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## **PROCEDURAL ITEMS FOR THE CMFA SUMMARY AND RECOMMENDATIONS**

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Items: A1, A2, A3

Action: Pursuant to the by-laws and procedures of CMFA, each meeting starts with the call to order and roll call (A1) and proceeds to a review and approval of the minutes from the prior meeting (A2). After the minutes have been reviewed and approved, time is set aside to allow for comments from the public (A3).

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## **BEVERLY PARK SENIOR APARTMENTS SUMMARY AND RECOMMENDATIONS**

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Applicant: Standard Property Company, Inc.

Action: Initial Resolution

Amount: \$20,000,000

Purpose: Finance Affordable Senior Multi-Family Rental Housing Facility Located in the City of Los Angeles, County of Los Angeles, California

Activity: Senior Housing

Meeting: April 9, 2015

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### Background:

Standard Property Company (“Standard”) is a full-service, multi-family real estate investment and management firm investing in multi-family real estate in primary U.S. markets across five major geographic locations: New York, San Francisco Bay Area, southern California, Chicago and Washington DC metro area.

Standard has participated in the development of over 4,500 residential housing units, including approximately 2,300 affordable units. Standard’s property management company has the management capacity to maintain quality standards and community responsiveness in nearly 4,500 rental units and 50 retail spaces across the U.S.

Since 2008 Standard has acquired a portfolio of over \$525 million in property and distressed loans. Much of the portfolio is made up of affordable multi-family housing facilities throughout California. Standard is committed to helping California cities overcome the steadily growing deficit of high quality affordable housing throughout the state.

### The Project:

The Beverly Park Senior Apartments project is an acquisition/rehabilitation of an existing 49-unit project, currently known as Beth Am Manor Apartments that houses seniors and is subsidized with a Project-Based Section 8 contract. Beth Am Manor is made up of 1-bedroom units, each

with a patio/balcony and air conditioning. The property amenities currently include a community room, laundry facilities and an elevator. The project will include substantial rehabilitation of each unit as well as rehabilitation to the community room and shared facilities. The rehabilitation aims to increase energy and water efficiency and will include a 20-year renewal of the HAP contract. Rents will be restricted to senior households with incomes no greater than 50% and 60% of the area median income. This project is located at 1065 South La Cienega Blvd., Los Angeles, California.

The City of Los Angeles:

The City of Los Angeles is a member of the CMFA and will need to hold a TEFRA hearing. Upon closing, the City is expected to receive up to \$11,250 as part of the CMFA's sharing of Issuance Fees.

Proposed Construction Financing:

Sources of Funds:

Tax-Exempt Bond:	\$ 18,000,000
LIH Tax Credit Equity:	<u>\$ 4,500,000</u>
Total Sources:	\$ 22,500,000

Uses of Funds:

Land Acquisition:	\$ 1,421,540
Building Acquisition:	\$ 12,793,860
Rehabilitation:	\$ 1,960,000
Legal & Professional:	\$ 220,134
Developer Fee:	\$ 2,500,000
Reserves:	\$ 3,155,085
Cost of Issuance:	<u>\$ 449,381</u>
Total Uses:	\$ 22,500,000

Terms of Transaction:

Amount:	\$20,000,000
Maturity:	17 years
Collateral:	Deed of Trust on property
Bond Purchasers:	Private Placement
Estimated Closing:	August, 2015

Public Benefit:

A total of 49 senior households will continue to be able to enjoy high quality, independent, affordable housing in the City of Los Angeles. The project will include a community room, laundry facilities, an elevator and senior specific services. Additionally, there is air conditioning in each unit, as well as individual patios/balconies. The rehabilitation of this project will secure affordable, high quality senior living in the City of Los Angeles for an additional 55 years.

Percent of Restricted Rental Units in the Project: 100%  
10% (5 Units) restricted to 50% or less of area median income households; and  
90% (44 Units) restricted to 60% or less of area median income households  
Unit Mix: 1 bedroom units  
Term of Restriction: 55 years

Finance Team:

Lender: TBD  
Bond Counsel: Orrick, Herrington & Sutcliffe LLP  
Issuer Counsel: Jones Hall, APLC  
Lender Counsel: TBD  
Borrower Counsel: Rutan & Tucker, LLP

Recommendation:

The Executive Director recommends that the CMFA Board of Directors approve an Initial Resolution of \$20,000,000 for the Beverly Park Senior (Beth Am Manor) Apartments affordable senior housing facility located in the City of Los Angeles, Los Angeles County, California.

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



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## THE LODGE AT EUREKA APARTMENTS SUMMARY AND RECOMMENDATIONS

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Applicant:	Danco Group
Action:	Initial Resolution
Amount:	\$5,500,000
Purpose:	Finance Affordable Senior Multi-Family Rental Housing Facility Located in the City of Eureka, County of Humboldt, California
Activity:	Senior Housing
Meeting:	April 9, 2015

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### Background:

For over 27 years, the Danco Group of Companies has built and strengthened its foundation by truly understanding and meeting the specific objectives of its customers. Comprised of six distinct companies, the Danco Group is an alliance which enables its individual company's greater capacity for meeting and exceeding customers' conditions of satisfaction. They see it as their mission not just to develop and build buildings, but to produce the best possible situation for each customer and each community.

Founder, President, and CEO, Dan Johnson is a life-long resident of Humboldt County, which is the location of their corporate office and primary place of business. Starting Danco Builders in 1986, Dan continued to develop and grow new business over time. Today, the Danco Group of Companies offers commercial and residential construction, market rate and affordable housing development, senior assisted living management and development, and property management services.

Danco Development is a development company specializing in the master planning of communities and neighborhoods in Humboldt County. With a focus on brownfield redevelopment and infill projects, their mission is to provide the necessary infrastructure for the natural growth of their community. They do so by entitling lots for housing and the sale or lease of commercial buildings. Whether it is the addition of a new community neighborhood or an addition to one that already exists, their focus is effective contribution to the economic and social development of the area.

The Project:

The Lodge at Eureka Apartment project is an acquisition/rehabilitation of an existing vacant hotel. The conversion of Lodge at Eureka Hotel into an affordable senior housing project will convert existing hotel rooms into apartments. The finished conversion will be made up of studio, 1 and 2-bedroom units. Each of the new units will have a patio/balcony and air conditioning. The property amenities will include a community room, laundry facilities, fitness center, picnic areas and pool/Jacuzzi. The project will include substantial rehabilitation of each unit as well as rehabilitation to the community room and shared facilities. Rents will be restricted to senior households with incomes no greater than 35% through 60% of the area median income. This project is located at 424 8<sup>th</sup> Street, Eureka, California.

The City of Eureka:

The City of Eureka will need to become a member of the CMFA and hold a TEFRA hearing. Upon closing, the City is expected to receive approximately \$2,687 as part of the CMFA's sharing of Issuance Fees.

Proposed Construction Financing:

Sources of Funds:

Tax-Exempt Bond:	\$ 4,300,000
LIH Tax Credit Equity:	\$ 705,209
HOME Funds:	\$ 2,500,000
Differed Costs:	<u>\$ 573,288</u>
Total Sources:	\$ 8,078,497

Uses of Funds:

Land Acquisition:	\$ 500,000
Building Acquisition:	\$ 1,000,000
Rehabilitation:	\$ 4,323,466
Soft Costs:	\$ 769,214
Developer Fee:	\$ 948,581
Reserves:	\$ 68,358
Cost of Issuance:	<u>\$ 328,878</u>
Total Uses:	\$ 8,078,497

Terms of Transaction:

Amount:	\$5,500,000
Maturity:	17 years
Collateral:	Deed of Trust on property
Bond Purchasers:	Private Placement
Estimated Closing:	August, 2015

Public Benefit:

A total of 49 senior households will be able to enjoy high quality, independent, affordable housing in the City of Eureka. The project will include a community room, laundry facilities, fitness center, picnic areas and pool/Jacuzzi and senior specific services. Additionally, there is air conditioning in each unit as well as individual patios/balconies. The rehabilitation of this project will secure affordable, high quality senior living in the City of Eureka for 55 years.

Percent of Restricted Rental Units in the Project: 100%  
8% (4 Units) restricted to 35% or less of area median income households; and  
16% (8 Units) restricted to 45% or less of area median income households; and  
45% (22 Units) restricted to 50% or less of area median income households; and  
31% (15 Units) restricted to 60% or less of area median income households  
Unit Mix: Studio, 1 & 2 bedroom units  
Term of Restriction: 55 years

Finance Team:

Lender:	TBD
Bond Counsel:	Orrick, Herrington & Sutcliffe LLP
Issuer Counsel:	Jones Hall, APLC
Lender Counsel:	TBD
Borrower Counsel:	Berenbaum Weinshienk PC
Financial Advisor:	Miller Housing Advisors

Recommendation:

The Executive Director recommends that the CMFA Board of Directors approve an Initial Resolution of \$5,500,000 for the Lodge at Eureka Apartments affordable senior housing facility located in the City of Eureka, Humboldt County, California.

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



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## **CORKERN APARTMENTS SUMMARY AND RECOMMENDATIONS**

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Applicant: Pacific West Communities, Inc.

Action: Initial Resolution

Amount: \$6,000,000

Purpose: Finance Affordable Multi-Family Rental Housing Facility  
Located in the City of Avenal, Kings County, California

Activity: Affordable Housing

Meeting: April 9, 2015

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### Background:

Pacific West Communities, Inc. (“PWC”) was formed as a real estate development and financing firm, specializing in the construction and rehabilitation of affordable workforce housing throughout the western United States. With a particular emphasis on the use of the affordable housing tax credit, PWC and its related companies develop multi-family and senior citizen housing in the states of California, Arizona, New Mexico, Utah, Oregon, Montana, Idaho, Nevada, Colorado, Washington, and Wyoming. Currently PWC owns and operates approximately 110 developments with over 6,000 units of affordable housing.

This will be the 6<sup>th</sup> project in which the CMFA has participated with Pacific West Communities.

### The Project:

The CorKern Apartments is a new construction project located on a 2.82 acre portion of vacant land located on the NE corner of Corcoran Avenue and Kern Street. The project will consist of 7 wood framed buildings supported by perimeter foundations with concrete slab flooring and vinyl siding. There will be a total of 41 units with a unit mix of 8 two-bedroom units, 25 three-bedroom units and 8 four-bedroom units. One of the units will be for the manager. The project will target families earning up to 50% of area median income. The development will include a 2,000 square foot community center consisting of an office, maintenance storage space, computer center, laundry facilities, exercise room and community/TV room with a kitchen. The project will incorporate an array of amenities including a centrally located playground with several types of



equipment to entertain children of varying ages. This development will provide the City of Avenal with 40 much needed units of affordable housing for the next 55 years.

The City of Avenal:

The City of Avenal will need to become a member of the CMFA and hold a TEFRA hearing. Upon closing, the City is expected to receive approximately \$3,071 as part of the CMFA's sharing of Issuance Fees.

Proposed Construction Financing:

Sources of Funds:

Tax-Exempt Bond:	\$ 4,915,000
LIH Tax Credit Equity:	\$ 3,567,022
HOME Funds:	\$ 335,000
Deferred Developer Fee:	<u>\$ 560,000</u>
Total Sources:	\$ 9,377,022

Uses of Funds:

Land Acquisition:	\$ 312,000
New Construction:	\$ 6,414,334
Architectural & Engineering:	\$ 350,000
Legal & Professional:	\$ 432,605
Financing & Reserves:	\$ 302,607
Local Fees:	\$ 368,262
Developer O&P:	\$ 1,147,214
Cost of Issuance:	<u>\$ 50,000</u>
Total Uses:	\$ 9,377,022

Terms of Transaction:

Amount:	\$6,000,000
Maturity:	17 years
Collateral:	Deed of Trust on property
Bond Purchasers:	Private Placement
Estimated Closing:	September, 2015

Public Benefit:

A total of 40 households will be able to enjoy high quality, independent, affordable housing in the City of Avenal. Amenities provided will include a 2,000 square foot community center consisting of an office, maintenance storage space, computer center, laundry facilities, exercise room and community/TV room with a kitchen. The project will also include a centrally located playground with several types of equipment. The construction of this project will provide affordable, high quality housing in the City of Avenal for 55 years.

Percent of Restricted Rental Units in the Project: 100%  
7% (3 Units) restricted to 35% or less of area median income households;  
35% (14 Units) restricted to 40% or less of area median income households;  
13% (5 Units) restricted to 45% or less of area median income households; and  
45% (18 Units) restricted to 50% or less of area median income households

Unit Mix: 2, 3 and 4 bedroom units  
Term of Restriction: 55 years

Finance Team:

Lender: TBD  
Bond Counsel: Orrick, Herrington & Sutcliffe LLP  
Issuer Counsel: Jones Hall, APLC  
Lender Counsel: TBD  
Borrower Counsel: Clayton W. McReynolds

Recommendation:

The Executive Director recommends that the CMFA Board of Directors approve an Initial Resolution of \$6,000,000 for CorKern Apartments affordable multi-family housing facility located in the City of Avenal, Kings County, California.

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



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## **COALINGA SENIOR APARTMENTS SUMMARY AND RECOMMENDATIONS**

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Applicant: Pacific West Communities, Inc.

Action: Initial Resolution

Amount: \$5,000,000

Purpose: Finance Affordable Senior Rental Housing Facility Located in the City of Coalinga, Fresno County, California

Activity: Senior Affordable Housing

Meeting: April 9, 2015

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### Background:

Pacific West Communities, Inc. (“PWC”) was formed as a real estate development and financing firm, specializing in the construction and rehabilitation of affordable workforce housing throughout the western United States. With a particular emphasis on the use of the affordable housing tax credit, PWC and its related companies develop multi-family and senior citizen housing in the states of California, Arizona, New Mexico, Utah, Oregon, Montana, Idaho, Nevada, Colorado, Washington, and Wyoming. Currently PWC owns and operates approximately 110 developments with over 6000 units of affordable housing.

This will be the 7<sup>th</sup> project in which the CMFA has participated with Pacific West Communities.

### The Project:

The Coalinga Senior Apartments is a new construction project located on a 1.3 acre portion of vacant land. The proposed project will be located on the South side of Polk Street and 5<sup>th</sup> in Coalinga, California. The project will consist of a three-story building. The building will be wood framed, supported by perimeter foundations with concrete slab flooring and stucco, metal, and/or wood siding. There will be a total of 40 units (one manager’s unit) with a unit mix of 33 one-bedroom units and 7 two-bedroom units. The project will target seniors earning up to 60% of area median income. The development will include approximately 1,500 square foot of community space that will include a common room, exercise room, office and laundry facilities. This

development will provide quality, affordable housing for 39 seniors living in the City of Coalinga for the next 55 years.

The City of Coalinga:

The City of Coalinga will need to become a member of the CMFA and hold a TEFRA hearing. Upon closing, the City is expected to receive approximately \$2,438 as part of the CMFA's sharing of Issuance Fees.

Proposed Construction Financing:

Sources of Funds:

Tax-Exempt Bond:	\$ 3,900,000
LIH Tax Credit Equity:	\$ 2,013,909
HOME Funds:	\$ 850,000
City Fee Deferral:	\$ 477,520
Deferred Developer Fee:	<u>\$ 170,000</u>
Total Sources:	\$ 7,411,429

Uses of Funds:

Land Acquisition:	\$ 215,000
New Construction:	\$ 4,309,910
Architectural & Engineering:	\$ 450,000
Legal & Professional:	\$ 376,709
Financing & Reserves:	\$ 474,954
Local Fees:	\$ 656,226
Developer O&P:	\$ 878,630
Cost of Issuance:	<u>\$ 50,000</u>
Total Uses:	\$ 7,411,429

Terms of Transaction:

Amount:	\$5,000,000
Maturity:	17 years
Collateral:	Deed of Trust on property
Bond Purchasers:	Private Placement
Estimated Closing:	September, 2015

Public Benefit:

A total of 39 senior households will be able to enjoy high quality, independent, affordable housing in the City of Coalinga. Amenities provided will include an approximate 1,500 square foot community space that will include a common room, exercise room, office and laundry facilities. The construction of this project will provide high quality affordable senior housing in the City of Coalinga for 55 years.

Percent of Restricted Rental Units in the Project: 100%

23% (9 Units) restricted to 35% or less of area median income households;  
28% (11 Units) restricted to 40% or less of area median income households;  
26% (10 Units) restricted to 50% or less of area median income households; and  
23% (9 Units) restricted to 60% or less of area median income households  
Unit Mix: 1 and 2 bedroom units  
Term of Restriction: 55 years

Finance Team:

Lender:	TBD
Bond Counsel:	Orrick, Herrington & Sutcliffe LLP
Issuer Counsel:	Jones Hall, APLC
Lender Counsel:	TBD
Borrower Counsel:	Robert T. Haden, PC

Recommendation:

The Executive Director recommends that the CMFA Board of Directors approve an Initial Resolution of \$5,000,000 for Coalinga Senior Apartments affordable senior housing facility located in the City of Coalinga, Fresno County, California.

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



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## **TERRACINA OAKS II APARTMENTS SUMMARY AND RECOMMENDATIONS**

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Applicant: Pacific West Communities, Inc.

Action: Initial Resolution

Amount: \$7,000,000

Purpose: Finance Affordable Multi-Family Rental Housing Facility  
Located in the City of Greenfield, Monterey County,  
California

Activity: Affordable Housing

Meeting: April 9, 2015

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### Background:

Pacific West Communities, Inc. (“PWC”) was formed as a real estate development and financing firm, specializing in the construction and rehabilitation of affordable workforce housing throughout the western United States. With a particular emphasis on the use of the affordable housing tax credit, PWC and its related companies develop multi-family and senior citizen housing in the states of California, Arizona, New Mexico, Utah, Oregon, Montana, Idaho, Nevada, Colorado, Washington, and Wyoming. Currently PWC owns and operates approximately 110 developments with over 6000 units of affordable housing.

This will be the 8<sup>th</sup> project in which the CMFA has participated with Pacific West Communities.

### The Project:

The Terracina Oaks II Apartments project is a new construction project located on a 2.9 acre piece of land. The project site will have an address of 1276 Oak Avenue, Greenfield, California. The development will consist of 6 residential buildings. Each building will be wood framed, supported by perimeter foundations with concrete slab flooring and stucco/ vinyl siding. There will be a total of 48 units with a unit mix of 24 two-bedroom units and 24 three-bedroom units. The project will target households earning up to 60% of area median income. For the benefit and welfare of its residents, the project will share a 2,469 square foot community building with the adjacent Phase 1 of the development (Terracina Oaks Apartments). The community building

consists of an office, maintenance room, common gathering space, computer learning center and an exercise room. Residents will also be able to enjoy the swimming pool already constructed in conjunction with Phase 1. An additional laundry facility and playground will be constructed as part of the Phase 2 development. The Terracina Oaks II Apartments will provide quality, affordable housing for 47 families living in the City of Greenfield for the next 55 years.

The City of Greenfield:

The City of Greenfield will need to become a member of the CMFA and hold a TEFRA hearing. Upon closing, the City is expected to receive approximately \$3,688 as part of the CMFA's sharing of Issuance Fees.

Proposed Construction Financing:

Sources of Funds:

Tax-Exempt Bond:	\$ 5,900,000
LIH Tax Credit Equity:	\$ 4,095,128
HOME Funds:	\$ 500,000
Deferred Developer Fee:	\$ <u>550,000</u>
Total Sources:	\$ 11,045,128

Uses of Funds:

Land Acquisition:	\$ 780,000
New Construction:	\$ 6,649,218
Architectural & Engineering:	\$ 505,000
Legal & Professional:	\$ 423,189
Financing & Reserves:	\$ 429,431
Local Fees:	\$ 1,008,290
Developer O&P:	\$ 1,200,000
Cost of Issuance:	\$ <u>50,000</u>
Total Uses:	\$ 11,045,128

Terms of Transaction:

Amount:	\$7,000,000
Maturity:	17 years
Collateral:	Deed of Trust on property
Bond Purchasers:	Private Placement
Estimated Closing:	September, 2015

Public Benefit:

A total of 47 households will be able to enjoy high quality, independent, affordable housing in the City of Greenfield. Amenities provided will include a shared community building with the adjacent Phase 1 of the development. The community building consists of an office, maintenance room, common gathering space, computer learning center and an exercise room. Residents will also be able to enjoy the swimming pool, laundry facility and playground. The construction of this project will provide high quality affordable housing in the City of Greenfield for 55 years.

Percent of Restricted Rental Units in the Project: 100%  
17% (8 Units) restricted to 35% or less of area median income households;  
26% (12 Units) restricted to 40% or less of area median income households;  
40% (19 Units) restricted to 50% or less of area median income households; and  
17% (8 Units) restricted to 60% or less of area median income households  
Unit Mix: 2 and 3 bedroom units  
Term of Restriction: 55 years

Finance Team:

Lender: TBD  
Bond Counsel: Orrick, Herrington & Sutcliffe LLP  
Issuer Counsel: Jones Hall, APLC  
Lender Counsel: TBD  
Borrower Counsel: TBD

Recommendation:

The Executive Director recommends that the CMFA Board of Directors approve an Initial Resolution of \$7,000,000 for Terracina Oaks II Apartments affordable multi-family housing facility located in the City of Greenfield, Monterey County, California.

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





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## **EASTGATE AT CREEKSIDE APARTMENTS SUMMARY AND RECOMMENDATIONS**

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Applicant:	Affirmed Housing Group
Action:	Initial Resolution
Amount:	\$9,000,000
Purpose:	Finance Affordable Multi-Family Rental Housing Facility Located in the City of San Marcos, San Diego County, California
Activity:	Affordable Housing
Meeting:	April 9, 2015

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### Background:

The Affirmed Housing Group is a southern-California based Affordable Housing Developer specializing in tax-credit and tax-exempt bond financed multi-family and single family developments. Areas of expertise include site selection, engineering, architecture, construction, relocation, and marketing. They also have extensive knowledge in public finance, low-income housing tax credit acquisition and tax-exempt bond financing. Through collaboration with civic leaders and private-sector financial partners, Affirmed Housing Group is dedicated to improving and sustaining the viability of California communities through the development of well-designed and professionally managed affordable housing

James Silverwood, President and CEO of Affirmed Housing Group has over 24 years of experience in the development and construction industry and has extensive experience as a general partner in partnerships with over \$500 Million of real estate development activity in the past 13 years.

Current development activities include new construction as well as acquisition and substantial rehabilitation of family and senior apartment complexes throughout California and the mid-Atlantic U.S.

This will be CMFA's third transaction with Affirmed Housing Group.

The Project:

The Eastgate at Creekside Apartments is a new construction, mixed-use development project. The project will be comprised of 41 affordable apartment units and 10,640 square feet of commercial. There will be a mixture of studio, one-bedroom, two-bedroom and three-bedroom units. The project will be located on a 2.85 acre lot on the northwest corner of Grand Avenue and the future Creekside Drive within the San Marcos Creek Specific Plan. All apartment units will be restricted to residents with household incomes no greater than 60% of the Area Median Income. The financing of this project will result in the creation of 41 affordable apartments for the next 55 years in the City of San Marcos.

The County of San Diego:

The County of San Diego is a member of the CMFA and held a TEFRA hearing on October 28, 2014. Upon closing, the County is expected to receive approximately \$4,555 as part of the CMFA's sharing of Issuance Fees.

Proposed Construction Financing:

Sources of Funds:

Tax-Exempt Bond:	\$ 7,288,534
Perm Debt – Residential & Commercial:	\$ 3,250,000
San Marcos Housing & Predevelopment Funds:	\$ 3,700,000
San Marcos Land Contribution:	\$ 3,200,000
County HOME Funds:	\$ 1,940,000
Equity:	<u>\$ 285,466</u>
Total Sources:	\$ 19,664,000

Uses of Funds:

Land Acquisition:	\$ 3,200,000
New Construction:	\$ 10,594,000
Architectural & Engineering:	\$ 1,335,000
Legal & Professional:	\$ 2,735,000
Developer Fee:	<u>\$ 1,800,000</u>
Total Uses:	\$ 19,664,000

Terms of Transaction:

Amount:	\$9,000,000
Maturity:	17 years.
Collateral:	Deed of Trust on property
Bond Purchasers:	Private Placement
Estimated Closing:	February, 2015

Public Benefit:

A total of 41 families will be able to enjoy high quality, independent, affordable housing in the City of San Marcos, California. Services at the complex will include a community room, central laundry facility and an outdoor BBQ area with seating. There will also be an after school program available along with financial education and veterans outreach services.

Percent of Restricted Rental Units in the Project: 100%  
12% (5 Units) restricted to 50% or less of area median income households; and  
88% (36 Units) restricted to 60% or less of area median income households  
Unit Mix: Studio, One-, two-, and three-bedrooms  
Term of Restriction: 55 years

Finance Team:

Lender:	TBD
Bond Counsel:	Orrick, Herrington & Sutcliffe LLP
Issuer Counsel:	Jones Hall APLC
Lender Counsel:	TBD
Borrower Counsel:	Incorvaia & Associates

Recommendation:

The Executive Director recommends that the CMFA Board of Directors approve an Initial Resolution of \$9,000,000 for Eastgate at Creekside Apartments affordable multi-family housing facility located in the City of San Marcos, San Diego County, California.

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



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## STEVENSON HOUSE APARTMENTS SUMMARY AND RECOMMENDATIONS

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Applicant:	Related Companies
Action:	Final Resolution
Amount:	\$20,250,000
Purpose:	Finance Senior Affordable Rental Housing Facility Located in the City of Palo Alto, County of Santa Clara, California
Activity:	Senior Affordable Housing
Meeting:	April 9, 2015

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### Background:

The Related Companies has developed or acquired over 23,000 affordable housing units with a total value of approximately \$3.5 billion. Currently, they have over 7,000 units under development or under contract throughout the country with a value in excess of \$1.5 billion. Their expansive portfolio of award-winning affordable and mixed-income developments demonstrates their continuing ability to create affordable housing opportunities in a variety of geographically, economically and socially diverse neighborhoods.

The groundwork for Stevenson House began in 1958 with the Unitarian Senior Housing Association. This group, comprised of representatives of Unitarian Churches throughout the San Francisco Bay Area, was established to determine and provide the means for moderate cost housing in a compatible living environment for the elderly members of the Congregation. In 1965, a separate nonprofit corporation, the Palo Alto Senior Housing Project, Inc. ("PASHPI") was formed to operate Stevenson House.

For the past 45 years, Stevenson House has been an important resource in the local community, supporting extremely low, very low and low income seniors by providing 120 affordable apartment homes, plus services, meals and social programs that focus on the holistic well-being of its residents. The property has been well maintained; however, as the building enters its 5th decade of existence, many aspects of the property are nearing the end of their useful life and are in urgent need of upgrade or replacement.

The Project:

The Stevenson House is an acquisition/rehabilitation of a senior affordable rental housing project located at 455 E. Charleston Road, in the City of Palo Alto. The apartment complex was built in 1966 and is an existing affordable senior housing project. The project consists of 120 studio and one-bedroom apartments for people who earn at or below 50% and 60% of the area median income. The acquisition/rehabilitation of this project will continue to provide housing for 120 senior families for another 55 years.

The City of Palo Alto:

The City of Palo Alto is a member of the CMFA and held a TEFRA hearing on April 6, 2015. Upon closing, the City is expected to receive \$12,542 as part of the CMFA's sharing of Issuance Fees.

Proposed Financing:

Sources of Funds:	<u>Construction</u>	<u>Permanent</u>
Tax-Exempt Bond Proceeds:	\$ 20,250,000	\$ 15,342,856
Income During Construction:	\$ 3,151,484	\$ 3,151,484
Developer Equity:	\$ 3,248,933	\$ 0
Low Income Housing Tax Credit Equity:	\$ 2,143,717	\$ 10,718,585
Direct and Indirect Public Funds:	\$ 5,225,000	\$ 5,225,000
Seller Carryback Loan:	\$ 7,333,359	\$ 6,914,568
Total Sources:	\$ 41,352,493	\$ 41,352,493

Uses of Funds:

Acquisition/Land Purchase:	\$ 14,200,000
On-Site & Off-Site Costs:	\$ 198,790
Hard Construction Costs:	\$ 9,937,184
Architectural & Engineering:	\$ 1,331,000
Contractor Overhead & Profit:	\$ 1,464,649
Developer Fee:	\$ 2,500,000
Relocation:	\$ 1,713,828
Capitalized Interest:	\$ 1,477,080
Cost of Issuance:	\$ 234,138
Other Soft Costs*:	\$ 8,295,824
Total Uses:	\$ 41,352,493

Terms of Transaction:

Amount:	\$20,250,000
Maturity:	2 years
Collateral:	Deed of Trust on property
Estimated Rating:	AA+ (Standard & Poor's)
Bond Purchasers:	Public Offering
Estimated Closing:	April 2015

Public Benefit:

The Stevenson House will continue to provide 119 affordable apartments for low-income seniors. The City of Palo Alto's low-income community has a serious need for affordable housing. This project will continue to help supply the area with affordable housing for 55 years.

Percent of Restricted Rental Units in the Project: 100%

30% (36 units) restricted to 50% or less of area median income households; and

70% (83 units) restricted to 60% or less of area median income households; and

Unit Mix: studio and 1 bedrooms

Term of Restriction: 55 years

Finance Team:

Underwriter:	Citi Community Capital
FHA Lender:	Red Mortgage Capital, LLC
Bond Counsel:	Quint & Thimmig LLP
Issuer Counsel:	Jones Hall, APLC
Underwriter Counsel:	Eichner Norris & Neumann PLLC
Borrower Counsel:	Goldfarb & Lipman LLP
Credit Enhancement:	FHA Insured Mortgage
Trustee:	Wells Fargo Bank, NA

Recommendation:

It is recommended that the CMFA Board of Directors approve a Final Resolution of \$20,250,000 for the Stevenson House project located in the City of Palo Alto, County of Santa Clara, California.

\*Other Costs: These are costs that are categorized by CDLAC as "Other Costs" they may include the following; Accounting/Reimbursable, Appraisals, Audit Costs, Capital Needs Assessment, Contingency, Demolition & Environmental Remediation, Environmental Audit, Furnishings, Inspections, Insurance, Investor Due Diligence, Local Development Impact Fees, Marketing, Market Study, Operating Reserves, Permit Processing Fees, Prevailing Wage Monitoring, Relocation, Seismic, Syndication Consultants, TCAC App/Allocation/Monitoring Fees.



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## AMERICAN HERITAGE EDUCATION FOUNDATION PROJECT SUMMARY AND RECOMMENDATIONS

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Applicant:	American Heritage Education Foundation
Action:	First Supplemental Indenture and Loan Agreement
Amount:	\$25,500,000
Purpose:	Finance Educational Facilities for American Heritage Education Foundation, located in the City of Escondido, San Diego County, California.
Activity:	Educational Facilities
Meeting:	April 9, 2015

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### Background:

American Heritage Education Foundation (“AHEF”) is a non-profit, non-partisan organization (501.c.3) dedicated to the understanding and teaching of America's philosophical heritage to promote constructive citizenship and freedom, unity, progress, and responsibility among students and citizens.

AHEF aims to help students become thoughtful, active, and productive citizens. AHEF believes that the concepts and themes of American heritage must be objectively studied and continually improved for today's students and citizens to understand, appreciate, and perpetuate the ongoing miracle of this unique republic of the people, by the people, and for the people.

AHEF accomplishes this patriotic mission by developing educational resources and programs for educators, students, and citizens nation-wide and world-wide through creative initiatives and partnerships.

AHEF is inclusive of individuals of every race and creed and every religious or non-religious persuasion.

### The Project:

In 2006, the CMFA issued Bonds and loaned the proceeds to the American Heritage Education Foundation, a California nonprofit public benefit corporation, for the purpose of financing or refinancing the acquisition, construction, improvement, renovation and equipping of certain educational facilities located in Escondido, California owned by the Foundation and leased to

Escondido Charter High School, a California nonprofit public benefit corporation and a public charter school of the State of California (“Escondido”), and Heritage K 8 Charter School, a California nonprofit public benefit corporation and a public charter school of the State of California (“Heritage”).

The Foundation, on behalf of the Borrowers, has requested that the General Indenture be amended by that First Supplemental Indenture of Trust between the Authority and the Trustee to (i) remove the mandatory acceleration of the bonds issued under the Indenture in the Event of Default, (ii) permit waivers of certain Events of Default to be approved by 67% instead of 100% of the bondholders as set forth in the First Supplemental Indenture, and (iii) to allow Beneficial Owners to provide any consent, request, direction, approval, objection or other writing in satisfaction of such writing from a Registered Owner.

The Borrower has also requested that the Authority consent to the amendment of the Original Loan Agreement by that Loan Agreement Supplement No. 1 between the Borrowers and the Authority to modify certain financial covenants of the Borrowers, as set forth in the Loan Agreement Supplement.

The Borrower has also requested that the Authority consent to the amendment of that certain Continuing Disclosure Certificate by that First Amendment to Continuing Disclosure Certificate by the Borrowers to add certain reporting requirements and related provisions of the Borrowers, as set forth in the CDC Amendment

#### The County of San Diego:

The County of San Diego is a member of the CMFA and held a TEFRA hearing May, 6, 2006. Upon closing, the County received \$11,833 as part of the CMFA’s sharing of Issuance Fees.

#### Proposed Financing:

##### Sources of Funds:

Tax-Exempt Bonds:	\$ 25,500,000
Equity Contribution:	\$ 488,845
Monies Released From 2001 Bonds:	<u>\$ 1,212,875</u>
Total Sources:	\$ 27,201,720

##### Uses of Funds:

Project Fund:	\$ 25,500,000
Escrow Fund for 2001 Bonds:	\$ 9,750,460
Refinance Outstanding Loans:	\$ 4,145,000
Debt Service Reserve Fund:	\$ 1,793,619
Working Capital:	<u>\$ 800,000</u>
Total Uses:	\$ 27,201,720

#### Initial Terms of Transaction:

Amount:	\$25,500,000
Maturity:	June 2016
Collateral:	Deed of Trust
Bond Purchasers:	Public Offering
Closed:	June 2006
Rating:	BBB-



Public Benefit:

The original proceeds of the Bonds were used to finance the acquisition, construction, improvement, renovation and equipping of property and facilities to be used as charter schools. The financing will allowed the American Heritage Education Foundation to better serve its students. The improvements to the campus helped promote significant and growing opportunities for the creation and retention of employment to the California economy and the enhancement of the quality of life to residents in and around the City of Escondido and San Diego County.

Finance Team:

Underwriter:	B.C. Ziegler and Company
Bond Counsel:	Kutak Rock, LLP
Issuer's Counsel:	Jones Hall, APLC
Underwriter's Counsel:	Peck, Shaffer & Williams LLP
Borrower's Counsel:	Foley & Lardner LLP

Recommendation:

The Executive Director recommends that the CMFA Board of Directors authorize the First Supplemental Indenture and Loan Agreement Supplement to amend certain terms of the 2006 Indenture of Trust and Loan Agreement and Related Matters for the American Heritage Foundation Project, City of Escondido, County of San Diego, California.



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## CMFA POLICIES AND PROCEDURES SUMMARY AND RECOMMENDATIONS

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Action: Discuss and Approve

Purpose: Approve Updated Policies and Procedures

Meeting: April 9, 2015

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Background:

The current Policies and Procedures allow bonds to be privately placed with “approved institutional buyers” which includes the definition of an “accredited investor” as defined in Sections 501(a)(1) through (3) of Regulation D promulgated under the Securities Act with the exemption of individual investors.

Proposed Updates:

The policies and procedures of a number of large issuers nationally and locally were reviewed and based on the research, updating the CMFA Bond Issuance Policy would better serve borrowers in the current municipal marketplace. The new definition of “Approved Buyer” permits certain high-income/high-net worth individuals to buy unrated or below investment grade bonds. Previously, the CMFA only allowed institutional investors for those types of bonds. The CMFA policy would still retain the ability to be more restrictive at the discretion of the CMFA Board.

The expanded language: “Approved Buyer” means (1) a “qualified institutional buyer” as defined in Rule 144A promulgated under the Securities Act of 1933, as in effect on the date hereof (the “Securities Act”); (2) an “accredited investor” as defined in paragraphs (1) through (3) of subsection (a) of Section 501 (“Section 501”) of Regulation D promulgated under the Securities Act; (3) an entity that is directly or indirectly wholly owned or controlled by the purchaser/bondholder representative (being a financial institution described in (1) above; (4) an “accredited investor” as defined in paragraph (5) of subsection (a) of said Section 501, provided that the minimum net worth shall be \$5,000,000; (5) an “accredited investor” as defined in paragraph (6) of subsection (a) of said Section 501, provided that the minimum income (individual or joint) shall be \$1,000,000; (6) an entity all of the investors in which are described in (1), (2) or (3) above; or (7) a custodian or trustee for a party described in (1), (2), (3), (4) or (5) above.

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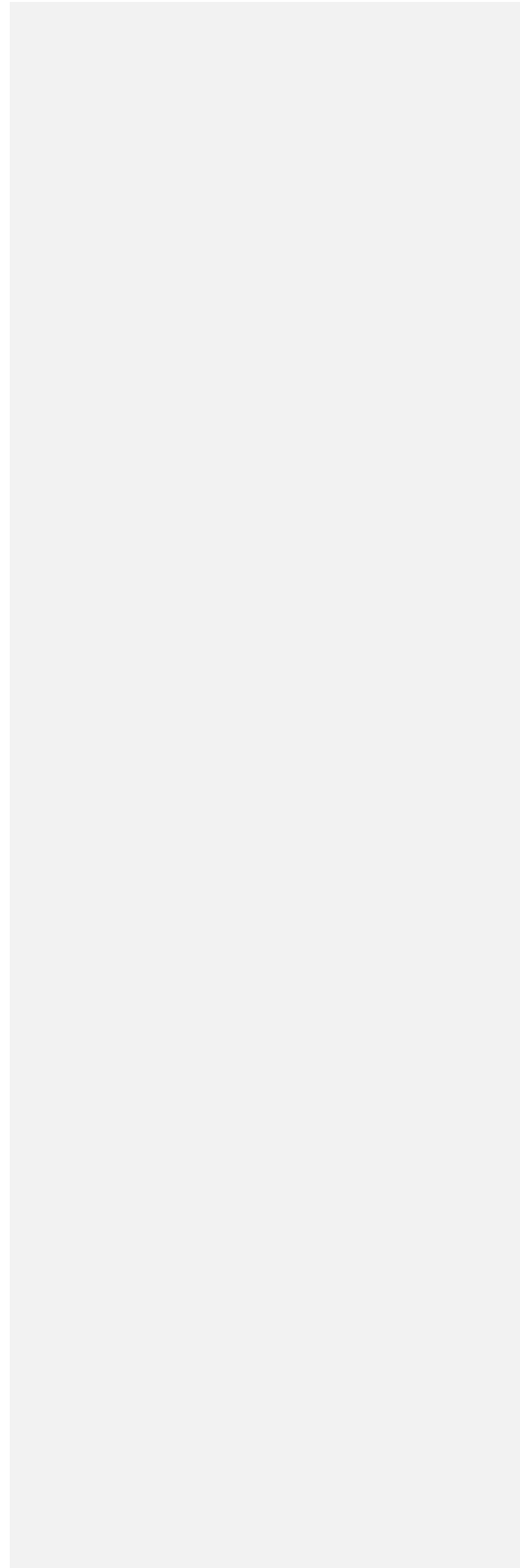
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Recommendation:

The Executive Director recommends that the CMFA Board of Directors approve the updated Policies and Procedures.





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## INFORMATIONAL ITEMS FOR THE CMFA SUMMARY AND RECOMMENDATIONS

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Item: Administrative Issues; A., B., C., D., E., F.

Action: Each meeting, the board has the opportunity to discuss, without taking any formal actions on items;

- A. Executive Director Report
  - B. Marketing Update
  - C. Membership Update
  - D. Transaction Update
  - E. Legislative Update
  - F. Procedures Guide
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## **PROCEDURAL ITEMS FOR THE CFSC SUMMARY AND RECOMMENDATIONS**

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Items: A1, A2, A3

Action: Pursuant to the by-laws and procedures of CFSC, each meeting starts with the call to order and roll call (A1) and proceeds to a review and approval of the minutes from the prior meeting (A2). After the minutes have been reviewed and approved, time is set aside to allow for comments from the public (A3).

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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:
  - a. Are in California communities.
  - b. Find it difficult to receive funding through other sources.
  - c. Have not received a charitable donation in the last year. This is not meant to include those organizations that have enjoyed a fee reduction through a CMFA financing.
  - d. Do not require compliance monitoring by the CMFA or CFSC.
  - e. Are not in a category listed below:
    - i. Individuals, including individual 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. Targeted Populations: Youth, Seniors, Low/Moderate Income Individuals
5. Staff will distribute and process all charitable grants.
6. Charitable grants are not intended to supplant governmental funds.

# Index of Charities

<b>Name</b>	<b>List Date</b>	<b>Page #</b>
29 Palms Community Food Pantry & Outreach Ministries, Inc.	6/26/2014	1
Agape Villages, inc.	4/9/2015	2
Augusta Communities	2/6/2015	3
Brother Benno Foundation, Inc.	10/10/2014	4
Creativity Explored	3/20/2015	5
Family Assistance Ministries	8/8/2014	6
Good Samaritan Family Resource Center	4/9/2015	7
iHOPE	5/2/2014	8
Kathy's House Inc.	5/23/2014	9
LMWS INC dba Pacific Lifeline	1/16/2015	10
MDP Foundation (Martin de Porres House of Hospitality)	4/9/2015	11
National Veterans Transition Services, Inc.	6/13/2014	12
Orange County Fine Arts, Inc.	6/13/2014	13
Phoenix Learning Center Program of Julian Charter School, Inc.	12/12/2014	14
Project Hope Alliance	3/20/2015	15
Sacramento Loaves and Fishes	5/23/2014	16
Swords into Plowshares	6/13/2014	17
The Center for Social and Academic Advancement (CASA)	6/13/2014	18
The Children's Village of Sonoma County	10/10/2014	19
The Leaven	4/9/2015	20
The Leukemia & Lymphoma Society	3/21/2014	21
Turrill Transitional Assistance Program, Inc.	6/13/2014	22
VNW Circle of Care	6/26/2014	23

29 Palms Community Food Pantry & Outreach Ministries, Inc.

PO Box 99, 6450 Star Dune Avenue

Twentynine Palms , CA 9277 County San Bernardino

FEIN 41-2137255 Founded: 2005

Previous Donation:  Yes  No List Date 6/26/2014

**Mission:**

New Life Chapel fulfills a "short-term" need in the community by providing quality nonperishable food items to the hungry. Our volunteer staff of over 40 people assists our neighbors who range in age from their early 20s, to senior citizens. Families served come from the following communities in the Victor Valley; Adelanto, Apple Valley, Hesperia, Victorville, Oak Hills, Phelan and several who related that they were homeless. For Thanksgiving and Christmas, 200 boxes were provided to our neighbors so that they could prepare their Christmas meal. We also deliver food boxes to our neighbors who are "shut-ins" (51 families) and not able to come to the food pantry. Because of monetary and volunteer constraints, the food pantry is open on the last Saturday of the month from 9:00 a.m. - 11:00 a.m. serving an average of 100 (including 55 shut-ins) families. During the week, neighbors come to the church office to sign-up for assistance and may also receive groceries at that time.

**Impact:**

A donation would assist in assisting the needy of Twentynine Palms

**Financial Information:** IRS Form 990EZ for FY 2012

Revenues:	Amount	%	Notes
Government/Earned			
Contributions	33,656	100.0%	
Other			
Total Revenue:	<u>\$33,656</u>	<u>100.0%</u>	
Expenses:			
Program	\$23,395	100.0%	
Administration			
Fund Raising			
Total Expenses:	<u>\$23,395</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$10,261</u>		
Net Assets:	<u>\$20,268</u>		

BOD: Karen Brodie; Lon Cosgriff; Grace Lebda; Joseph Matoush; Dennis Hougard; Denise Perez; Krista McVery; Jamie Smith



Agape Villages, inc.  
 3160 Crow Canyon Place, Suite 120  
 San Ramon , CA 94583 County Contra Costa  
 www.agapevillages.org

FEIN 68-0226944 Founded: 1958

Previous Donation:  Yes  No \$15,000 10/11/2013 List Date 4/9/2015

**Mission:**

Agape Villages mobilizes community resources to provide quality homes, innovative solutions and the highest of professional services to disadvantaged children and their families to meet their needs, maximize their potential and lead toward a better and brighter future.

Agape Villages began its ministry in 1958 as Sierra Children's Home and evolved into a network of regional group homes. In 1995 we moved to foster family care, at which time the agency name changed to AGAPE VILLAGES. In the over half a century since 1958, we have served more than 5,000 of California's most troubled youth. Agape Villages remains committed to the same principles that energized the agency's founders: our Christian values; providing the very highest level of professional services to disadvantaged children and their families; devotion to the people who choose to provide loving foster care for homeless and disadvantaged children that depend on us to help them recover and reshape their futures.

**Impact:**

A donation would assist in providing services to Foster/Adoption program

**Financial Information:** IRS Form 990 for FY 2011

Revenues:	Amount	%	Notes
Government/Earned	\$1,698,052	75.6%	
Contributions	547,132	24.4%	
Other			
<b>Total Revenue:</b>	<b><u>\$2,245,184</u></b>	<b><u>100.0%</u></b>	
<b>Expenses:</b>			
Program	\$1,808,355	88.4%	
Administration	138,282	6.8%	
Fund Raising	<u>98,747</u>	<u>4.8%</u>	
<b>Total Expenses:</b>	<b><u>\$2,045,384</u></b>	<b><u>100.0%</u></b>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$199,800</u>		
Net Assets:	<u>(\$3,724,297)</u>		

BOD: Ddavid Lee; Henry Lawson; Desirae Nunez; Walter Bruce; Theris Coats; Charlene Cobb; Janet Kleyn; Carolyn Miller; Stephanie Pino; Gloria Robertson

Augusta Communities  
400 North Mountain Ave, Suite 205  
Upland , CA 91786  
augustacommunities.org

County San Bernardino

FEIN 33-0847964 Founded: 1998

Previous Donation:  Yes  No

List Date 2/6/2015

**Mission:**

Augusta Communities is a non-profit housing organization that was founded in 1998 to provide affordable housing opportunities for households of modest means through the acquisition, rehabilitation or preservation of existing mobile home park communities.

Unlike for-profit owners, Augusta Communities does not make rent, maintenance, capital improvement or other ownership decisions based on optimizing profits. We make these decisions based on how we can make our communities cleaner, safer and more enjoyable places to live, while keeping our focus on affordability.

Augusta Communities is particularly sensitive to the impact rent increases can have on the homeowners living in our mobile home parks. In our parks, rent increases are often lower than permitted under local rent control ordinances. We also offer rent subsidies to qualified households because protecting residents from large or unanticipated rent increases is important.

**Impact:**

The park still has two vacant sites and Augusta has exhausted its funds for purchasing more rental units. A donation would be used in the purchase of these units.

**Financial Information:** IRS Form 990 for FY 2012

Revenues:	Amount	%	Notes
Government/Earned	\$1,476,688	98.2%	
Contributions			
Other	<u>27,489</u>	<u>1.8%</u>	
Total Revenue:	<u>\$1,504,177</u>	<u>100.0%</u>	
Expenses:			
Program	\$1,509,119	90.8%	
Administration	152,173	9.2%	
Fund Raising			
Total Expenses:	<u>\$1,661,292</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>(\$157,115)</u>		
Net Assets:	<u>\$354,379</u>		

BOD: Lee C. McDougal; Gary T. Limon; Chester K. Britt III; Michael Landa

Brother Benno Foundation, Inc.

3260 Production Avenue

Oceanside , CA 92058 County San Diego

www.brotherbenno.org

FEIN 33-0051575 Founded: 1983

Previous Donation:  Yes  No \$10,000 8/10/2012 List Date 10/10/2014

**Mission:**

Brother Benno's is committed to functioning with the very minimum amount of paid staff to accomplish our mission and to enlist the greatest number of volunteers to help with the same goal. Many of our administrative costs are covered by proceeds from our Thrift Store and furniture sales. We operate ten facilities. In addition to our main Center at 3260 Production Avenue in Oceanside, we have eight residences that provide housing for men and women in recovery from drug and alcohol abuse, for homeless women and women with children, and for our Servants of the Poor. We also operate a Thrift Shop at 3955 Mission Avenue in Oceanside. The majority of those we serve are working poor families, the disabled, and low-income senior citizens; a small percentage are the homeless.

We are a non-denominational organization that reaches out to those in need. We are all about love, and about building bridges instead of walls.

**Impact:**

A donation would be used as part of the purchase price for a Refrigerator Truck to transport food to the needy. The total cost of the truck is \$65,000 and they received a grant from SD County

**Financial Information:** IRS Form 990 for FY 2012

Revenues:	Amount	%	Notes
Government/Earned	\$389,392	16.5%	SD County granted \$10,000 for the truck. A donation would be designated "Refrigerator Truck Fund."
Contributions	1,920,822	81.6%	
Other	<u>42,699</u>	<u>1.8%</u>	
Total Revenue:	<u>\$2,352,913</u>	<u>100.0%</u>	
Expenses:			
Program	\$1,935,971	95.5%	Much of the earned revenue was from the thrift store.
Administration	27,862	1.4%	
Fund Raising	<u>63,763</u>	<u>3.1%</u>	
Total Expenses:	<u>\$2,027,596</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$325,317</u>		
Net Assets:	<u>\$3,081,498</u>		

BOD: Harold Kutler; Kay Kutler; Daniel Boone; John Blasier; Mary Robinson; Helen Parsons; William Sauer; Jim O'Connell; Abbot Charles Wright; Richard Shlemmer

Creativity Explored

3245 16th Street

San Francisco , CA 94103 County San Francisco

www.creativityexplored.org

FEIN 94-2801050 Founded: 1983

Previous Donation:  Yes  No List Date 3/20/2015

**Mission:**

We are committed to supporting people with developmental disabilities in their quest to become working artists, and to promoting their work as an emerging and increasingly important contribution to the contemporary art world.

Creativity Explored exists to provide people with developmental disabilities the opportunity to express themselves through the creation of art. Additionally, we provide studio artists the opportunity to earn income from the sale of their artwork and to pursue a livelihood as a visual artist to the fullest extent possible.

A key focus of Creativity Explored's services is to support those individuals with developmental disabilities who wish to become self-employed artists in creating and operating fully viable and profitable businesses.

**Impact:**

A donation would assist the organization in the furtherance of their program

**Financial Information:** IRS Form 990 for FY 2013

Revenues:	Amount	%	Notes
Government/Earned	\$1,550,280	80.3%	The vast majority of the Government/Earned is the sale of artwork.
Contributions	379,229	19.6%	
Other	<u>439</u>	<u>0.0%</u>	
Total Revenue:	<u>\$1,929,948</u>	<u>100.0%</u>	
Expenses:			
Program	\$1,445,413	79.3%	
Administration	229,901	12.6%	
Fund Raising	<u>148,355</u>	<u>8.1%</u>	
Total Expenses:	<u>\$1,823,669</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$106,279</u>		
Net Assets:	<u>\$997,256</u>		

BOD: Sara Davis; Nina Sazevich; Joan Avallone; David Hansen; Edward Baba; Amy Eliot; Ilan Hornstein; Hannah Kahn; Don Lusty; Cindy Morton; Jeff Spicer; Meg Spriggs; Kris Twining; Brenda Tucker; Kathryn Morrison; Catherine Norris

Family Assistance Ministries

1030 Calle Negocio

San Clemente , CA 92676 County Orange

www.family-assistance.org

FEIN 33-0864870 Founded: 1999

Previous Donation:  Yes  No List Date 8/8/2014

**Mission:**

The Gilchrist House is owned and operated by Family Assistance Ministries and offers transitional shelter for single women and women with children under 12 years of age. Residents may stay at the shelter for up to a year as they progress through the program. Residents must be clean and sober and must be employable. The Gilchrist House is a four-unit complex with 26-bed capacity. Residents are required to be clean and sober for 120 days prior to admission. Our program begins with a 30 day trial and can be extended up to 12 months. The program offers case management, life skills classes, budget counseling and referrals to job counseling and training, as well as debt counseling. The program is geared toward helping women without housing due to emergency situations such as loss of a job, spouse/partner, illness, death in family, past substance abuse, etc. become stabilized, return to work, and eventually enter permanent housing. Fees depend on ability to pay and length of stay.

**Impact:**

A donation would be used to assist the program

**Financial Information:** IRS Form 990 for FY 2013

Revenues:	Amount	%	Notes
Government/Earned			
Contributions	3,276,755	100.0%	
Other	4	0.0%	
<b>Total Revenue:</b>	<b><u>\$3,276,759</u></b>	<b><u>100.0%</u></b>	
Expenses:			
Program	\$3,078,105	93.9%	
Administration	186,698	5.7%	
Fund Raising	<u>14,113</u>	<u>0.4%</u>	
<b>Total Expenses:</b>	<b><u>\$3,278,916</u></b>	<b><u>100.0%</u></b>	
Excess/(Deficit) of Revenues Over Expenses:	<u>(\$2,157)</u>		
Net Assets:	<u>\$484,583</u>		

BOD: Andrew Donchak; Julie Puentes; Fred Meyer; William Maxwell; Al Beuerlein; Ken Caresio; Betsy Flint; Richard Guerrero; Bob Harnar; Rev. Jim King; Larry Leisenring; Vito Mastro; Nick Mastroni; Cyrus Mavalvala; Jan McKay; Avarelle Silver-Westrick

Good Samaritan Family Resource Center

1294 Potrero Avenue

San Francisco , CA 94110 County San Francisco

goodsamfrc.org

FEIN 94-3154078 Founded: 1894

Previous Donation:  Yes  No

List Date 4/9/2015

**Mission:**

In San Francisco, Episcopalians influenced by London's Toynbee Hall and Chicago's Hull House, founded the Good Samaritan Mission in 1894. Originally serving immigrants from Scotland, Ireland, England and Western Europe, after 120 years of service, Good Samaritan has since worked with people from every corner of the world.

In a nation built by immigrants striving to create a brighter future, Good Samaritan believes struggling newcomer families and their children deserve the opportunity to succeed in their new home, and to strengthen our shared democracy. Every day, we help young children, youth and their families to obtain the skills, support and resources they need to overcome the challenges of poverty and displacement, and to improve the world we share.

**Impact:**

A donation would assist in continuing the good work of the organization.

**Financial Information:** IRS Form 990 for FY 2013

Revenues:	Amount	%	Notes
Government/Earned	\$1,182,743	63.5%	
Contributions	679,899	36.5%	
Other	<u>667</u>	<u>0.0%</u>	
Total Revenue:	<u>\$1,863,309</u>	<u>100.0%</u>	
Expenses:			
Program	\$1,623,699	80.0%	
Administration	249,223	12.3%	
Fund Raising	<u>157,743</u>	<u>7.8%</u>	
Total Expenses:	<u>\$2,030,665</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>(\$167,356)</u>		
Net Assets:	<u>\$3,762,944</u>		

BOD: Kat Taylor; Frank DeRosa; Bob Hernandez; Bao-Tran Ausman; Kay Bishop; Rosalyn Chen; Robert Cornwell; John Gannon; Alan Levinson; Vangie Lopez; Alejandro Martin; Lucija Muratovic; Beth Richardson; Sandra Vivanco; Charmaine Yu

iHOPE

106 W. Canada

San Clemente , CA 92672 County Orange

www.ihopec.org

FEIN 27-0197900 Founded: 2010

Previous Donation:  Yes  No List Date 5/2/2014

**Mission:**

The organization's purpose is to improve the quality of life and health of low income families by providing basic services to the homeless and working poor in Orange County, CA. This will be done by helping them access basic wraparound services such as housing, medical, mental health, food, clothing, case management, counseling, tutoring at public agencies or through private resources, and by providing community leadership and involvement opportunities to obtain services for the families and to generate awareness of homelessness and poverty in Orange County.

**Impact:**

A donation would assist the organization in furthering their mission

**Financial Information:** IRS Form 990 for FY 2012

Revenues:	Amount	%	Notes
Government/Earned	\$19,930	6.5%	
Contributions	272,870	89.5%	
Other	<u>12,098</u>	<u>4.0%</u>	
Total Revenue:	<u>\$304,898</u>	<u>100.0%</u>	
Expenses:			
Program	\$112,495	47.8%	
Administration	122,882	52.2%	
Fund Raising			
Total Expenses:	<u>\$235,377</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$69,521</u>		
Net Assets:	<u>\$137,278</u>		

BOD: Ronald Dean Blake, Edmond M. Connor; Cathy Domenichini, Lana Fiore; Steve Hagy; Kathleen Kaiser; Paulette Kolbensschlag; Alan Moznnett; Rev Steve Sallot; Barbara Scheinman; Bob Sodergren; Max Wasinger; Jay Baird; Paul Bruce; Nancy McIntyre; Mike Harnetiaux

Kathy's House Inc.

P.O. Box 1466

San Juan Capistrano , CA 92693

County

Orange

www.kathyshousesjc.org

FEIN

33-0809761

Founded:

Previous Donation:  Yes  No

List Date 5/23/2014

**Mission:**

Kathy's House is a non-profit charitable organization which was founded on Christian principles. It's purpose is to provide shelter and other support to women and children in need.

Kathy's House has been in existence for over 16 years and has helped over 500 families get a fresh start in life and heal from the hurts of violence and alcohol or drug abuse. It is not a detox for recovering addictions. It is a long term program designed to help a woman with or without her children, get a fresh start in life and learn skills to help her accomplish healthy goals and behaviors for a successful and fulfilling life.

**Impact:**

A donation would assist their program

**Financial Information:** IRS Form 990EZ for FY 2012

Revenues:	Amount	%	Notes
Government/Earned	\$35,948	31.2%	990EZ does not break out Admin due to the size of the program
Contributions	78,521	68.1%	
Other	<u>769</u>	<u>0.7%</u>	
Total Revenue:	<u>\$115,238</u>	<u>100.0%</u>	
Expenses:			
Program	\$96,125	100.0%	
Administration			
Fund Raising			
Total Expenses:	<u>\$96,125</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$19,113</u>		
Net Assets:	<u>\$215,064</u>		

BOD: Diana Spitz; Terry Barringer; Lisa Phillips; Barbara Niksch



LMWS INC dba Pacific Lifeline

PO Box 1424

Upland , CA 91785 County San Bernardino

www.pacific-lifeline.org

FEIN 94-6103171 Founded: 1910

Previous Donation:  Yes  No

List Date 1/16/2015

**Mission:**

Lifeline Ministries was founded in San Francisco in 1910. It started serving homeless women and their children in 1989. In November 1995, Lifeline Ministries expanded to southern California by opening a second shelter, Pacific Lifeline. Again, the shelter filled a critical gap in the social services available in the local community, this time serving homeless women and their children from San Bernardino, east Los Angeles, and Riverside counties.

In January 2000, Lifeline Ministries decided to consolidate its program to southern California. The cost of living in San Francisco had made it increasingly difficult to bring families to financial independence, while the cost of living in southern California was more manageable. With the headquarters and program located in Upland, Lifeline Ministries is continuing to provide the proven services of the founding program, empowering women to better their lives and get to the point where they can support their families.

**Impact:**

A donation would be used to assist their program.

**Financial Information:** IRS Form 990 for FY 20112

Revenues:	Amount	%	Notes
Government/Earned			They provide counseling and job services in addition to shelter.
Contributions	313,892	95.8%	
Other	<u>13,599</u>	<u>4.2%</u>	
Total Revenue:	<u>\$327,491</u>	<u>100.0%</u>	
Expenses:			
Program	\$217,805	80.9%	
Administration	16,300	6.1%	
Fund Raising	<u>35,241</u>	<u>13.1%</u>	
Total Expenses:	<u>\$269,346</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$58,145</u>		
Net Assets:	<u>\$714,681</u>		

BOD: Maureen Bouma; John Arthur Brubaker; Perry Engle; Dorothy Gish; Kaye Henley; Ken Hoke; A. Serounian Keir; Olivia Sevilla; Don McNiven

MDP Foundation (Martin de Porres House of Hospitality)

225 Potrero Avenue

San Francisco , CA 94103 County San Francisco

www.martindeporres.org

FEIN 94-2994037 Founded: 1971

Previous Donation:  Yes  No

List Date 4/9/2015

**Mission:**

Martin's, as it is affectionately known, is a free restaurant, serving breakfast and lunch during the week and brunch on Sundays. Our mission is to serve in the spirit of compassion, understanding and love.

Gentle personalism says that all persons have dignity; all persons have the right to be respected. It says that each person who comes to Martin's is a guest and is to be treated as such. It says that eating is a right, not a privilege, and that feeding the hungry is a matter of justice, not of charity.

All donations go to benefit those for whom the money is intended. It receives no Church or government funds. There is no salaried staff and almost no administrative costs. Martin's operates on the principle that what must get done will get done, and strives to develop a sense of personal responsibility towards the work.

**Impact:**

A donation would be used in the furtherance of their mission.

**Financial Information:** IRS Form 990 for FY 2013

Revenues:	Amount	%	Notes
Government/Earned			
Contributions	279,963	100.0%	
Other			
Total Revenue:	<u>\$279,963</u>	<u>100.0%</u>	
Expenses:			
Program	\$252,782	97.5%	
Administration	3,839	1.5%	
Fund Raising	<u>2,532</u>	<u>1.0%</u>	
Total Expenses:	<u>\$259,153</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$20,810</u>		
Net Assets:	<u>\$841,663</u>		

BOD: Charles Engelstein; Abby Lehman; Robert Anthony Spear; Russ DeSalvo

National Veterans Transition Services, Inc.

4141 Camino Del Rio South

San Diego , CA 92108 County San Diego

www.nvtsti.org

FEIN 80-0597403 Founded: 2010

Previous Donation:  Yes  No \$20,000 3/15/2013 List Date 6/13/2014

**Mission:**

NVTSTI is a San Diego-based 501 (c)(3) organization dedicated to assisting veterans in adjusting to civilian life and securing meaningful employment by combining best-practice performance social solutions and techniques. The organization was established by a group of retired high ranking Naval and Marine Corps officers and workforce development professionals who seek to fill a tremendous gap in the continuum of veteran services.

Our mission is to assist veterans in making a successful transition from military service to civilian life, with all veterans achieving, within their potential, their goals in the transition domains of employment and career, education, living situation, personal effectiveness/wellbeing, and community-life functioning.

**Impact:**

A donation would assist in continuing their program

**Financial Information:** IRS Form 990 for FY 2012

Revenues:	Amount	%	Notes
Government/Earned			
Contributions	1,116,406	100.0%	
Other	<u>166</u>	<u>0.0%</u>	
Total Revenue:	<u>\$1,116,572</u>	<u>100.0%</u>	
Expenses:			
Program	\$551,472	79.1%	
Administration	126,309	18.1%	
Fund Raising	<u>19,250</u>	<u>2.8%</u>	
Total Expenses:	<u>\$697,031</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$419,541</u>		
Net Assets:	<u>\$487,712</u>		

BOD: Ronne Froman; Maurice Wilson; Mike Malone; Jeremy Glaser; Jim Wong; Maddy Kilkenny; Ben Moraga; Debra Molyneux; Morris Casuto

Orange County Fine Arts, Inc.  
3851 S. Bear Street, Suite B-15

Santa Ana , CA 92704 County Orange

www.ocfinearts.org

FEIN 95-2512861 Founded: 1968

Previous Donation:  Yes  No

List Date 6/13/2014

**Mission:**

Art venues have an air of exclusivity, and often art workshops, artist demonstrations, and art classes come at high costs. Those issues coupled with reduced funding for art in our public schools lead to decreased exposure to the fine arts amongst the community at large. Orange County Fine Arts, Inc. (OCFA) is a small non-profit organization whose mission is to cultivate public interest in art and provide support of fine arts through arts education and scholarships for aspiring artists. OCFA boasts four galleries in two cities where artists of all ages hang and sell their artwork, and we open our workshop doors to art instructors of the community to teach art classes. Annually, OCFA participates in several events directed at or featuring children and young adults, including but not limited to the Imaginology Fair, the Imagination Celebration, the Arts Alive Festival in Mission Viejo, and the Irvine Global Village Festival. We pay particular attention to opening up the art world to the younger generations.

**Impact:**

A donation would assist in the organizations continuing operation.

**Financial Information:** IRS Form 990 for FY 2013

Revenues:	Amount	%	Notes
Government/Earned	\$116,666	78.4%	\$116,666 of income is from rental space fees
Contributions	25,258	17.0%	
Other	<u>6,866</u>	<u>4.6%</u>	
Total Revenue:	<u>\$148,790</u>	<u>100.0%</u>	
Expenses:			
Program	\$139,358	100.0%	
Administration			
Fund Raising			
Total Expenses:	<u>\$139,358</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$9,432</u>		
Net Assets:	<u>\$127,252</u>		

BOD: Ann Jones; Jeffrey Howe; Jila Hakimi; Marillyn Brame; Matt Olsen; Maureen MacDonald; Max Yamada; Mina Zivkovic; Nick Treadway; Russell McCall; Thomas Tom; Touraj Hakimi; Victoria Rivett; Laura Robinson; Vivian Kiani

Phoenix Learning Center Program of Julian Charter School, Inc.

777 Santa Fe Drive

Encinitas , CA 92024 County San Diego

sites.juliancharterschool.org/phoenixlc/

FEIN 33-0894086 Founded:

Previous Donation:  Yes  No \$5,000 9/20/2013 List Date 12/12/2014

**Mission:**

**Vision:** The vision of Phoenix Learning Center is to create a community of compassionate, innovative, life-long learners who continually strive for excellence. Our program’s aim is to promote an academically rigorous curriculum that values the different interests, learning styles, and abilities of each student. **Curriculum Goals:** Our program is designed to teach the California state standards while using differentiated curriculum addressed in the California GATE standards, such as acceleration, novelty, depth and complexity. Through differentiation of the core curriculum, the program creates opportunities for students to become analytic thinkers, creative producers and practical problem solvers. Lessons emphasize critical thinking skills, inquiry, and connections to universal concepts through cooperative learning experiences and class discussions. A variety of research-based instructional strategies and materials are used throughout the grade levels to meet the needs of all students.

**Impact:**

A donation would be used to enhance their program.

**Financial Information:** IRS Form 990 for FY 2013

Revenues:	Amount	%	Notes
Government/Earned	\$14,969,080	94.1%	
Contributions	928,333	5.8%	
Other	<u>5,710</u>	<u>0.0%</u>	
Total Revenue:	<u>\$15,903,123</u>	<u>100.0%</u>	
Expenses:			
Program	\$12,248,543	78.1%	
Administration	3,438,326	21.9%	
Fund Raising			
Total Expenses:	<u>\$15,686,869</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$216,254</u>		
Net Assets:	<u>\$1,996,506</u>		

BOD: Roxanne Huebescher; Susan Schumacher; Kevin Ogden; Teresa Saueressig; Kathleen Hedrick

Project Hope Alliance  
 1954 Placentia Ave, #202  
 Costa Mesa , CA 92627 County Orange  
 www.projecthopealliance.org

FEIN 75-3099628 Founded: 2003

Previous Donation:  Yes  No List Date 3/20/2015

**Mission:**

Childhood homelessness is Orange County’s best-kept secret. In the midst of affluence and glamor, this county is also home to intense poverty. It is shocking, upsetting, frightening, and largely unknown. Its victims are anonymous and its consequences severe. It is also solvable. The whole environment of homelessness is inadequate and exposure is incredibly threatening to the healthy mental, physical, and emotional growth of a child. Feelings of shame and uncertainty invade the freedom of childhood innocence. We have a tutoring program to assist children. Educational rifts are especially telling of the oppressive nature of childhood homelessness. Classroom performance is severely impacted by home stability and nourishment. Without these things, it becomes difficult for a child to succeed academically. Homeless children are four times more likely to receive low scores in math, spelling, reading and vocabulary. They are nine times more likely to repeat a grade and four times more likely to drop out of high school.

**Impact:**

A donation would provide additional funds to further their mission.

**Financial Information:** IRS Form 990 for FY 2013

Revenues:	Amount	%	Notes
Government/Earned			Founded date is the date of the IRS ruling on their nonprofit status. Their web site states they have been providing services for over 25 years.
Contributions	646,439	100.0%	
Other	<u>194</u>	<u>0.0%</u>	
Total Revenue:	<u>\$646,633</u>	<u>100.0%</u>	
Expenses:			
Program	\$639,021	81.3%	
Administration	103,809	13.2%	
Fund Raising	<u>43,044</u>	<u>5.5%</u>	
Total Expenses:	<u>\$785,874</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>(\$139,241)</u>		
Net Assets:	<u>\$397,751</u>		

BOD: Lidija Davidson; Hayes Drumwright; Thomas West; Vanessa Locklin; Lynn Hemans; Melissa Beck; Lisa Riggs; Michelle Bailey; Joseph Perkins; Nate Fiske; Joe Lewis

Sacramento Loaves and Fishes

1351 North C. Street

Sacramento , CA 95811 County Sacramento

www.sacloaves.org

FEIN 68-0189897 Founded: 1983

Previous Donation:  Yes  No

List Date 5/23/2014

**Mission:**

Without passing judgment, and in a spirit of love and hospitality, Loaves & Fishes feeds the hungry and shelters the homeless. We provide an oasis of welcome, safety, and cleanliness for homeless men, women and children seeking survival services.

Founded in 1983, we are governed by a board of directors selected from Loaves & Fishes and from the community-at-large – people who have demonstrated compassion and concern about the needs of the homeless and the indigent poor.

We recognize the dignity and spiritual destiny of each person, and hope by our attitude of hospitality and love, to nourish not only the physical needs of those who come to Loaves & Fishes, but also their spiritual need for love, acceptance, respect, and friendship.

We serve each person with the belief that "as often as you did it for one of my least brothers and sisters, you did it for me." (Matthew 25:40)

**Impact:**

A donation would assist in providing food and shelter for the needy.

**Financial Information:** IRS Form 990 for FY 2012

Revenues:	Amount	%	Notes
Government/Earned	\$100,298	2.3%	Earned income is from Rent
Contributions	4,241,432	97.5%	
Other	<u>9,357</u>	<u>0.2%</u>	
Total Revenue:	<u>\$4,351,087</u>	<u>100.0%</u>	
Expenses:			
Program	\$3,883,236	89.2%	
Administration	231,776	5.3%	
Fund Raising	<u>239,820</u>	<u>5.5%</u>	
Total Expenses:	<u>\$4,354,832</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>(\$3,745)</u>		
Net Assets:	<u>\$6,706,488</u>		

BOD: Norm Fadness; Chris Delany; Dorothy R. Smith; Don Fado; Gerrie Backerville; Karen Banker; Robert Pinkerton; Sue Supple; Ron Blubaugh; Glennah Trochet; Brother Mark Schroeder

Swords into Plowshares  
 1060 Howard Street  
 San Francisco , CA 94103 County San Francisco  
 www.swords-to-plowshares.org

FEIN 94-2260626 Founded: 1976

Previous Donation:  Yes  No \$30,000 11/18/2011 List Date 6/13/2014

**Mission:**

At Swords to Plowshares, veterans work one-on-one with job counselors to address their individual needs, overcome obstacles to employment, and determine a long-term career plan. We developed "Career Pathways," a nationally acclaimed vocational training model, to create meaningful job opportunities for all veterans. The Career Pathways program trains military veterans for jobs in high-growth, high-wage industries, such as clean energy, green marketing, transportation and healthcare.

**Impact:**

A donation would assist in the operation of their program

**Financial Information:** IRS Form 990 for FY 2013

Revenues:	Amount	%	Notes
Government/Earned	\$6,851,502	58.8%	
Contributions	3,737,532	32.1%	
Other	<u>1,065,941</u>	<u>9.1%</u>	
Total Revenue:	<u>\$11,654,975</u>	<u>100.0%</u>	
Expenses:			
Program	\$8,732,195	85.7%	
Administration	1,091,978	10.7%	
Fund Raising	<u>359,234</u>	<u>3.5%</u>	
Total Expenses:	<u>\$10,183,407</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$1,471,568</u>		
Net Assets:	<u>\$6,054,231</u>		

BOD: Peter McCorkell; Stacey Sprenkel; Steven Plath; Ben Suncin; Evette Davis; Ian Sharpe; Javier Tenorio; Joannette Sorkin; Judy Kridle; Larry Rosenberger; Maceo May; Paul Cox; Rick Houlberg; Robert Trevorow; Steve Snyder; Townsend Walker



The Center for Social and Academic Advancement (CASA)

4704 Ramsay Avenue

San Diego , CA 92122 County San Diego

www.casasd.org

FEIN 33-0878736 Founded: 1999

Previous Donation:  Yes  No

List Date 6/13/2014

**Mission:**

The Center for Academic and Social Advancement (CASA) is a non-profit organization dedicated to inciting multi-level change in learners and their communities by connecting San Diego college students with underserved youth across San Diego county. We are committed to: Providing university students the real world experience working in local communities and learning by doing "theory in practice;" Preparing P-6th graders to imagine their fullest potential in future learning opportunities and beyond; Inspiring social citizenship ( giving back to your community) in learners of all ages; Developing critical, innovative, and creative thinkers that will benefit San Diego county's future. Through collaborations with over twenty community groups and higher education entities such as the University of California, San Diego, CASA facilitates seven programs in five sites throughout San Diego County in order to serve hundreds of San Diego college students, children, and their families each year.

**Impact:**

A donation would be used for current needs.

**Financial Information:** IRS Form 990EZ for Fiscal Year 2012

Revenues:	Amount	%	Notes
Government/Earned			Smaller programs usually do not have a separate breakout of "Admin" costs.
Contributions	30,705	100.0%	
Other			
<b>Total Revenue:</b>	<b><u>\$30,705</u></b>	<b><u>100.0%</u></b>	
Expenses:			
Program	\$31,904	100.0%	
Administration			
Fund Raising			
<b>Total Expenses:</b>	<b><u>\$31,904</u></b>	<b><u>100.0%</u></b>	
Excess/(Deficit) of Revenues Over Expenses:	<b><u>(\$1,199)</u></b>		
Net Assets:	<b><u>\$13,244</u></b>		

BOD: Jim Bliesner; Olivia Puentes Reynolds; Alma Vasquez; Berenice Badillo; M. Lourdes Duran; Kirby White

The Children's Village of Sonoma County

1321 Lia Lane

Santa Rosa , CA 95404 County Sonoma

www.thechildrensvillage.com

FEIN 68-0412763 Founded: 1999

Previous Donation:  Yes  No \$15,000 10/11/2013 List Date 10/10/2014

**Mission:**

The mission of The Children's Village of Sonoma County is to provide nurturing, stable family homes in a multi-generational, enriched environment for children and their siblings in foster care.

Our Goals:

- Establish a family-like setting for children in foster care
- Provide enrichment activities focusing on each child's interests and talents
- Provide opportunity for sibling groups to grow up together
- Maximize stability and minimize multiple placements
- Prepare for successful transition to adulthood

**Impact:**

A donation would enhance their mission

**Financial Information:** IRS Form 990 for FY 2012

Revenues:	Amount	%	Notes
Government/Earned	\$1,716,949	78.0%	
Contributions	410,354	18.6%	
Other	<u>74,249</u>	<u>3.4%</u>	
Total Revenue:	<u>\$2,201,552</u>	<u>100.0%</u>	
Expenses:			
Program	\$1,717,478	80.3%	
Administration	340,315	15.9%	
Fund Raising	<u>81,247</u>	<u>3.8%</u>	
Total Expenses:	<u>\$2,139,040</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$62,512</u>		
Net Assets:	<u>\$3,549,544</u>		

BOD: Denise Perkins; Linda McBride; Chris Martindill; Tracy Knoll; George Elias; Tricia Dickinson; Mark Miller; Gene Del Secco; Eric McHenry; Kathy DeVillers; Melinda Moir; Gwendolyn Toney

The Leaven  
 2320 Courage Drive, Suite 111  
 Fairfield , CA 94533  
 www.myleaven.com

County Solano

FEIN 26-3653717 Founded: 2005

Previous Donation:  Yes  No

List Date 4/9/2015

**Mission:**

The Leaven works in partnership with members of the local community; including businesses, police and fire departments, local government, school administrators and teachers, church groups and concerned neighbors to bring after-school mentoring and tutoring programs as a revitalization tool to struggling neighborhoods where dropout rates are out of control and gangs threaten the peace of the community.

in addition to after-school tutoring — weekend activities, summer and winter break educational programs, family-inclusive programs that empower parents to take a more active role in their children’s studies and the community, and events for the entire family.

**Impact:**

A donation would assist the organization in the continuation of their mission.

**Financial Information:** IRS Form 990 for FY2013

Revenues:	Amount	%	Notes
Government/Earned	\$10,052	1.9%	
Contributions	520,769	97.8%	
Other	<u>1,814</u>	<u>0.3%</u>	
Total Revenue:	<u>\$532,635</u>	<u>100.0%</u>	
Expenses:			
Program	\$394,403	76.0%	
Administration	94,082	18.1%	
Fund Raising	<u>30,507</u>	<u>5.9%</u>	
Total Expenses:	<u>\$518,992</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$13,643</u>		
Net Assets:	<u>\$52,014</u>		

BOD: Chief Joe Allio; Annette Fortney; David Zellner; Sheilah Tucker; Mat Fratus; Gary Gottschall; Ingrid Gustafson; Martha Lacy; Nadine Villalobos

The Leukemia & Lymphoma Society

60330W. Century Blvd

Los Angeles , CA 90045 County Los Angeles

[www.lls.org/#/aboutlls/chapters/calso/](http://www.lls.org/#/aboutlls/chapters/calso/)

FEIN 13-5644916 Founded: 1949

Previous Donation:  Yes  No \$35,000 7/1/2011 List Date 3/21/2014

**Mission:**

The mission of The Leukemia & Lymphoma Society (LLS) is: Cure leukemia, lymphoma, Hodgkin's disease and myeloma, and improve the quality of life of patients and their families.

LLS is the world's largest voluntary health agency dedicated to blood cancer. LLS funds lifesaving blood cancer research around the world and provides free information and support services.

Our Key Priorities will ensure that: The Leukemia & Lymphoma Society helps blood cancer patients live better, longer lives.

**Impact:**

Any donation would be used to further the mission of the organization

**Financial Information:** IRS Form 990 for FY 2012

Revenues:	Amount	%	Notes
Government/Earned	\$14,969	0.0%	The financial info is for the overall national organization. Any donation would be restricted to the Los Angeles Chapter
Contributions	282,657,104	96.5%	
Other	<u>10,150,920</u>	<u>3.5%</u>	
Total Revenue:	<u>\$292,822,993</u>	<u>100.0%</u>	
Expenses:			
Program	\$222,923,399	81.8%	
Administration	2,221,223	0.8%	
Fund Raising	<u>47,258,877</u>	<u>17.3%</u>	
Total Expenses:	<u>\$272,403,499</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$20,419,494</u>		
Net Assets:	<u>\$114,048,779</u>		

BOD: James A. Beck; William G. Gehnke; Jorge L. Benigtez; Peter B. Brock; A Dana Callow Jr.; Elizabeth J. Clark; Jorge Cortes; James H. Davis; Bernard H. Garil; D. Gary Gilliland; Pamela Jo Haylock; Raanan Horowitz; Richard M. Jeanneret; Armand Keating; Joseph B. Kelley; Marie V. McDemmond; Rodman N. Myers; Steven T. Rosen; Kenneth M. Schwartz; Kathryn C. Vecellio; William M. Ward Jr.; Louise E. Warner; Matthew J. Winter

Turrill Transitional Assistance Program, Inc.

2102 N. Arrowhead Ave. Suite A

San Bernardino , CA 92405 County San Bernardino

www.t-t-ap.org

FEIN 71-1012997

Founded: 2006

Previous Donation:  Yes  No

List Date 6/13/2014

**Mission:**

Turrill staff and board members work in collaboration with the Veterans Administration Loma Linda Healthcare System (VALLHS) to provide a wrap-around of outpatient services. Turrill provides an evaluation of immediate physical and/or psychological need and transportation to services, temporary housing, which includes their own bed, bedding, hygiene kit, shower/bath facilities, food and phone. New residents work with their case manager **to become employed and/or enrolled in job training or higher education program after entering the rehabilitation program.** Our program staff works closely with numerous government agencies, employers, employment agencies and job training programs. **They help veterans prepare for employment by providing vocational counseling, and courses in job preparedness, dressing for success, resume writing, interview skills, job search skills and fiscal management skills**

**Impact:**

The organization is in the process of opening a new residential facility in San Bernardino and a donation would assist in this project.

**Financial Information:** IRS Form 990 for FY 2012

Revenues:	Amount	%	Notes
Government/Earned	\$264,485	47.2%	
Contributions	293,322	52.4%	
Other	<u>2,475</u>	<u>0.4%</u>	
Total Revenue:	<u>\$560,282</u>	<u>100.0%</u>	
Expenses:			
Program	\$299,357	80.0%	
Administration	59,588	15.9%	
Fund Raising	<u>15,019</u>	<u>4.0%</u>	
Total Expenses:	<u>\$373,964</u>	<u>100.0%</u>	
Excess/(Deficit) of Revenues Over Expenses:	<u>\$186,318</u>		
Net Assets:	<u>\$217,351</u>		

BOD: Tom Kanavos; Danny Armil; Michael Stava; Paul Ricci; Scot Fisher; Patricia Cawunder; Laurie William-Armil; Margie Miller

VNW Circle of Care

PO Box 218

Temecula , CA 92593 County Riverside

www.ecomallbiz.com/vnwcircleofcare/door/

FEIN 73-1691246 Founded: 2007

Previous Donation:  Yes  No List Date 6/26/2014

**Mission:**

We serve about 400 families each week with grocery distribution 9 times a week at different locations. Our focus is serving nutritious food items that are high in protein, fresh produce, fresh dairy and we have also for the past 12 years, had the ability to provide vitamins and supplements for adults & children. Our recipients choose the food items that they will bring home, as we want to be conscientious of dietary restriction that some people have. We serve all that say they need help, we do not have by-laws that restrict us demographically or geographically, we serve many families that do not qualify with the government agencies or non-profits. Circle of Care networks with other organizations and resources to address the many needs a family may have, we also partner with other organizations to share resources.

**Impact:**

A donation would assist in providing food for the needy

**Financial Information:** IRS Form 990EZ for FY 2013

Revenues:	Amount	%	Notes
Government/Earned Contributions	24,129	100.0%	
Other	2	0.0%	
<b>Total Revenue:</b>	<b><u>\$24,131</u></b>	<b><u>100.0%</u></b>	
Expenses:			
Program	\$22,388	100.0%	
Administration			
Fund Raising			
<b>Total Expenses:</b>	<b><u>\$22,388</u></b>	<b><u>100.0%</u></b>	
Excess/(Deficit) of Revenues Over Expenses:	<b><u>\$1,743</u></b>		
Net Assets:	<b><u>\$10,110</u></b>		

BOD: Garland Gauthier; Charles Keim; Marcie Schumltz