NOTICE OF PUBLIC MEETING

ROLL CALL

1. APPROVAL OF MINUTES

1a. Approval of the Public Session Minutes of the May 22, 2019 Special Teleconference Meeting of the HMFA Board

1b. Approval of the Public Session Minutes of the May 30, 2019 Meeting of the HMFA Board

MULTI FAMILY

2a. HMFA #03168/MFP #20 – Allenwood Terrace Apartments – Location: Wall Township, Monmouth County, Developer: The Richman Group – Approval of a Mortgage Modification

3. MULTI FAMILY – SUPPORTIVE HOUSING

3a. HMFA #03362/ SNHTF #505 – Madison Street Supportive Housing – Location: Newton, Sussex County, Developer: Nouvelle, LLC. – Approval of a Mortgage Financing Commitment

4. MULTI FAMILY – NINE PERCENT - CONDITIONAL COMMITMENT

4a. HMFA #03344A – Gerard’s Riverview – Location: Bordentown Township, Burlington County, Developer: VOADV Property, Inc. – Approval of a Conditional Mortgage Financing Commitment

5. MULTI FAMILY – NINE PERCENT TAX CREDIT

5a. HMFA #03341 – Evesham Senior Apartments – Location: Evesham, Burlington County, Developer: Walters Cornerstone Development LLC – Approval of a Mortgage Financing Recommitment

6. MULTI FAMILY- FOUR PERCENT TAX CREDIT- CONDUIT

6a. HMFA #03255 – Greater Englewood Apartments – Location: Englewood, Bergen County, Developer: Vitus Development IV, LLC – Approval of a Mortgage Financing Commitment

6b. HMFA #03342A – Baldwin Oaks – Location: Parsippany, Morris County, Developer: OHAS Baldwin Oaks Developer, LLC. – Approval of a Declaration of Intent
6c. HMFA #03387 – Post Road Garden Apartments - Location: Bayonne, Hudson County, Developer: PF Development, LLC. – Approval of a Declaration of Intent

7. REGULATORY AFFAIRS

7a. Approval of the Adoption of Amendments to the Prepayment Rules N.J.A.C. 5:80-5.10

7b. Approval of the Adoption of Amendments to the Certification and Recertification of Income Rules N.J.A.C. 5:80 – 20.2 through 20.7 and 20.9

7c. HMFA # 433 – Allen Young Apartments – Approval of a waiver of N.J.A.C 5:80-5.4(e)

8. CAPITAL MARKETS

8a. HMFA # 03369 – Franklin Square Village – Approval of Conduit Bond Documents

8b. HMFA # 03270 – Peter J. McGuire Gardens Preservation Project – Approval of Conduit Bond Documents

9. DELINQUENT ASSETS

9a. CHOICE # 13-01 – Leewood Renaissance at Franklin – Approval of a Mortgage Extension

9b. HMFA #1321 – Tamarack Station Apartments – Approval of an Extension to the Forbearance Period

OTHER BUSINESS

10. EXECUTIVE SESSION

CWA 1032 Professional Unit Union Contract
CWA 1032 Administrative/Clerical Unit Union Contract

11. RECONVENE TO PUBLIC SESSION

11a. CWA 1032 Professional Unit Union Contract

11b. CWA 1032 Administrative/Clerical Unit Union Contract

12. ADJOURNMENT

Note: If an Executive Session is necessary, NJHMFA will announce the approximate time after calling the meeting to order.