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## **ANDRES DUARTE TERRACE II APARTMENTS SUMMARY AND RECOMMENDATIONS**

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Applicant: be.group

Action: Initial Resolution

Amount: \$12,000,000 (Not to Exceed)

Purpose: Finance Affordable Senior Housing Located in the City of Duarte, County of Los Angeles, California

Activity: Senior Affordable Housing

Meeting: August 31, 2012

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### Background:

While officially established in 1955, their story began two decades earlier with a vision of creating better communities and services to make the lives of older adults more fulfilling. More than 65 years ago, a small group of individuals in Southern California made a bold commitment: to build an organization that would help older adults continue to lead rich, purposeful lives. What was originally Southern California Presbyterian Homes is now be.group. Over the decades they have expanded from one fledgling community in La Jolla to 36 communities serving thousands of older adults throughout the state. Faith-based in their roots, they remain committed to providing superior-quality communities and services for seniors of all backgrounds, ethnicities and spiritual beliefs. While what they do has evolved to meet the changing needs of new generations, they stay true to the ideals of their founders.

As one of the country's largest nonprofit providers of senior living communities, their dedicated, well-trained staff is dedicated to help their residents and clients discover new ways to embrace life's possibilities and new options for exploring their potential. Southern California Presbyterian Homes became be.group on April 26, 2011, to better reflect this mission. It's a name and a philosophy that they believe sums up everything they've been everything we are today and everything they aspire to be in the future. Their vision, like the vision of their founders, begins and ends with the people they serve. They're here to help seniors be who they want to be: themselves.

### The Project:

The Andres Duarte Terrace II is a 43 unit new construction affordable senior housing development located in the City of Duarte, California. The building will be three stories in height

and include an underground parking garage for its residents. Andres Duarte Terrace II project site is located on Huntington Drive in Duarte and within walking distance of shopping and services. It is directly adjacent to Andres Duarte Terrace I, an 80 unit senior affordable housing project owned by the developer. The project site is additionally situated across the street from the City of Duarte adult recreation center. The project will provide housing and support services to individuals 62 years of age and older with incomes at or below 50% area median income. All units include Section 8 project based rental subsidy. The project once operational, will provide safe, clean, and affordable housing to age and income qualified individuals. Additionally, through separate funding sources, a project based resident services coordinator will be provided to assist residents with individualized needs including; financial and money management training, health and wellness screening, care placement, and accessing other public programs and services available to them.

The City of Duarte:

The City of Duarte will need to become a member of the CMFA and hold a TEFRA hearing. Upon closing, the City is expected to receive up to \$7,500 as part of the CMFA's sharing of Issuance Fees.

Proposed Construction Financing:

Sources of Funds:

Tax-Exempt Bond Proceeds:	\$12,000,000
Deferred Costs:	\$ 1,207,050
City Loan:	\$ 1,200,000
General Partner Equity:	\$ 400,000
Equity:	<u>\$ 707,595</u>
Total Sources:	\$15,514,645

Uses of Funds:

Land Acquisition:	\$ 870,000
New Construction:	\$ 8,090,317
Architectural & Engineering:	\$ 430,250
Legal and Professional:	\$ 303,000
Reserves:	\$ 613,000
Developer Fee:	\$ 1,442,100
Other Soft Costs:	\$ 3,476,265
Costs of Issuance:	<u>\$ 289,713</u>
Total Uses:	\$15,514,645

Terms of Transaction:

Amount:	\$12,000,000 (not to exceed)
Maturity:	15 years.
Collateral:	Deed of Trust on property.
Bond Purchasers:	Private Placement.
Estimated Closing:	December, 2012

Public Benefit:

The Andres Duarte II Apartments will provide 42 affordable apartments for low-income and very low income senior citizens households. Duarte's low-income community has a serious need for affordable housing. This project will help supply the area with new affordable housing for 55 years.

Percent of Restricted Rental Units in the Project: 100%

100% (42 units) restricted to 60% or less of area median income households.

Unit Mix: 1 bedroom

Term of Restrictions: 55 years

Finance Team:

Lender:	TBD
Bond Counsel:	Orrick, Herrington, Sutcliffe LLP
Issuer Counsel:	Squire, Sanders LLP
Lender Counsel:	TBD
Borrower Counsel:	Gubb & Barshey
Financial Advisor:	California Housing Partnership Corporation

Recommendation:

It is recommended that the CMFA Board of Directors approve an Initial Resolution of \$12,000,000 for the Andres Duarte II affordable senior housing facility located in the City of Duarte, County of Los Angeles, California.

Note: This transaction is subject to review and final approval at the Final Resolution.



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## CUCAMONGA VALLEY WATER DISTRICT SUMMARY AND RECOMMENDATIONS

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Applicant:	Cucamonga Valley Water District
Action:	Approve JPA Creation & Membership
Amount:	\$40,000,000
Purpose:	To Create a New JPA creating the Cucamonga Valley Water District Financing Authority
Activity:	Creating JPA
Meeting:	August 31, 2012

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### Background:

The CMFA has been requested by the Cucamonga Valley Water District to join it in creating a new Joint Powers Authority to be called the Cucamonga Valley Water District Financing Authority ("new JPA"). The new JPA would be a single purpose entity controlled by the Water District with the sole purpose of issuing bonds for the benefit of the Water District. The initial and immediate purpose of the JPA is to facilitate the issuance by the new JPA of the Water District's upcoming water revenue bonds in order to finance improvements to its water treatment and distribution system.

The new JPA will be governed by a five-member Board which will consist of all members of the Board of Directors of the Water District. The officers of the new JPA will be staff members of the Water District. The CMFA and the Water District will be the only members and the new JPA will be limited to issuing bonds only for the Water District.

### The Project:

The revenue bonds will finance and refinance needed improvements to the Water District's water collection treatment and distribution system. Currently, the Water District expects to finance upgrades to three of its water treatment plans and to add a water line.

Liability Issues for CMFA:

By approving this transaction, CMFA will become a member of the new JPA, but will have no role in the proposed bond transaction. CMFA has no liability of any kind for the obligations of the new JPA. CMFA will have no ongoing responsibilities for the administration or operation of the new JPA or maintenance of the bonds. CMFA counsel fees, as well as a transaction fee, will be paid from proceeds of the bond financing.

The firm of Best Best & Krieger LLP will serve as bond counsel and Stradling Yocca Carlson & Rauth will serve as disclosure counsel for the transaction. Best Best & Krieger LLP is counsel for the Water District in the formation of the new JPA.

Terms of Transaction:

Amount:	\$40,000,000
Estimated Closing:	October, 2012

Public Benefit:

The improvements consist of necessary upgrades to the Water District's collection, treatment and distribution system designed to ensure continued system reliability and meet current regulatory requirements and enforcement actions.

Finance Team:

Water District:	Cucamonga Valley Water District
General Counsel:	Best Best & Krieger LLP
Underwriter:	Bank of America Merrill Lynch & Stifel Nicolaus, dba Stone & Youngberg
Bond Counsel:	Best Best & Krieger LLP
CMFA Counsel:	Squire Sanders LLP

Recommendation:

It is recommended that the CMFA Board of Directors adopt a Resolution authorizing the execution of a Joint Exercise of Powers Agreement by and between the California Municipal Finance Authority and the Cucamonga Valley Water District for the purpose of forming the new joint powers authority to be known as the Cucamonga Valley Water Facilities Financing Authority.



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**THE HIGH DESERT “PARTNERSHIP FOR ACADEMIC  
EXCELLENCE” FOUNDATION  
PROJECT SUMMARY AND RECOMMENDATIONS**

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Applicant:	The High Desert “Partnership for Academic Excellence” Foundation, Inc.
Action:	Final Resolution
Amount:	\$6,000,000
Purpose:	Finance and/or Refinance the Acquisition, Construction, Rehabilitation, Improvement and Equipping of Certain Educational Facilities located in the Town of Apple Valley, San Bernardino County, CA.
Activity:	Charter School
Meeting:	August 31, 2012

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Background:

High Desert “Partnership of Academic Excellence” Foundation, Incorporated (Foundation) serves as an umbrella organization which operates the Lewis Center for Educational Research (LCER) which in turn operates two public charter schools.

- The Academy for Academic Excellence (AAE) is a co-educational K-12 school and operates in three campuses in the town of Apple Valley. Founded in 1990, current total enrollment is 1,338 students. Due to the campuses proximity to the Mojave River wildlands, students have a unique opportunity of firsthand study of both ecology and wildlife. AAE recently received a renewal of their charter through July 15, 2015.
  - AAE’s Mojave River Narrows Campus includes a mission control center and visitors complex which houses the Goldstone Apple Valley Radio Telescope Program (“GAVRT”). GAVRT began in 1996 when NASA and the Jet Propulsion Laboratory entered into an agreement to turn over operational control of a 34-meter, 500-ton radio antenna to LCER.

The GAVRT curriculum, developed by LCER staff and a team of eminent JPL scientist and engineers, provides an amazing hands-on educational program for young scientists, grades K–12, who actually take control of the massive dish via the Internet to study a variety of radio sources in space, including the planet Jupiter. The

GAVRT remote-learning program has expanded to include 388 teachers in more than 221 schools in 36 states, three territories, and 13 countries, including several schools in the high desert and surrounding regions. More than 32,000 American students worldwide have participated in this unique radio astronomy program.

- The Norton Space and Aeronautics Academy (NSAA) is located in San Bernardino near the former Norton Air Force Base. NSAA opened in 2008 and currently serves approximately 511 students in grades K-5. Since opening, NSAA has added a grade level each year, with plans to become a K-12 school by 2018. NSAA operates pursuant to a charter granted by the San Bernardino County Office of Education. An application of renewal of charter has been submitted and expected to be reapproved.

The Project:

The proceeds of the bonds will be to finance or refinance the acquisition, construction rehabilitation, improvement and equipping of certain real property and improvements thereon (consisting of consisting of certain buildings, a gymnasium and an athletic field located within the Town at 17500 Mana Road, Apple Valley, California 92307) and to pay certain expenses incurred in connection with the issuance of the Bonds.

The Town of Apple Valley

The Town of Apple Valley is a member of the CMFA and held a TEFRA hearing on August 28, 2012. Upon closing, the Town is expected to receive up to \$4,000 as part of CMFA’s sharing of Issuance Fees.

Proposed Financing:

Sources of Funds:

Tax-Exempt Bond Proceeds:	\$5,330,000
Taxable Bond Proceeds:	<u>\$ 310,000</u>
Total Sources:	\$5,640,000

Uses of Funds:

New Construction:	\$2,954,260
Refinance of Existing Debt:	\$1,908,050
Capitalized Interest:	\$ 270,030
Cost of Issuance:	<u>\$ 507,660</u>
Total Uses:	\$5,640,000

Terms of Transaction:

Amount:	\$6,000,000
Maturity:	April, 2042
Collateral:	Letter of Credit
Bond Purchasers:	Institutional
Offering:	Limited
Estimated Closing:	September, 2012
Rating:	A1 – A+ (Estimated)

Public Benefit:

The Foundation offers education beyond the classroom to the community and beyond with local science and social studies programs which align with the State of California Board of Education content standards. Since its opening in 1990, LCER has hosted more than 110,000 students, teachers, and parents participating in field trips, clubs, and other hands-on educational activities. Field trip programs are offered at the Mojave River Narrows Campus, which include a simulated mining town and archeological dig, on such subjects as the solar system, weather, frontier and California history and archeology. At the Thunderbird campus, programs are offered in astronomy and aviation/aeronautics. Programs are also offered in protection of endangered species and groundwater conservation. These local outreach programs are implemented by volunteers, which include former teachers, businesspersons, and the community-at-large who share their time and talents with children of all ages from the High Desert and beyond.

Finance Team:

Underwriters:	Gates Capital Corporation, Fitzgerald Public Finance
Bond & Disclosure Counsel:	Fullbright, Jaworski, LLP
Remarketing Agent:	Gates Capital Corporation
Bank:	Union Bank, N.A.
Bank Counsel:	Procopio, Cory, Hargreaves & Savitch LLP
Issuer's Counsel:	Squire Sanders LLP
Borrower's Counsel:	Kutak Rock, LLP
Rating Agency:	Standard & Poor's
Trustee:	Union Bank, N.A.
Trustee's Counsel:	Union Bank

Recommendation:

It is recommended that the CMFA Board of Directors adopt a Final Resolution authorizing the issuance, sale and delivery of up to \$6,000,000 for the purpose of Financing and Refinancing the Acquisition, Construction, Improvement, Equipping of a Charter School Facility for The High Desert "Partnership for Academic Excellence" Foundation located in the Town of Apple Valley, California.





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## LOS ROBLES APARTMENTS SUMMARY AND RECOMMENDATIONS

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Applicant:	Community Housing Works
Action:	Initial Resolution
Amount:	\$10,000,000 (Not to Exceed)
Purpose:	Finance Affordable Housing Located in the City of Vista, County of San Diego, California
Activity:	Affordable Housing
Meeting:	August 31, 2012

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### Background:

Community Housing Works (“CHW”) has a successful 27-year history as a developer and owner of affordable rental apartments in urban, suburban and rural communities across San Diego County. Having completed over 1,600 rental and cooperative apartments in 29 complexes, they currently have some 300 apartments in progress. As a leader in San Diego’s affordable multi-family community, they both build new complexes to alleviate the housing need in San Diego and they acquire and preserve older buildings to revitalize neighborhoods.

Working hard to create a new standard for what affordable housing can and should look like, many of their complexes have won national awards.

Their complexes have also received recognition in Time Magazine and Design Journals, and have been featured on the cover of an Urban Land Institute's guide to affordable housing programs. The California League of Cities, the Pacific Coast Builders, the California Redevelopment Association, and various local organizations have also recognized CHW projects. This is our third project with CHW.

### The Project:

The Los Robles Apartments is an Acquisition/ Rehabilitation of an affordable housing complex located in the City of Vista. The complex is a 39-year old, two and three story garden apartment complex consisting of 12 residential buildings and a community building on 4.36 acres of land. Each of the units is furnished with a full kitchen including stove, oven, sink, garbage disposal and refrigerator. The property serves very low, low and moderate income residents. With this acquisition the property affordability period will be extend for another 55 years.

The property will have solar panels on some roofs that will generate electricity to serve the common areas and site lighting, which will reduce operational costs. The tenants will enjoy a common area, included the community building with management offices, maintenance offices, community room, restrooms, computer center and laundry facility, as well as three tot lots, a basketball court, green belt, walking path and parking lots.

In 1996, Community Housing Works helped the residents of Los Robles purchase the property from the former owner in order to prevent it from going market rate and likely resulting in the eviction of many residents. HUD assisted in the purchase under its LIHPRA program; however Los Robles did not receive any Section 8 vouchers and the financing permitted only minimal rehabilitation at the time. CHW served on the board of directors of the nonprofit as well as providing asset management. This new financing will provide for essential property upgrades.

The City of Vista:

The City of Vista is a member of the CMFA and will need to hold a TEFRA hearing. Upon closing, the City is expected to receive up to \$6,250 as part of the CMFA's sharing of Issuance Fees.

Project Financing:

Sources of Funds:	<u>Construction</u>
Tax-Exempt Bond Proceeds:	\$ 8,613,633
Seller Carryback Loan:	\$ 5,880,000
Deferred Developer Fee:	\$ 0
LIH Tax Credit Equity:	\$ 289,556
Equity:	<u>\$ 2,592,926</u>
Total Sources:	\$17,376,115

Uses of Funds:

Land Acquisition Costs:	\$ 660,000
Building Acquisition Costs:	\$ 5,695,000
Rehabilitation:	\$ 5,165,437
Architect & Engineering Fees:	\$ 492,000
Legal and Professional:	\$ 110,000
Appraisal Costs:	\$ 9,000
Finance (net Cost of Issuance):	\$ 733,490
Reserves:	\$ 1,075,034
Other (Dev. Fee, etc):	\$ 3,326,172
Cost of Issuance:	<u>\$ 109,982</u>
Total Uses:	\$17,376,115

Terms of Transaction:

Amount:	\$10,000,000 (Not to Exceed)
Maturity:	20 years.
Collateral:	Deed of Trust on property.
Bond Purchasers:	Private Placement.
Estimated Closing:	December 2012

Public Benefit:

The Los Robles Apartments will provide 75 affordable apartments for low-income households with very low incomes. Vista's low-income community has a serious need for affordable housing. This project will help supply the area with affordable housing for 55 years.

Percent of Restricted Rental Units in the Project: 100%

11% (8 units) restricted to 30% or less of area median income households; and  
81% (61 units) restricted to 50% or less of area median income households; and  
8% (6 units) restricted to 60% or less of area median income households.

Unit Mix: 1, 2, and 3 bedrooms

Term of Restrictions: 55 years

Finance Team:

Lender:	TBD
Bond Counsel:	Jones Hall PLC
Issuer Counsel:	Squire Sanders LLP
Lender Counsel:	TBD
Borrower Counsel:	Gubb & Barshay LLP
Borrower Consultant:	California Housing Partnership Corporation

Recommendation:

It is recommended that the CMFA Board of Directors approve an Initial Resolution of \$10,000,000 for an affordable housing facility located in the City of Vista, County of San Diego, California.

Note: This transaction is subject to review and final approval at the Final Resolution.



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## CITY OF MARYSVILLE SUMMARY AND RECOMMENDATIONS

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Applicant:	City of Marysville
Action:	Approve JPA Creation & Membership
Amount:	\$15,000,000
Purpose:	To Create a New JPA creating the Marysville Financing Authority
Activity:	Creating JPA
Meeting:	August 31, 2012

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### Background:

The CMFA has been requested by the City of Marysville (the “City”) to join it in creating a new Joint Powers Authority to be called the Marysville Financing Authority (“new JPA”). The new JPA would be a single purpose entity controlled by the City with the sole purpose of issuing bonds for the benefit of the City. The initial and immediate purpose of the JPA is to facilitate the issuance by the new JPA of the City’s upcoming sewer revenue bonds in order to finance improvements to its wastewater collection system. Recent changes in California law have made it problematic for the City to issue debt through its own previously established JPA.

The new JPA will be governed by a five-member Board which will consist of all members of the City Council. The officers of the new JPA will be staff members of the City. The CMFA and the City will be the only members and the new JPA will be limited to issuing bonds only for the City.

### The Project:

The revenue bonds will finance and refinance needed improvements to the District’s municipal wastewater system.

Liability Issues for CMFA:

By approving this transaction, CMFA will become a member of the new JPA, but will have no role in the proposed bond transaction. CMFA has no liability of any kind for the obligations of the new JPA. CMFA will have no ongoing responsibilities for the administration or operation of the new JPA or maintenance of the bonds. CMFA counsel fees, as well as a transaction fee, will be paid from proceeds of the bond financing.

The firm of Quint & Thimmig LLP will serve as bond counsel for the transaction and is representing the City in the formation of the new JPA.

Terms of Transaction:

Amount:	\$15,000,000
Estimated Closing:	December, 2012

Public Benefit:

The improvements consist of necessary upgrades to the City's municipal wastewater collection system designed to ensure continued system reliability and meet current regulatory requirements and enforcement actions.

Finance Team:

City:	City of Marysville
Underwriter:	Wulff, Hansen & Co.
Bond Counsel:	Quint & Thimmig LLP
Issuer Counsel:	Squire Sanders LLP

Recommendation:

It is recommended that the CMFA Board of Directors adopt a Resolution authorizing the execution of a Joint Exercise of Powers Agreement by and between the California Municipal Finance Authority and the City of Marysville for the purpose of forming the new joint powers authority to be known as the Marysville Financing Authority.



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## THE MADONNA ROAD APARTMENTS SUMMARY AND RECOMMENDATIONS

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Applicant:	Vitus Development, LLC
Action:	Final Resolution
Amount:	\$15,000,000
Purpose:	Finance an Affordable Multi-Family Rental Housing Facility Located in the City of San Luis Obispo, San Luis Obispo County, California
Activity:	Affordable Housing
Meeting:	August 31, 2012

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### Background:

Vitus is a developer of smart affordable housing and a catalyst for community revitalization. They work with public and private sector partners to develop quality projects that strengthen neighborhoods and provide housing that families and individuals can feel proud to call home.

With a team of experts and proven track record of success, they work with partners in the public and private sector to develop high-quality housing properties that are making a positive impact in communities nationwide. They believe in creating residences that empower people to connect, grow and thrive, while energizing the neighborhood as a whole. Over the past two decades, they have developed an unparalleled expertise for pragmatic problem solving to ensure that properties are developed that benefit their partners, communities and residents. Vitus both rehabilitates existing housing and creates innovative new developments from the ground up, employing the latest sustainable building methods whenever possible.

The Vitus team has developed more than 60 properties with more than 5,000 units in 13 states across the nation from Hawaii to Washington, and New York to Alaska. Their extensive experience and relationships within the housing and lending sector enable them to take oftentimes complicated financing models to create long-term community-driven solutions.

The Project:

The Madonna Road Apartment project is an acquisition/ rehabilitation of an existing apartment complex. The proposed project will consist of 119 one, two, three and four-bedroom apartments with one dedicated unit to the on-site manager. The proposed project is open to families with incomes defined as extremely low income to very low income seniors in need of such housing. Of the 119 units, 12 units will be offered to seniors having at or less than 50% of AMI, 107 units will be offered to families having at or less than 60% of AMI.

The Project had a HUD 236 Use Agreement that has already expired. Vitus Group has proposed to HUD a new Section 8 HAP Contract with 100% Project Based Vouchers. The developer plans to have the vouchers in place at time of acquisition. The scope of rehabilitation includes external repairing of cracks in concrete and paving, repairing and replacing stucco, and replacing roofs and exterior windows. Internal rehabilitation includes replacing flooring, shower enclosures and tubs, water heating units, heating system, refrigerators, ranges, cabinets, countertops, and bathroom vanities. This project will keep the property affordable for another 55 years.

The City of San Luis Obispo:

The City of San Luis Obispo is a member of the CMFA and held a TEFRA hearing on March 13, 2012. Upon closing, the City is expected to receive approximately \$9,375 as part of CMFA's sharing of Issuance Fees.

Project Financing:

Sources of Funds:	<u>Construction</u>	<u>Permanent</u>
Tax-Exempt Bond Proceeds:	\$15,000,000	\$15,000,000
Developer Equity:	\$ 1,700,000	\$ 600,000
LIH Tax Credit Equity:	<u>\$ 4,450,000</u>	<u>\$ 5,550,000</u>
Total Sources:	\$21,150,000	\$21,150,000

Uses of Funds:

Land Purchase:	\$10,500,000
On-Site & Off-Site Costs:	\$ 422,040
Hard Construction Costs:	\$ 4,377,960
Architect & Engineering Fee:	\$ 200,000
Contractor Overhead & Profit:	\$ 672,000
Developer Fee:	\$ 2,230,000
Relocation:	\$ 250,000
Cost of Issuance:	\$ 500,000
Capitalized Interest:	\$ 230,000
Other Soft Costs (Marketing, etc):	<u>\$ 1,768,000</u>
Total Uses:	\$21,150,000

Terms of Transaction:

Amount:	\$15,000,000
Maturity:	35 years
Collateral:	Deed of Trust on property.
Bond Purchasers:	Private Placement.
Estimated Closing:	September 2012

Public Benefit:

A total of 119 families will be able to enjoy high quality, independent, affordable housing in the City of San Luis Obispo. Services at the complex will include a community room, fitness center, central laundry facility, professional on-site management, outdoor seating areas, and assigned parking, Health and fitness classes.

Percent of Restricted Rental Units in the Project: 100%  
11% (13 Units) restricted to 50% or less of area median income households; and  
89% (106 Units) restricted to 60% or less of area median income households  
Unit Mix: One, two, three & four bedroom  
Term of Restriction: 55 years

Finance Team:

Lender:	Citi Community Capital
Bond Counsel:	Orrick, Herrington, Sutcliffe LLP
Issuer Counsel:	Squire, Sanders LLP
Lender Counsel:	Robinson & Cole LLP
Borrower Counsel:	VLP Law Group LLP

Recommendation:

It is recommended that the CMFA Board of Directors approve a Final Resolution of \$15,000,000 for the Madonna Road Apartments affordable housing project located in the City of San Luis Obispo, San Luis Obispo County, California.





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## VINTAGE WINE ESTATES, INC. SUMMARY AND RECOMMENDATIONS

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Applicant: Vintage Wine Estates, Inc.

Action: Final Resolution

Amount: \$7,700,000

Purpose: Finance an Industrial Project for Vintage Wine Estates, Inc. Located in the Unincorporated Area of the County of Mendocino, CA.

Activity: Manufacturing

Meeting: August 31, 2012

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### Background:

Vintage Wine Estates, based in Santa Rosa California, is a fast growing highly entrepreneurial Wine Company with multiple diverse brands and a strong Direct to Consumer component. The company is the 24<sup>th</sup> largest wine company in California and owns such prestigious wineries as Girard, Cosentino, Windsor Vineyards, Cartlidge & Brown, Sonoma Coast Vineyards, Grove Street Winery, Windsor Sonoma Winery and Ray's Station.

The Company was founded by Pat Roney and Leslie Rudd, both were the principal owners of Dean and Deluca and are longtime wine industry executives. Pat is the former President and CEO of Chateau St Jean Winery.

Vintage Wine Estates produces a variety of wines under its own or custom labels as well as on a private label basis. Annual production is between 400,000 to half a million cases of wine. The Company also provides bottling, fulfillment, and storage services to other wineries on a contract basis.

### The Project:

The proposed bond financing will finance the industrial project for Vintage Wine Estates, Inc. who purchased the former McDowell Valley Winery facility in Hopland. This facility includes

three existing buildings totaling 40,025 square feet and 24 acres of vineyards. Bond proceeds will be used to reimburse the Company for the cost of the land and existing buildings. In addition, bond proceeds will be used for the renovation and expansion (from 1,000 square feet to 5,000 square feet) of an existing wine bottling room, the acquisition and installation of new bottling line equipment, and the acquisition and installation of used winery-related equipment such as tanks, pumps, hoses and presses.

County of Mendocino:

The County of Mendocino is a member of the CMFA and held a TEFRA hearing on July 24, 2012. Upon closing, the County is expected to receive approximately \$4,812 as part of CMFA's sharing of Issuance Fees.

Proposed Financing:

Sources of Funds:

Tax-Exempt Bond Proceeds:	<u>\$7,700,000</u>
Total Sources:	\$7,700,000

Uses of Funds:

Land & Building Acquisition:	\$3,990,000
Rehabilitation:	\$1,572,940
Equipment	\$2,004,046
Cost of Issuance:	<u>\$ 133,014</u>
Total Uses:	\$7,700,000

Terms of Transaction:

Amount:	\$7,700,000
Rate:	Fixed Rate
Collateral:	Deed of Trust
Maturity:	2022
Bond Purchasers:	Private Placement
Estimated Closing:	September 2012

Public Benefit:

This transaction will create approximately 7 new full-time jobs in addition to retaining their current 11 full-time employees. Furthermore, the County of Mendocino will enjoy an increase and diversification of the local tax base through salaries, wages, sales taxes, property taxes, and other local revenues generated through various vendors and businesses supporting the Borrower.

Finance Team:

Lender :	GE Government Finance, Inc.
Lender Counsel:	Kutak Rock LLP
Bond Counsel:	Jones Hall PLC
Issuer Counsel:	Squire, Sanders LLP
Borrower Counsel:	Vintage Wine Estates General Counsel

Recommendation:

It is recommended that the CMFA Board of Directors adopt a Final Resolution in the amount of \$7,700,000 to finance a project for Vintage Wine Estates, Inc. located in the unincorporated area of the County of Mendocino, California.



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## **THE WILLOWS COMMUNITY SCHOOL PROJECT SUMMARY AND RECOMMENDATIONS**

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Applicant:	The Willows Community School
Action:	Final Resolution
Amount:	\$ 17,000,000
Purpose:	Finance and Refinance the Acquisition, Construction, Improvement, and Equipping of Educational, Administrative and Athletic Facilities, for The Willows Community School, located in the City of Culver City, Los Angeles County, California.
Activity:	Private School
Meeting:	August 31, 2012

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### Background:

In March 1994, a small, determined group of parents and educators decided to found The Willows Community School (the "School"). The group sought to establish an institution with a progressive and innovative approach and with strong academic roots that instilled character and compassion, inspired intellectual fearlessness and flexibility and appealed to a broad demographic throughout Los Angeles. The founding group agreed upon the name "The Willows Community School," honoring a tree that grows quickly and whose branches bend but do not break. After less than six months, the School opened its doors to 90 students in grades Developmental Kindergarten through sixth grade.

The School is divided into two programs: the Lower School, which serves 314 students in grades DK through five, and the Middle School, which enrolls 126 students in grades six through eight. The Willows has a total enrollment of 440 students for fall 2011.

### The Project:

Proceeds will be used to refinance the School's three outstanding bank notes and to fund capital improvements to the School's campus. Planned improvements include a complete renovation of two main buildings, a partial renovation of a third building, renovation of the central campus play yard and gardens, and the demolition of an unused building to create new outdoor play areas

throughout campus and the construction of a new parking lot. The project is located in the City of Culver City at: 8479, 8487 & 8509 Higuera Street, Culver City, California 90232; and 8476, 8490 & 8510 Warner Drive, Culver City, California 90232.

The City of Culver City:

The City of Culver City is a member of the CMFA and a TEFRA hearing was held on July 2, 2012. Upon closing, the City will receive approximately \$8,875 as part of CMFA's sharing of Issuance Fees.

Proposed Financing:

Sources of Funds:

Tax-Exempt Bond Proceeds:	\$16,300,000
Equity	<u>\$ 325,000</u>
Total Sources:	\$16,625,000

Uses of Funds:

Refinance of Existing Debt:	\$ 8,400,000
Capital Improvements:	\$ 1,800,000
Property Acquisition & Cap. Improvements:	\$ 6,100,000
Cost of Issuance:	<u>\$ 325,000</u>
Total Uses:	\$16,625,000

Terms of Transaction:

Amount:	\$ 17,000,000
Maturity:	September, 2042
Collateral:	Negative Pledge
Bond Purchasers:	Private Placement
Estimated Closing:	September, 2012

Public Benefit:

The School seeks to instill in its students a responsibility to the community of the School and the community beyond. The Willows prides itself in its active community service programs. Every grade level has its own individual projects relating to the curriculum as well as school wide community outreach programs. Within the School, older students interact with younger students as science and reading buddies and as guides and mentors.

Service learning integrates community service projects with academic study to connect classroom learning with the real world. The School guides the students out of the classroom and into the community to have experience that will help the students better understand the issues and challenges that all communities face. In 2011, the School was recognized as an Outstanding Support to PATH (People Assisting the Homeless).

Finance Team:

Private Placement Bank:	First Republic Bank
Bond Counsel:	Squire Sanders LLP
Issuer's Counsel:	Jones Hall PLC
Borrower's Counsel:	Squire Sanders LLP
Bank Counsel:	Kutak Rock, LLP
Placement Agent:	George K. Baum & Company

Recommendation:

It is recommended that the CMFA Board of Directors adopt a Final Resolution authorizing the issuance, sale and delivery of up to \$ 17,000,000 for the purpose of Financing and Refinancing of the Acquisition, Construction, Improvement, and Equipping of Educational, Administrative and Athletic Facilities for The Willows Community School located in the City of Culver City, California.




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## CMFA Financings Enabled the Following Charitable Donations through the CFSC (2004-2012)

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A Community of Friends -	\$ 10,000	Center for Land Based Learning -	\$ 10,000
A Place Called Home -	\$ 20,000	Center for the Pacific Asian Family -	\$ 1,000
A Safe Place -	\$ 20,000	Center of Domestic Peace -	\$ 15,000
ADONAI -	\$ 20,000	Chabad of California -	\$ 10,000
Alameda County -	\$ 8,503	Chapman College AmVet's Legal Clinic -	\$ 15,000
All Peoples Christian Center -	\$ 10,000	Charles Drew University -	\$ 20,000
Alpha House -	\$ 10,000	Child Net -	\$ 30,000
America Cares Foster Family Agency -	\$ 10,000	Children's Day School -	\$ 6,333
America River Grange -	\$ 1,251	Children's Institute -	\$ 10,000
Anaheim Community Foundation -	\$ 3,198	Chinatown Service Center -	\$ 5,000
Anaheim Interfaith Shelter -	\$ 15,000	City of Commerce Scholarship Program -	\$ 6,250
Angel Flight Shelter -	\$ 30,000	Clearwater Residential -	\$ 7,500
Arts Orange County -	\$ 10,000	Clinicas de Salud del Pueblo, Inc. -	\$ 15,000
Asian Pacific Community Fund -	\$ 15,000	Coalition for Responsible Comm. Dev. -	\$ 15,000
Asian Pacific Dispute & Resolution Center -	\$ 5,000	Coastside Hope -	\$ 15,000
Asian Pacific Women's Center -	\$ 17,000	Comfort for Kids / Hospice of the East Bay -	\$ 20,000
Asian Women's Shelter -	\$ 10,000	Community Catalysts of California -	\$ 10,000
Asian Youth Center -	\$ 10,000	Community Gate Path -	\$ 12,796
Bay Area Outreach & Recreation Program -	\$ 15,000	Concept 7 -	\$ 10,000
Barrio Logan College Institute	\$ 25,000	Contra Costa Food Bank -	\$ 13,707
Bayfront Youth -	\$ 10,000	Courage To Be You -	\$ 25,000
Beyond Shelter -	\$ 10,000	Courageous Connections -	\$ 10,000
Bill Wilson Center -	\$ 20,000	Court Appointed Special Advocates of OC -	\$ 10,000
Borrego Community Health Foundation -	\$ 5,000	Dana Point 5th Marine Regiment Group -	\$ 5,000
Boys & Girls Club of Coachella -	\$ 20,000	Dangerfield Institute of Urban Problems -	\$ 10,000
Boys & Girls Club of Redlands -	\$ 10,000	Daniel Hernandez Youth -	\$ 20,000
Boys & Girls Club of San Francisco -	\$ 15,000	Desert AIDS Project -	\$ 20,000
Boys & Girls Club of South Coast Area -	\$ 10,000	Desert ARC -	\$ 25,000
Bridge Housing -	\$ 15,578	Desert Cancer Foundation -	\$ 20,000
Brother Benno Foundation -	\$ 10,000	Desert Samaritans -	\$ 10,000
Building Blocks for Kids -	\$ 15,000	Doors to Hope -	\$ 10,000
Cabrillo Economic Development Corporation -	\$ 15,000	East Bay Children's Theater -	\$ 15,000
California Family Life Center -	\$ 10,000	East Bay Zoological Society -	\$ 5,127
California Youth Connection -	\$ 25,000	Eden Youth and Family Center -	\$ 2,778
Cameron House -	\$ 25,000	Eggelston Youth Center -	\$ 10,000
Camp Harmony -	\$ 20,000	Eisenhower Medical Center	\$ 23,445
Cancer Angeles of San Diego -	\$ 30,000	Elevate Your Game -	\$ 20,000
Canyon Acres Children & Family Services -	\$ 10,000	Elmhurst Food Pantry -	\$ 2,778
Casa Cornelia Law Center -	\$ 10,000	EPIC -	\$ 5,000
Casa Romantica -	\$ 5,000	Esalen -	\$ 10,000

**Total Donations 2004 - 2012:    \$3,925,891**




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## CMFA Financings Enabled the Following Charitable Donations through the CFSC (2004-2012)

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Family Crossroads -	\$ 15,000	Illumination Foundation -	\$ 15,000
Families Forward -	\$ 5,000	Imagine LA -	\$ 2,500
Festival of Arts -	\$ 10,000	Industry Sheriffs Station YAL -	\$ 6,250
Fish Food Bank -	\$ 10,000	Inspire Life Skills Training, Inc. -	\$ 3,750
Fisher House -	\$ 35,000	Iraq Star -	\$ 20,000
Food Bank of Contra Costa & Solano County -	\$ 15,000	IV Parks -	\$ 3,570
Food Bank of Monterey County -	\$ 10,000	Jai Lao -	\$ 10,000
Food in Need of Distribution -	\$ 10,000	Jenesse Center -	\$ 15,000
Foster Family Service -	\$ 5,000	John Glen High School -	\$ 10,000
Foundation at Fairplex (Big Yellow Bus) -	\$ 10,000	John Tracy Clinic -	\$ 10,000
Foundation for CSU San Bernardino -	\$ 8,521	Joy Center -	\$ 40,000
Foundation for Children's Dental Health -	\$ 3,061	JuneCo -	\$ 25,000
Freedom Station -	\$ 15,000	Kennedy Commission -	\$ 5,000
Fresno County Economic Development Corp -	\$ 130	Kern Bridges Youth Homes -	\$ 10,000
Friends of Tulare County -	\$ 7,188	Kern River Valley Senior Citizens -	\$ 10,000
Deaf Seniors Foundation -	\$ 5,000	Kettleman City Foundation -	\$ 4,253
Furnishing Hope of Orange County -	\$ 25,000	Kids for the Bay -	\$ 10,000
Gary Center -	\$ 20,000	Kids Konected -	\$ 10,000
Gary Sinise Foundation -	\$ 10,000	Kids Turn -	\$ 10,000
Gathering Inn -	\$ 10,000	Kidsworks -	\$ 20,000
George Mark House -	\$ 30,000	Korean Health Edu Info & Resources Center -	\$ 20,000
Get on the Bus -	\$ 10,000	Koreatown Youth & Community Center -	\$ 5,000
Girl Scouts of Northern California -	\$ 10,000	Laborers of the Harvest -	\$ 9,000
Good Sheppard -	\$ 20,000	Laura's House -	\$ 20,000
Grace Land -	\$ 20,000	Lazarus Project -	\$ 15,000
Great Northern Corporation -	\$ 5,000	Leukemia Lymphoma Society -	\$ 35,000
Greater Stockton Foundation -	\$ 796	Liberty Hill -	\$ 25,000
Guardian Scholars -	\$ 20,000	LifeSTEPS -	\$ 15,000
Harbor House -	\$ 10,000	Lincoln Child Center -	\$ 10,000
Harold Pump Foundation -	\$ 25,000	Lodi House -	\$ 10,000
Healthy Neighborhoods Venture Fund -	\$ 27,712	Long Beach Museum of Art -	\$ 30,000
High Sierra Resource Conservation & Developm	\$ 25,000	Los Angeles Arts High Foundation -	\$ 15,000
Hispanic Chamber of Commerce Edu. Fund -	\$ 10,000	Los Angeles Food Bank -	\$ 5,000
HOMES -	\$ 10,000	Los Angeles Police Memorial Foundation -	\$ 15,000
Homefront San Diego -	\$ 10,000	Los Angeles Regional Food Bank -	\$ 10,885
Hope Through Housing Foundation -	\$ 10,000	Maitri -	\$ 25,000
Hope University -	\$ 25,000	Make A Wish Foundation of LA -	\$ 30,000
Housing California -	\$ 20,000	Manzanita Services	\$ 5,000
Housing With Heart -	\$ 10,000	Mar Vista Family Center -	\$ 10,000
ICEC Kids -	\$ 15,000	MARSOC Foundation -	\$ 20,000

**Total Donations 2004 - 2012:    \$3,925,891**






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**CMFA Financings Enabled the Following  
Charitable Donations through the CFSC (2004-2012)**

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Marjorie Mason Center -	\$ 15,000	Rainbow Family -	\$ 50,000
Martha's Village and Kitchen -	\$ 15,000	Ramona Animal Shelter -	\$ 2,344
Mary Graham Children's Shelter Foundation -	\$ 2,589	Restart Center -	\$ 10,000
Meals on Wheels -	\$ 2,500	Retirement Housing Foundation -	\$ 15,000
Micke Grove Zoological Society -	\$ 2,589	Richard Prado Senior Center -	\$ 10,000
Miracle League of North Orange County -	\$ 20,000	Rob Dyrdek Foundation -	\$ 25,000
Moral Values Program -	\$ 25,000	Rose Center Theater -	\$ 10,000
Moss Beach Homes -	\$ 10,000	Rosemary Children -	\$ 10,000
Muzeo Foundation -	\$ 6,889	ROWW -	\$ 5,000
National CORE -	\$ 7,937	Rural Communities Housing Dvlpmnt Corp -	\$ 15,000
Napethian Homes -	\$ 10,000	Rural Community Assistance Corporation -	\$ 15,000
Naval Special Warfare Family Foundation -	\$ 20,000	Sabin Children -	\$ 15,000
Navy League of the U.S. San Diego Council -	\$ 65,000	Sacramento Child Advocates -	\$ 15,000
Navy Seal Foundation -	\$ 30,000	San Francisco Food Bank -	\$ 10,000
New Day for Children -	\$ 30,000	San Lorenzo Help Center -	\$ 2,779
New Image Emergency Shelter for Homeless -	\$ 15,000	San Pasqual Academy -	\$ 20,857
Niroga -	\$ 15,000	Search to Involve Pilipino Americans -	\$ 5,000
North Peninsula Food Pantry -	\$ 9,453	Senior Nutrition Services -	\$ 15,000
Nor Cal Vet Cemetery Endowment Fund -	\$ 1,913	Serene Haven -	\$ 25,000
Oak Grove -	\$ 20,000	SF Made -	\$ 5,000
Oak View Park & Resource Center -	\$ 945	Shelter From the Storm -	\$ 10,000
Olive Crest -	\$ 35,000	Sierra Child & Family Services -	\$ 10,000
Olive Crest Academy -	\$ 20,000	SJB Child Development Centers -	\$ 5,000
Olive Crest Scholarship Fund -	\$ 20,000	Sky High Training -	\$ 15,000
Opera Noir -	\$ 10,000	Society for the Blind	\$ 15,000
Operation Gratitude -	\$ 20,000	Solano Community Foundation -	\$ 5,432
Operation Homefront -	\$ 20,000	Solano Economic Development Corporation -	\$ 4,953
Operation Mend -	\$ 75,000	Someone Cares Soup Kitchen -	\$ 10,000
Operation Safehouse -	\$ 30,000	Sonrisas Community Dental Center -	\$ 35,000
Oscar De La Hoya Foundation -	\$ 10,000	Sound Body Sound Mind -	\$ 10,000
Pacific American Volunteer Association -	\$ 20,000	South Asian Network -	\$ 2,000
Pacific Institute -	\$ 1,866	South Bay Children's Health Center -	\$ 70,000
Pasadena Senior Center	\$ 15,000	South Bay Youth -	\$ 12,437
People Who Care -	\$ 5,000	Southeast Asian Community Alliance -	\$ 5,000
Permission to Dream -	\$ 10,000	Southern California Indian Center -	\$ 10,000
Picture Me Happy -	\$ 5,000	SOVA -	\$ 25,000
Pilipino Workers Center -	\$ 5,000	SPARK -	\$ 40,000
Poverello House -	\$ 3,063	SPUR -	\$ 4,623
Proyecto Pastoral -	\$ 10,000	St. Barnabas Senior Services -	\$ 15,000
Queen of Hearts -	\$ 25,000	St. Johns Child & Family Development Center -	\$ 23,000

**Total Donations 2004 - 2012:    \$3,925,891**




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**CMFA Financings Enabled the Following  
Charitable Donations through the CFSC (2004-2012)**

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St. Joseph's -	\$ 10,000	YMCA Montebello (Dinner at the Cannon) -	\$ 10,000
Stable Hands -	\$ 12,500		
Stand Down 08 -	\$ 10,000		
Stanislaus Foundation -	\$ 5,063		
Stanton Little League -	\$ 5,000		
Step Up on Second -	\$ 10,000		
Susan G Komen Cure Foundation -	\$ 10,736		
Swords into Plowshares -	\$ 30,000		
Teen Project -	\$ 15,000		
Tender Loving Canines -	\$ 20,000		
Thai Community Development Center -	\$ 10,000		
Ties for Adoption (Regents of UofC) -	\$ 18,500		
Torrance Cultural Arts Center Foundation -	\$ 15,626		
Tri-County Independent Living -	\$ 10,000		
UC Riverside Pathways to Success -	\$ 20,000		
UCLA Entrepreneurship Boot Camp -	\$ 20,000		
UCLA Medical Student's Scholarship Fund -	\$ 10,000		
Unicorn Garden -	\$ 10,000		
Union of Pan Asian Communities -	\$ 10,000		
United Outreach of El Dorado County -	\$ 10,000		
United Way of Central County -	\$ 2,344		
United Way of Kern County Literacy Program -	\$ 9,000		
United Way of San Joaquin -	\$ 1,678		
Unity Counsel -	\$ 5,000		
USO Northern California -	\$ 5,000		
VCA Charities -	\$ 5,000		
Venice Community Housing -	\$ 10,000		
Vernon Rotary Club -	\$ 6,250		
Vista Del Mar -	\$ 20,000		
Volunteer Center of Orange County -	\$ 20,000		
WEAVE -	\$ 10,000		
West Marin Senior Services -	\$ 10,000		
West Side Children's Center -	\$ 35,500		
Wise and Healthy Aging -	\$ 15,000		
Women's Center of San Joaquin County -	\$ 10,000		
Woman Haven -	\$ 10,000		
Wonder Inc. -	\$ 10,000		
YMCA San Diego Armed Services -	\$ 10,000		
YMCA San Francisco -	\$ 5,666		
YMCA Youth & Community Outreach -	\$ 5,000		

**Total Donations 2004 - 2012:    \$3,925,891**

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## **CHARITABLE GRANT RECOMMENDATION**

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Afghan Coalition - 8/31/2012  
African Advocacy Network - 8/31/2012  
Arab Cultural and Community Center - 8/31/2012  
Beauty Bus Foundation - 11/4/2011  
Big Sur Health Center – 8/31/2012  
Boys & Girls Club of Anaheim – 8/31/12  
California State University Philanthropic Foundation - 12/9/2011  
Canyon Acres – 4/27/2012  
CASA For Children – 5/18/2012  
Communities Advocating for Resident Empowerment (CARE) – 1/13/2012  
Community Partners – 12/9/2011  
Community Services Unlimited – 11/4/2011  
Elk Grove Youth Dance, Inc. – 8/10/12  
Grid Alternatives – 11/4/2011  
Healthy Neighborhoods Venture – 6/29/2012  
Indian Health Council – 6/8/2012  
KHEIR Center – 2/3/2012  
La Familia Counseling Center – 2/3/2012  
Mendocino Community Health Clinic, Inc. – 2/24/2012  
Narika - 8/31/2012  
Orange Housing Development Corp – 2/3/2012  
Raices – 2/24/2012  
SEMAH – 8/31/2012

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## CHARITABLE GRANT GUIDELINES

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Recipient: Board Members of the California Foundation for Stronger Communities

Purpose: To Provide an Outline of Charitable Grant Guidelines

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### **CHARITABLE GUIDELINES:**

1. Ensure charitable donations are directed towards organizations that:  
Are in California communities.
  - a. Find it difficult to receive funding through other sources.
  - b. Have not received a charitable donation in the last three years. This is not meant to include those organizations that have enjoyed a fee reduction through a CMFA financing.
  - c. Do not require compliance monitoring by the CMFA or CFSC.
  - d. Are not in a category listed below:
    - i. Individuals, including scholarship or fellowship assistance
    - ii. For-profit entities, including start-up businesses
    - iii. Political, labor, religious, or fraternal activities
    - iv. Endowments
    - v. Film or video projects, including documentaries
    - vi. Travel, including student trips or tours
    - vii. Promotional merchandise
    - viii. Organizations other than IRS 501(c)(3), 501(c)(6), governmental, or tribal entities
2. A staff report must be provided to the Board at least 24 hours before donations are recommended or approved. Funds will not be dispersed on a cash advance basis.
3. Coordinate donation with municipal staff, elected officials, recipient and press to ensure everyone on the team benefits from our partnership and unique give back. Furthermore, the widest dissemination of the donation will further the goals of the CMFA, and provide the greatest chance for leveraging these funds by inducing other donations.
4. Suggested categories the CMFA through the CFSC could direct funds are:
  - a. Health Care
  - b. Education
  - c. Human Services
  - d. Affordable Housing
  - e. Cultural
  - f. Subcategories:
    - i. Youth
    - ii. Seniors
    - iii. Low/Moderate Income Individuals
5. Staff will distribute and process all charitable grants.

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## **CHARITABLE GRANT RECOMMENDATION**

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Recipient: **AFGHAN COALITION** (8/31/2012)

Location: 39155 Liberty St. D-460, Fremont, CA 94538

Purpose: Provides Support Services for Afghan Families

Website: [www.afghancoalition.com](http://www.afghancoalition.com)

Revenue: \$350,000

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### **MISSION/VISION:**

*The mission of the Afghan Coalition is to empower underserved Afghan and multi-cultural families, women, and youth living in Southern Alameda County by providing advocacy, building community, developing youth leadership, encouraging civic engagement and promoting cross-cultural unity.*

### **BACKGROUND:**

The Afghan Coalition has taken a leadership role in Southern Alameda County, providing significant contributions to the development of resources and infrastructure for serving immigrant and refugee populations. In 2009, the agency underwent a strategic planning process with the help of consultants and community participation to assess organizational effectiveness and areas to focus programming and growth. The project engaged community stakeholders, staff and board members to develop a new three- to five-year strategic plan.

Afghan Coalition programs improve the health and well-being of Bay Area Afghan communities and increase their ability to become self-sufficient contributing members of society by increasing access to public and private services and resources; improving the ability of women and girls to deal with critical family issues, develop economic self-sufficiency, access health services, support their children in school, and escape situations in which there is domestic abuse; improving the leadership skills, self-esteem, and cultural identity of Afghan youth; building a sense of community ownership and pride; and creating an interchange between Afghans and other Bay Area communities.

### **FISCAL IMPACT:**

Donations will help provide support to the four programs that are provided. programs that are offered; Afghan Mental Health, Afghan Women's Breast Health, Domestic Violence and Microenterprise Programs.

**BOARD OF DIRECTORS:**

Waheed Momand  
Tayyaba Hosseini  
Qasim Tarin  
Abdul Wali Jabarkhel  
Rev. Bruce Green  
Nazima Momand

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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **AFRICAN ADVOCACY NETWORK** (8/31/2012)  
Location: 938 Valencia Street, San Francisco, CA 94110  
Purpose: Provides Support Services  
Website: [www.aansf.org](http://www.aansf.org)  
Revenue: \$New Entity

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### **MISSION/VISION:**

*“The AAN serves the growing Diaspora with community-based services focusing in legal assistance, social services and psycho-social case management, as well as promoting cultural integration through the arts.*

*AAN couples these programs with experienced and trained linguistic capacity in more than ten languages that span the African continent such as Amharic, Tigrinya, and Arabic to French, Wolof, Berber, Sonufu, and more. AAN is a project of Dolores Street Community Services.*

### **BACKGROUND:**

The AAN is committed to the basic belief that every immigrant has dignity and protection under the law. To that degree, our agency stays active in a host of conferences, empowerment activities, and networking with other civil rights and immigrant rights groups. AAN processes legal cases ranging from naturalization, work authorization, to family unification. It has particular experience in preparing asylum applicants for the process. AAN consistently supports and advocates for just immigration policy designed to advance opportunities for immigrants and refugees. AAN is a proud member of the 13 member coalition of the San Francisco Immigrant Legal and Education Network (SFILEN). AAN actively refers clients that face challenging immigration issues to lawyers who provide pro bono and affordable legal services, especially within SFILEN.

AAN serves African and Afro-Caribbean immigrants, refugees and asylees in San Francisco and the greater Bay Area. AAN aims to lift the social veil of invisibility that African Afro-Caribbean immigrants and refugees suffer from.

### **FISCAL IMPACT:**

Donations will help provide support to the programs that are offered.

**BOARD OF DIRECTORS:**

Not Available



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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **ARAB CULTURAL CENTER** (8/31/2012)  
Location: 2 Plaza St. San Francisco, CA 94116  
Purpose: To Promote Arab Art and Culture  
Website: [www.arabcultrualcenter.org](http://www.arabcultrualcenter.org)  
Revenue: \$394,042

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### **MISSION/VISION:**

*The ACCC seeks to provide the Arab community in the Bay Area and neighboring regions with a physical base for cultural activities, where a sense of belonging and unity are strengthened. To teach the younger generation of Arabs about the components of their culture especially the Arabic language, history and traditions in order to nurture pride in their heritage and identity. To provide Arab organizations representing diverse groups with the support they need in serving their membership. To provide community members with the support they need in bettering their educational and professional prospects and to offer newcomer individuals and families in need of vital services, the assistance and support they need to help them move from a state of dependency into a high level of productivity. To promote mutual understanding between the Arab Community and the community at large and to work against prejudice and anti-Arab sentiments. To disseminate information and assistance to all who are seeking to learn about Arab history, culture, and current events.*

### **BACKGROUND:**

The Arab Cultural and Community Center (ACCC), founded in 1973, is a 501(c)3 nonprofit organization devoted to promoting Arab art and culture and enriching the lives of the Arab American community. They achieve this by providing culturally-focused social services and by promoting cross-cultural events open to all residents of the Bay Area and beyond. They draw upon their Arab American heritage and traditions to guide them in this work.

The ACCC is a leading resource for social services and referrals for Arab American communities in the San Francisco Bay Area, and is the only agency in Northern California providing domestic violence and sexual assault education and prevention programs, as well as intensive case management and mental health care in Arabic for Arab and Muslim survivors of domestic violence.

### **FISCAL IMPACT:**

Donations will help provide support to the programs that are offered.

**BOARD OF DIRECTORS:**

Fuad Ateyeh - President  
Sherry Al-Mufti - Vice President  
Samia Shoman - Executive Secretary  
Monadel Herzallah - Treasurer  
Hatem Abdine - Ex Officio  
Loubna Qutami - Executive Director (non-voting member)  
Jess Ghanamm  
Nobl Barazangi  
Rena Kharbat  
Mohammed Hijazi  
Jackie Husary  
Kamel Karajah  
Nabil Chehade

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## **CHARITABLE GRANT RECOMMENDATION**

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Recipient: **BEAUTY BUS FOUNDATION** (11/4//2011)  
Location: 11301 Olympic Blvd 303, Los Angeles, CA 90064  
Purpose: Grooming services to the terminally ill  
Website: [www.beautybus.org](http://www.beautybus.org)  
Revenue: \$131,103

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### **MISSION/VISION:**

*Beauty Bus Foundation delivers dignity, hope and respite to chronically or terminally ill men, women and children and their caregivers through beauty and grooming services and pampering products.*

### **BACKGROUND:**

The Beauty Bus Foundation was founded in loving memory of Melissa Marantz Nealy who lost her battle with a degenerative neuromuscular disease at the age of 28. When her ability to leave the home became compromised, Co-Founder Alicia Marantz Liotta, Melissa's cousin, was able to schedule in-home beauty services through her connections within the beauty industry. Witnessing the hope, happiness and respite these services brought to Melissa, Alicia and Co-Founder Wendy Marantz Levine, Melissa's sister, were inspired to launch Beauty Bus Foundation to bring the same lift and gift of beauty to others.

Beauty Bus accomplishes our mission through:

- In-Home Beauty and Grooming Services: Beauty Bus' core program provides in-home beauty and grooming services, free of charge, to patients whose illness or condition prevents them from accessing a salon or spa and their caregivers.
- Pop-Up Salons: Beauty Bus creates Pop-Up Salons where patients and caregivers receive a variety of complimentary beauty and grooming services in a setting that promotes support and serenity.
- Bag of Beauty Program: Beauty Bus gives complimentary Bags of Beauty filled with pampering products to remind patients and caregivers that they deserve to look and feel beautiful.

### **FISCAL IMPACT:**

Donations will help provide support to the programs that are offered.

**BOARD OF DIRECTORS:**

Dan Rosenson  
Alicia Marantz Liotta  
Wendy Marantz Levine  
Ann Mincey  
Richard Salkow  
Lisa Sigell  
Kathy Vincent

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## **CHARITABLE GRANT RECOMMENDATION**

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Recipient:               **BIG SUR HEALTH CENTER** (8/31/2012)  
Location:               46896 Highway 1 Big Sur, CA 93920  
Purpose:                To Provide Educational Opportunities  
Website:                [www.csubfoundation.csusb.edu](http://www.csubfoundation.csusb.edu)  
Revenue:                \$563,891

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### **MISSION/VISION:**

*No Mission Statement*

### **BACKGROUND:**

BSHC was founded in September 1979, through a local, grass-roots effort, to meet the needs of this rural community through its mission to provide quality comprehensive medical care to all in Big Sur regardless of ability to pay. In 1985, BSHC became a 501(c)(3) corporation with a volunteer Board of Directors. That same year BSHC relocated from the Big Sur Grange Hall to its current location on the grounds of the All Saints Episcopal Church of Carmel, a quarter mile south of the Big Sur River Inn.

Ultimately, through a community-wide fundraising and development effort by BSHC and volunteer members of the Big Sur community, along with financial support from the Monterey Peninsula Foundation and other foundations, we opened a new 2,100 sq. ft. medical facility in November 2004 to replace an aging building that we had long-past outgrown.

The presence of BSHC is crucial to the welfare of the Big Sur Community. As the only medical facility between the Monterey Peninsula (30 miles to the north) and Cambria (70 miles to the south), BSHC plays a vital role in the local community, serving the health care needs of the population by providing local, culturally and linguistically appropriate, affordable, quality medical care.

The hazardous coastline of Big Sur, combined with extreme weather conditions, road closures and frequent large-scale fires, underscores the critical need for the local presence of BSHC. Our centrally located facility is easily accessible to residents and tourists with urgent care needs. During road closures and other community disasters, BSHC provides 24-hour-on-call service, home welfare visits, medication service (at times, via helicopter transport) and coordination with local emergency teams.

**FISCAL IMPACT:**

Donations will help provide support to programs that this group provides

**BOARD OF DIRECTORS:**

President - Carlos Vasquez  
Vice President - Mary Ann Vasconcellos  
Secretary - Jo-Ann Allison  
Treasurer - Barbara Ray Daughters

Directors:  
Ada Banks  
Nadine Clark  
Selena Perez  
Linda Rowland-Jones  
Nancy Saunders  
Penha Simon  
Lisa Sorensen  
Sequoia Zamora

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## **CHARITABLE GRANT RECOMMENDATION**

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Recipient: **BOYS & GIRLS CLUB OF ANAHEIM** (8/31/2012)  
Location: 311 E Broadway, Anaheim, CA 92805  
Purpose: To Provide Support to the Youth in Anaheim  
Website: [www.theboysandgirlsclub.org](http://www.theboysandgirlsclub.org)  
Revenue: \$865,550

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### **MISSION/VISION:**

*To inspire and enable all young people, especially those from disadvantaged circumstances, to realize their full potential as productive, responsible, healthy, and caring citizens.*

### **BACKGROUND:**

Established in 1989, the Boys & Girls Clubs of Anaheim is a 501(c)3 non-profit, youth development and leadership agency. We are a leader in youth development, providing programs and services for boys and girls that many youth-serving, fee based agencies fail to reach. The Boys & Girls Clubs of Anaheim provides a place for thousands of children in Anaheim to obtain a sense of belonging, take control of their lives, and work towards achieving their goals.

The Boys & Girls Clubs of Anaheim is open seven days per week and offers a broad range of programs and services for children ages 5-18. The Club offers national programs in five core areas, as well as, special interest programs and outreach to children in need. Most importantly, the Club offers a "safe haven" for kids, off of the streets, where they can interact with peers and positive mentors.

Annual Club membership is \$20. Approximately 94% of the Club's children receive "membership scholarships" to participate in programs and services. Our policy is such that no child will ever be turned away from the Club because their family is unable to pay the annual fee. Therefore, the Club relies heavily on the generosity of its community partners, local businesses, grantors, and individual donors to sustain Club operations needed to continue to help children in the community.

### **FISCAL IMPACT:**

Donations will help provide support to the many programs that are provided.

**BOARD OF DIRECTORS:**

Stephen Batcheller  
Jordan Brandman  
Thomas Kieviet  
Kelly Kroona  
Dennis Kuhl  
Rich Langhorst  
John Machiaverna  
John O'Brien  
Jack Santos  
Johrita Solari  
Aaron Teats  
Nancy Kim Yun  
Ed Zacherl



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## CHARITABLE GRANT RECOMMENDATION

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Recipient: CALIFORNIA STATE UNIVERSITY PHILANTHROPIC FOUNDATION (12/9/2011)

Location: 5500 University Parkway, San Bernardino, CA92407

Purpose: To Provide Educational Opportunities

Website: [www.csubfoundation.csusb.edu](http://www.csubfoundation.csusb.edu)

Revenue: \$

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### **MISSION/VISION:**

*The CSUSB Philanthropic Foundation is a non-profit corporation chartered solely to support, benefit and advance the mission of California State University, San Bernardino.*

*The Foundation will actively pursue opportunities to promote the University, support fund-raising, and build strong community relationships. The Foundation will encourage gifts and financial support while creating learning opportunities for students, alumni, and the community that complement the University's teaching, research and public service goals driven by intellectual interaction and creativity.*

### **BACKGROUND:**

California State University, San Bernardino offers a challenging and innovative academic environment. The university seeks to provide a supportive and welcoming social and physical setting where students, faculty and staff feel they belong and can excel. The university provides students the opportunity to engage in the life of the campus, interact with others of diverse backgrounds and cultures, as well as participate in activities that encourage growth, curiosity and scholarly fulfillment. Through its branch campus in Palm Desert, the university mission extends to the Coachella Valley.

The CSUSB Philanthropic Foundation was created in 2011 as the charitable successor to The Foundation for California State University, San Bernardino. The prior foundation was established in 1995 and served as the primary auxiliary to the university, promoting charitable giving and supporting the enterprise operations.

The Foundation board is comprised of a volunteer board of directors, including community members and university leadership. The directors provide Cal State San Bernardino with expertise, regional knowledge, fiduciary oversight and advocacy focused on enhancing the role of private giving in achieving the mission of the university.

**FISCAL IMPACT:**

Donations will help provide support to programs or scholarships to students. The money would not go towards paying salaries.

**BOARD OF DIRECTORS:**

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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **CANYON ACRES CHILDREN AND FAMILY SERVICES**  
(4/27/12) \*previously donated to (3/20/09)

Location: P.O. Box 68021 (#4600), Anaheim CA 92817

Purpose: Provides Housing and Treatment to Abused Children and Their Families.

Website: [www.canyonacres.org](http://www.canyonacres.org)

Revenue: \$2,263,625

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### **MISSION/VISION:**

*Canyon Acres is committed to providing homes, care, treatment and supportive services for abused, neglected and emotionally troubled children and their families.*

### **BACKGROUND:**

Embracing a New Future: Canyon Acres is excited to join with Kinship Center and Seneca Center in a merger that will bring to children and families in Orange County a common mission and a broader array of services that are sustainable in a challenging economic environment. Their three organizations have known and trusted each other and worked together for more than 20 years, and in March 2012 they have come together under the umbrella of Seneca Family of Agencies.

For more than 31 years, Canyon Acres Children and Family Services has been committed to providing homes, care, treatment and supportive services for abused, neglected and emotionally troubled children and their families.

With professional expertise and a dedication to giving every child a second chance, Canyon Acres has brought new hope to children who have been emotionally traumatized and require both physical protection and mental health treatment. Founded in 1980 on a ranch in Anaheim Hills, Canyon Acres has grown to become a leader in the treatment of child abuse, providing dedicated, quality services to thousands of abused and neglected children and their families.

Through foster care and adoption services, a unique program to find family connections for foster and at-risk youth, specialty mental health services, and in-home crisis services, Canyon Acres has been able to stabilize children both mentally and emotionally. It is always our ultimate goal to get all children into strengthened, permanent families, whether those families are biological or adoptive families. Canyon Acres' ability to transition troubled children into less and less restrictive environments as their functioning levels improve is seen as a model in the field. We are proud of our history of providing real hope for children and youth...the hope of a permanent, loving family that will be there for life.

**FISCAL IMPACT:**

A donation goes to provide additional therapeutic care, special activities, educational programs and staff support that each child needs to succeed

**BOARD OF DIRECTORS:**

Linda Denton  
Gordon Maclean  
Mike Faddoul  
Jim Riley  
Albin Gess  
Jeff Lerch  
Harold Herrmann  
Christine Bock  
Jim Bogenreif  
Antonella Castro  
Barbara D'Amato  
Pat Dirk  
John Evans  
Carole Gersin  
Jeff Lerch

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## CHARITABLE GRANT RECOMMENDATION

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Recipient: CASA (COURT APPOINTED SPECIAL ADVOCATES) FOR CHILDREN (5/18/2012)

Location: 201 Centre Plaza Drive, Suite 1100, Monterey Park, CA 91754

Purpose: Civil Rights, Social Action, Advocacy for Children

Website: [www.casala.org](http://www.casala.org)

Revenue: \$983,945

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### **MISSION/VISION:**

*Each month in Los Angeles County, more than 800 hurt, frightened and confused children enter the Dependency Court, or foster care, system. These are children who have been removed from their parent's custody because of severe abuse, neglect or abandonment.*

*A judge must make all of the important decisions about each foster child's life, such as where the child lives, goes to school, whom the child may see, and what health care, therapy and educational services should be provided for the child.*

*With almost 25,000 children under court jurisdiction, this is an awesome task!*

### **BACKGROUND:**

CASA of Los Angeles supports volunteers who help abused and neglected foster children in court and the community. A CASA, or Court Appointed Special Advocate, is a trained and supervised volunteer, appointed by a judge to advocate for a foster child – a child who is under the court's protection because of abuse or neglect.

A CASA volunteer provides an independent investigation of the child's circumstances for the judge. The CASA gathers information, writes reports, and makes recommendations to the judge in the child's best interests. CASA volunteers advocate for what they believe to be in the child's best interests and are responsible for:

CASA volunteers maintain regular visits with the children they serve, getting to know the child as an individual, not just a case. CASA volunteers make a difference in the lives of foster children, one child at a time, by ensuring they receive the support and help they deserve. Studies have shown that children with CASAs receive more assistance and support than children without. When a foster child has a CASA, that child has a consistent adult guaranteeing that the child's needs are heard and addressed in court.

The CASA volunteer is often the most stable presence in a foster child's life and for many foster children, the CASA volunteer is the only person who is not paid to care for

them. CASA volunteers bring the voice of the community into a child welfare system that is often overly bureaucratic and legalistic.

**FISCAL IMPACT:**

Donations will help fund the services provided to help care for foster children. This group receives no public funds. \$2,500 will help care for one child per year.

**BOARD OF DIRECTORS:**

Daniel Silva  
Anneli Stone  
Jean Youngquist  
Bruce Herron  
Roger Ridlehoover  
Patricia Trendacosta  
Ralph Walter  
Joanne Solov  
Michael Pappas  
Jeff Biederman  
Steve Bloom  
Cathy Cobb  
Jacquie Dolan  
Sue Marshall  
Dily Garcia  
David Melendez

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## CHARITABLE GRANT RECOMMENDATION

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Recipient:                   **COMMUNITES        ADVOCATING        FOR        RESIDENT  
EMPOWERMENT** (1/13/12)

Location:                   531 Encinitas Blvd, Suite 206, Encinitas, CA 92024

Purpose:                     To Provide Educational Opportunities

Website:                   [www.go2care.org](http://www.go2care.org)

Revenue:                   \$ 298,552

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### **MISSION/VISION:**

*Communities Advocating for Resident Empowerment (C.A.R.E.) is a California non-profit charitable corporation dedicated to providing comprehensive human services to low and moderate income residents living at affordable housing communities. This 501 (c) 3 organization was created to provide high-quality and consistent critical social services, educational programs, advocacy and training for children, youth, families and seniors living in affordable housing communities. We seek to create multi-faceted, sustainable models of service that are replicable and will reinforce self-empowerment, foster economic independence and encourage community involvement in all communities in which we serve.*

### **BACKGROUND:**

Communities Advocating for Resident Empowerment (C.A.R.E.) was created to provide children, youth, families and seniors living in affordable housing communities with critical social services and programs that reinforce self-empowerment, foster economic independence and encourage community involvement.

C.A.R.E. was formed through an association with Las Palmas Foundation, a real estate development company specializing in the development and long-term ownership of affordable rental housing. In providing solutions to the affordable housing challenge, the principals of Las Palmas recognized that besides building safe, secure neighborhoods, that enhancing the lives of residents through social service programming is essential.

They are proud to say in five years they have increased resources and services to 26 affordable housing communities across California (serving more than 4,000 residents).

### **FISCAL IMPACT:**

Donations will help provide support to programs that are offered.

**BOARD OF DIRECTORS:**

Benji Philips  
Sabrina Daneshvar  
Joseph M. Michaels  
Debbie Malmberg  
Jason Stevenson  
Krista Weymouth  
B William Navaja



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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **COMMUNITY PARTNERS** (12/9/11)  
Location: 1000 Alameda Street, Suite 240, Los Angeles, CA 90012  
Purpose: Partnership for Non-Profits  
Website: [www.communitypartners.org](http://www.communitypartners.org)  
Revenue: \$14,897,338

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### **MISSION/VISION:**

*Community Partners accelerates ideas into action to advance the public good.*

### **BACKGROUND:**

Community Partners was established in 1992 to meet a growing need experienced by civic and social entrepreneurs in Southern California for a structure that freed them from red tape while they pursued the cause that animated them. Conceived as a “foundation for emerging philanthropies”, our "incubator" has grown steadily to include roughly 110 projects led by people who reflect the scope and diversity of the Southern California region and over a dozen strategic initiatives in partnership with funders, networks and established organizations. From initial investments of \$250,000, we have grown into a solid institution managing more than \$10 million a year in revenue.

More than a dozen funders now partner with us on major local, statewide, and national initiatives to leverage grant dollars and strengthen grantees. We support our grantmaking allies through management of program offices and regranting initiatives, facilitation of peer-learning events and conferences, and by providing capacity-building services to grantees.

### **FISCAL IMPACT:**

Charitable donations would go towards the specific programs that Community Partners promotes.

**BOARD OF DIRECTORS:**

Lisa Cleri Reale  
William Choi  
Steve Meier  
Deidre Lind  
James De Bree  
Andrea Capachietti  
Janet Clayton  
Eladio Correa  
Gary Erickson  
Irwin Jaeger  
Ann Reiss Lane  
Steven Nissen  
Perry Parks  
Joy Picus  
Jack Shakely

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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **COMMUNITY SERVICES UNLIMITED** (11/4/11)  
Location: 1344 ½ West Martin Luther King Blvd., Los Angeles, CA 90037  
Purpose: To strengthen communities through activism  
Website: [www.csuinc.org](http://www.csuinc.org)  
Revenue: \$302,000

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### **MISSION/VISION:**

*Our mission is to foster the creation of communities actively working to address the inequalities and systemic barriers that make sustainable communities and self-reliant life-styles unattainable.*

*We are committed to supporting and creating justice-driven community-based programs and educational initiatives, which seek to foster dialogue, and create awareness and critical consciousness.*

*We envision equitable, healthful and sustainable communities that are self-reliant, inter-relating and where every individual has the support and resources needed to develop to their fullest capacity.*

### **BACKGROUND:**

Community Services Unlimited Inc. (CSU) is a 501c3 established in 1977 and head quartered in South Central Los Angeles. Since then it has created community programs and organizing campaigns like the early Safe Seniors to the more recent Free Medical Screening Program and the most recent From the Ground Up. CSU has also provided fiscal sponsorship and support for many grass roots organizing efforts ranging in diversity from Police Watch, Community in Support of the Gang Truce, and Food Forestry International.

The Community Food Village Project has been developed in direct response to the needs expressed by community members during the A.C.T.I.O.N. (Active Community to Improve Our Nutrition) community food assessment that was completed in January 2004. Together their programs work to create a sustainable local food system where food is grown, distributed and bought within their community, incorporating training and educational programs, the creation of jobs and entrepreneurial opportunities and supported by partnerships with regional farmers.

**FISCAL IMPACT:**

Charitable donations would go towards the specific programs that are offered.

**BOARD OF DIRECTORS:**

Denis Burgher  
Neelam Sharma  
Katie Peterson  
B. Kwaku Duren  
Genethia Hudley-Hayes  
Anjali Nath

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## **CHARITABLE GRANT RECOMMENDATION**

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Recipient: **ELK GROVE YOUTH DANCE, INC.** (8/10/12)  
Location: PO Box 108 Elk Grove, CA 95759-0108  
Purpose: Provides Youth and Family Community Services  
Website: [www.wlkgroveyouthdance.org](http://www.wlkgroveyouthdance.org)  
Revenue: \$16,778

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### **MISSION/VISION:**

*Elk Grove Youth Dance, Inc. is driven by the mission to promote youth appreciation of and access to dance and the performing arts regardless of financial constraints and economic hardships.*

### **BACKGROUND:**

The Elk Grove Youth Dance, Inc. (EGYDI) is a non-profit 501(c)(3) corporation located in Elk Grove, CA that works to serve the community by providing after-school dance programs, enrichment programs and community building events. The organization's goal is to educate, enrich and expose the youth in their community and the general public to the art of dance.

The organization runs several programs to bring dance to the community. These programs include:

S.N.A.P - School Site Non-Profit Arts  
Peer Teaching Program  
Elite Feet Dance Shoe Donation

### **FISCAL IMPACT:**

Charitable donations would go towards the specific programs that are offered.

**BOARD OF DIRECTORS:**

Elizabeth Takemoto  
Lori Barnes  
Paula Gates

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## CHARITABLE GRANT RECOMMENDATION

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Recipient:               **GRID ALTERNATIVES** (11/4/11)  
Location:                1171 Ocean Avenue, Suite 200, Oakland, CA 94608  
Purpose:                 Solar Powering Low-income Communities  
Website:                [www.gridalternatives.org](http://www.gridalternatives.org)  
Revenue:                \$3,094,714

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### **MISSION/VISION:**

*GRID Alternatives' mission is to empower communities in need by providing renewable energy and energy efficiency services, equipment and training. We believe making energy choices that are good for the environment can go hand-in-hand with improving the lives of those living in low-income communities. GRID Alternatives works collaboratively with communities and local organizations to identify specific needs and to develop renewable energy solutions that are environmentally, socially and economically sustainable.*

### **BACKGROUND:**

GRID Alternatives was founded during the 2001 California energy crisis by Erica Mackie, P.E., and Tim Sears, P.E., two engineering professionals who were implementing large-scale renewable energy and energy efficiency projects for the private sector. The vision that drove them was simple: why is free, clean electricity from the sun only available to big businesses and wealthy environmentalists, when it should be available to everybody? They wanted to develop a model to make this technology practical and accessible for low-income communities that need the savings the most, and where families often live in the shadow of polluting fossil-fuel power plants.

Every solar installation is a renewable energy “barn raising” that brings together environmental activists, advocates for low-income communities, green job trainees, community volunteers, and the homeowners themselves to participate in a fun, hands-on project that delivers immediate, tangible results: a fully installed solar electric system that provides immediate economic benefits to a local low-income family.

### **FISCAL IMPACT:**

Charitable donations would go towards the specific programs that are offered.

**BOARD OF DIRECTORS:**

Karen Decker  
Hill Blackett  
Mardina Graham  
Rick Lucien  
Tim Sears  
Erica Mackie  
Kent Halliburton  
Janice Jensen  
Anup Jacob  
Joseph Karp  
Ian Thomson  
Beth Trask



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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **HEALTHY NEIGHBORHOOD VENTURE FUND (6/29/2012)**

Location: 200 East Santa Clara Street, San Jose, CA 95113

Purpose: Support to youth and Senior programs

Website: [www.sjhousing.org](http://www.sjhousing.org)

Revenue: \$

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### **MISSION/VISION:**

*The mission of the Housing Department is to strengthen and revitalize our community through housing and neighborhood investment.*

### **BACKGROUND:**

The Healthy Neighborhood Venture Fund (HNVF) program was established by the City Council in 2000 and funded by the Tobacco Master Settlement Agreement, which is an agreement between certain cities (including San José), 46 States and the major tobacco companies regarding the marketing and consumption of tobacco products. Through this agreement, the City of San José will receive millions of dollars in general revenue from the tobacco companies for unrestricted purposes. Historically, \$9-\$11 million has been received annually. The funds have been allocated to youth and senior programs.

The HNVF Leadership Committee consisting of 2 council members and 5 community members is responsible for:

- Setting policy direction;
- Facilitating interagency collaboration;
- Evaluating emerging trends;
- Assisting in advancing the goals of HNVF Strategic Work Plan; and
- Making recommendations for disbursement of HNVF grants

### **FISCAL IMPACT:**

This charitable donation would go towards the programs that are provided..

**BOARD OF DIRECTORS:**

Judy Chirco  
Nora Campos  
Max Crumley  
Amari Romero-Thomas  
Mara Romero-Thomas  
Melanie Espino  
Carmen Johnson

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## **CHARITABLE GRANT RECOMMENDATION**

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Recipient:                   **INDIAN HEALTH COUNCIL** (6/8/2012)  
Location:                    50100 Golsh Rd, Valley Center, CA 92082  
Purpose:                    To Provide Medical Care for Indigent Native Americans  
Website:                    [www.indianhealth.com](http://www.indianhealth.com)  
Revenue:                    \$16,569,671

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### **MISSION/VISION:**

*Continually nurture a balance of physical, mental, emotional and spiritual well-being.*

### **BACKGROUND:**

Indian Health Council, Inc. (IHC) is a consortium of nine tribes dedicated to the continual betterment of Indian Health, wholeness, and well-being. With a main facility located adjacent to the Rincon reservation in Pauma Valley and the Santa Ysabel Community Health Center located on the Santa Ysabel Reservation, IHC provides a full spectrum of on-site and outreach services and programs to the North San Diego County reservations of Inaja-Cosmit, La Jolla, Los Coyotes, Mesa Grande, Pala, Pauma, Rincon, San Pasqual, and Santa Ysabel.

On-site programs include an array of culturally appropriate health care and related services range from prenatal to geriatric; from well-child to adult fitness classes to diabetes clinics; from youth substance abuse prevention to domestic violence programs.

### **FISCAL IMPACT:**

This charitable donation would go towards the many medical treatments that are provided.

**BOARD OF DIRECTORS:**

Leia Arviso  
Melody Arviso  
Andrew Campbell  
Tony Gumataotao  
Leeann Hayes  
Barbara Lawson-Risso  
Melanie Luna  
Theda Molina  
Julia Nejo  
Gilbert Parada  
Viola Peck  
Dorothy Ponchetti  
Patricia Dixon  
Scott Constantino  
Francine Kupsch  
Benjamin Magante  
Robert Smith  
Daneil Calac  
Romelle Majel-McCauley  
Orvin Hanson  
Carol Lambert  
Robert Schostag  
Hector Torres  
Kyomi O'Connor  
William Gallagher  
Martina Portillo  
Elaine Davidson

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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **(KHEIR) KOREAN HEALTH EDUCATION INFORMATION AND RESEARCH CENTER (2/3/12)**

Location: 3727 w 6<sup>TH</sup> Street, Suite 210, Los Angeles, CA 90020

Purpose: Provides Health Care and Health Education Services.

Website: [www.lakheir.org](http://www.lakheir.org)

Revenue: \$3,634,000

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### **MISSION/VISION:**

*The KHEIR Center is committed to providing linguistically and culturally-sensitive quality primary healthcare and human services support to the underserved and uninsured residents of Southern California.*

### **BACKGROUND:**

The KHEIR Center was established in 1986 to serve as a bridge between the low-income, recently-immigrated, non-English speaking Korean community and the local health and social service providers. Today, KHEIR has evolved into a broad-based agency that provides services to the indigent population in four interrelated areas: Human Services, Senior Affordable Housing, Adult Day Health Care, and Healthcare Services.

In addition to the two adult day health care facilities and human services department, KHEIR currently operates the nation's only full-time community clinic with the Korean, Spanish and English language capabilities. In February 2006, the KHEIR Center opened the doors to its new home. Offering one-stop convenient service, the 2nd floor of the KOA Building at 3727 W. 6th Street is home to the consolidated Clinic, Human Services Department and the Administration. Primary goal for the KHEIR Community Clinic is to increase the public's access to quality healthcare by gradually growing its service capacity to 30,000 patient visits per year. Not only is KHEIR planning to increase capacity in order to expand access, we're also striving to fill the gap in specialty services as there is a paucity of such affordable services for our constituency.

### **FISCAL IMPACT:**

Donations will help fund on-going programs and services.

**BOARD OF DIRECTORS:**

Erin Pak  
Bart Christiansen  
Chang Park  
Justin Kim  
Wilson Park  
Il Sung Won  
Karen Park  
Maryann Reyes  
Michael Chang  
Peter Rho  
Tina Hahn  
Claudia Flores  
Victor Kong

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## **CHARITABLE GRANT RECOMMENDATION**

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Recipient:                    **LA FAMILIA COUNSELING CENTER** (2/3/12)

Location:                    5523 34<sup>th</sup> Street, Sacramento, CA 95820

Purpose:                        Supports Quality of Life for At-Risk Youth and Families

Website:                     [www.lafcc.org](http://www.lafcc.org)

Revenue:                     \$3,103,093

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### **MISSION/VISION:**

*To improve the quality of life for at-risk youth and families of diverse backgrounds by offering multi-cultural counseling, support and outreach services and programs to help families to overcome adversity, to become empowered, and to succeed in their lives.*

### **BACKGROUND:**

La Familia Counseling Center (LFCC) has been providing services to at-risk youth and families in the Sacramento region for over 38 years. Their counseling, support services and programs are designed to help families to first overcome adversity. Staff works to help their clients to empower themselves and succeed.

Their programs touch all aspects of family life. They include:

- Birth & Beyond – Helping at-risk families acclimate to a new baby; Effective Family and Parenting Classes and Crisis Intervention.
- One Stop Career Center – career counseling, job placement, job training, GED preparation and testing, etc.
- Mental Health Services – includes early screening, diagnosis & treatment; Counseling and redirecting anger issues and continuing support
- Project Reach – At-Risk youth program designed for youth considering pre-gang or with a gang affiliation or of dropping out of school. The program provides positive alternatives, counseling and other services.
- Universal Youth Specialist – A dedicated specialist is assigned to serve clients age 16-21. The Specialist works with teens helping them with career choices, higher education, GED preparation, vocational training and providing vocational opportunities.
- Family Resource Center – provides workshops on parenting, finance, budgeting, gang awareness; Play & Grow Groups, year-round youth activities.

### **FISCAL IMPACT:**

Donations will help fund on-going programs and services to at-risk youths and their families.

**BOARD OF DIRECTORS:**

Richard Brandsma  
Jerol Brown  
Joseph Samuel  
Eva Garcia  
Manny Hernandez  
Erin Aaberg-Givans  
Kit Dillon-Givas  
Robert P. Deering  
Christine Hall



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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **MENDOCINO COMMUNITY HEALTH CLINIC, INC.**  
(2/24/12)

Location: 333 Laws Avenue, Ukiah, CA 95482

Purpose: Providing quality health care in Lake and Mendocino Counties

Website: [www.mhcinc.org](http://www.mhcinc.org)

Revenue: \$ 19,625,976

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### **MISSION/VISION:**

*Mendocino Community Health Clinic provides access to excellent healthcare services for the most vulnerable people in our community. We ensure that there are no closed doors for those seeking primary health care at MCHC in Lake and Mendocino Counties.*

### **BACKGROUND:**

Mendocino Community Health Clinic, Inc. is a locally governed nonprofit healthcare organization serving Lake County and Mendocino County from three community clinics: In Ukiah at Hillside Health Center; in Lakeport at Lakeside Health Center; in Willits, at Little Lake Health Center.

MCHC believes that quality health care is a right and a responsibility of the community. Staff delivers primary health care in a supportive, nonjudgmental manner. They believe that patient involvement is critical while at the same time providing the education and resources so that their patients can take charge of their own health.

President, Lin Hunter recently stated, “The health status of residents we serve is deteriorating when compared with other California counties, and children especially have an especially difficult time accessing appropriate and timely health care. Transportation has been a significant barrier to accessing care in our community”.

The rural areas that MCHC serve have been especially hard hit by the recession. The community’s primary economic base historically has been tourism, agriculture and logging. Humboldt State University’s California Center for Rural Policy states that the region has 15.9% of the population living below the Federal Poverty Level.

### **FISCAL IMPACT:**

The donation will support quality health care to all residents regardless of their ability to pay.

**BOARD OF DIRECTORS:**

John Pavoni  
Robert O'Connell  
Barbara Newell  
Carlos Frausto  
Bill Mergener, MPH  
Anne Venio Caviglia

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## CHARITABLE GRANT RECOMMENDATION

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Recipient:                **NARIKA** (8/31/2012)  
Location:                P.O. Box 14014, Berkeley, CA 94712  
Purpose:                To Promote Empowerment in Women  
Website:                [www.ohdcorp.com](http://www.ohdcorp.com)  
Revenue:                \$322,362

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### **MISSION/VISION:**

*Narika promotes the empowerment of South Asian women to confront and overcome the cycles of domestic violence and exploitation. We work to build a movement to end violence against women and to actively support women's rights as human rights.*

### **BACKGROUND:**

Narika was founded in 1992 to address the problem of domestic violence in the South Asian community. Embracing the notion of women's empowerment via a social justice lens, Narika seeks to address the unmet needs of abused South Asian women by providing advocacy, support, information, and referrals within a culturally sensitive model. They serve women who trace their origins to Bangladesh, Bhutan, India, Maldives, Nepal, Pakistan, Sri Lanka and diasporic communities such as Fiji and the Caribbean.

Narika Programs

- Client Advocacy
- Seed Program
- Community Outreach
- Men's Programs

### **FISCAL IMPACT:**

A charitable contribution would go towards the programs that Narika offers.

**BOARD OF DIRECTORS:**

Manju Seal  
Neerja Bhutani  
Priya Kasturi  
Ramesh Kathanadhi  
Vandana Kumar  
Gayathri Sundar

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## **CHARITABLE GRANT RECOMMENDATION**

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Recipient:                   **ORANGE HOUSING DEVELOPMENT CORP. (2/3/12)**

Location:                   414 E. Chapman Avenue, Orange, CA 92866

Purpose:                      To Provide Programs to Those Living in Affordable Housing

Website:                   [www.ohdcorp.com](http://www.ohdcorp.com)

Revenue:                   \$6,066,862

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### **MISSION/VISION:**

*Orange Housing Development Corporation (OHDC) is a non-profit organization dedicated to providing secure, clean and attractive housing for people of low and moderate incomes.*

### **BACKGROUND:**

OHDC was founded in 1990, to increase the number of affordable housing units in California and to try to fill the void that cannot be filled by the private sector.

OHDC is committed to providing people with high quality, low-cost developments and responsive management services, while creating enjoyable and productive living environments. OHDC is committed to the enhancement of communities through the aesthetic value and economic vitality of the developments, and by our leadership and active participation in community affairs.

OHDC is committed to the long-term financial stability of every project. Decisions are guided by economics without compromising integrity. The goal is to utilize the funds available in the most responsible way possible and to leverage funds in order to obtain maximum quality production.

OHDC's ultimate goal is to help people. The corporation exists in order to improve quality of life by improving the environment.

### **FISCAL IMPACT:**

A charitable contribution would go towards the programs that Orange Housing Development Corporation oversees.

**BOARD OF DIRECTORS:**

Judy Reynolds  
Toni Carlton  
Bill Utter  
Ernestine Ransom  
John Aust, Ph.D  
Larry Sallinger  
Fred Barerra  
Marcella Fernandes  
Robert Torres  
Isabel Crist  
Eduardo Vaca  
Jennifer Magana  
Jon Dumitru  
Mark Murphy

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## CHARITABLE GRANT RECOMMENDATION

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Recipient:               **RAICES** (2/24/12)

Location:                PO Box 714, Coachella, CA 92236

Purpose:                  To provide a safe place for the youth of Coachella Valley to congregate  
and be nurtured

Website:                [www.raicesdevalle.org](http://www.raicesdevalle.org)

Revenue:                New Entity

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### **MISSION/VISION:**

*Raices Mission is to create a space for artistic and cultural expression, to promote healthy communities, and to strengthen the voice of the Eastern Coachella Valley.*

### **BACKGROUND:**

The Raices group hosts monthly open art studios sessions at the Raices community space to bring Artists together, share ideas and nurture the local art scene. Lunchtime discussion are set a regular monthly date for creating art at the space and discuss ways how the space can be used to display and promote local talent. Other programs that are provided are Monthly Movie Night, Art Shows, and Community Activism.

The Youth are encouraged to reach out and participate with the community, government and employers on how to create a better society. These mentoring programs give the youth guidance and direction.

### **FISCAL IMPACT:**

The donation will be used to fund operations of the new organization.

**BOARD OF DIRECTORS:**

Forthcoming



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## CHARITABLE GRANT RECOMMENDATION

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Recipient: **SEMAH** (8/31/2012)  
Location: 39675 Cedar Blvd. Suite 140, Newark, CA 94560  
Purpose: Promotes Healthy Relationships and Healthy Communities  
Website: [www.semah.org](http://www.semah.org)  
Revenue: \$New Entity

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### **MISSION/VISION:**

*SEMAH's mission is the promotion of healthier relationships and prevention of domestic violence through education and awareness of options. We are a conduit for resources to help build bridges to safer communities especially those that are not well served. We have a special focus on the Muslim and inter-faith communities.*

### **BACKGROUND:**

SEMAH stands for the principles of Safety, Education, Mutual Respect, Awareness and Hope. They believe that these principles are crucial towards building healthy relationships with oneself, between individuals, families and communities. They were founded, in 2005, primarily to help combat the scourge of domestic violence and to spread awareness of non-violent means of resolving differences.

The word SEMAH seems to have a significant meaning in many languages. It is derived from the Arabic root letters s, m, h which stand for tolerance and most importantly acceptance. SEMAH means seed or sprout in ancient Hebrew, sacred plant in the Ojibwe Native American Language, equality in Sanskrit and the state of ultimate connection with the divine in Turkish. The universality of the name SEMAH and its principles inspired us to reach out to members of the diverse Bay Area and International community to find ways to work together to address the shared evil of domestic violence and to build hope for a vibrant and wholesome community.

### **FISCAL IMPACT:**

The donation will be used to fund operations of the new organization.

**BOARD OF DIRECTORS:**

Reshma Inamdar  
Razia Inamdar  
Amna Jaffer  
Ayse Yesiyurt  
Vada Pinto  
S. Rubina Inamdar  
Tiffany Plummer