



CALIFORNIA MUNICIPAL FINANCE AUTHORITY

Regular Meeting Agenda

Friday, December 8, 2023 @ 11:00 a.m.

City Hall, 200 S. Anaheim Blvd., 6th Floor, Anaheim, CA 92805

A. PROCEDURAL ITEMS FOR THE CMFA

1. Call to Order and Roll Call.

_____ Mr. Bob Adams

_____ Ms. Joya De Foor

_____ Ms. Deborah Moreno

_____ Mr. Andrew Alexander

_____ Mr. Justin McCarthy

2. Approve Minutes of the meeting(s) of the Board.

3. Public Comment.

C. ACTION ITEMS FOR THE CMFA

Consent:

4. Waiver of Second Reading and Adoption of Ordinance levying special taxes within California Municipal Finance Authority Community Facilities District No. 2023-15 (City of Lincoln - Twelve Bridges, Village 27). (Ordinance 23-17)

Regular Agenda:

5. Authorize the issuance of revenue bonds or other obligations to finance or refinance the following projects, the execution and delivery of related documents, and other related actions:

a. Watts Works, LP, (Watts Works Apartments), City of Los Angeles, County of Los Angeles; issue up to \$8,000,000 in tax-exempt and/or taxable revenue bonds. (Resolution 23-366)

b. LINC-Beaumont 2 APTS, LP, (Allegheny Apartments), City of Beaumont, County of Riverside; issue up to \$3,000,000 in tax-exempt and/or taxable revenue bonds; modifications to terms of up to \$13,000,000 in tax-exempt bonds originally issued in 2021. (Resolution 23-367)

c. Mabuhay and Lakehurst LP, a California limited partnership, (North Housing Senior Apartments), City of Alameda, County of Alameda; issue up to \$40,000,000 in tax-exempt and/or taxable revenue bonds. (Resolution 23-368)

d. 23036 Ventura, LP, a California limited partnership (Woodlake Family Apartments), City of Los Angeles, County of Los Angeles; for avoidance of doubt, the tax-exempt bonds approved pursuant to Resolution 23-325, adopted on October 13, 2023, may be issued from time to time (Resolution 23-369)

6. Authorize the giving of a charitable grant pursuant to the CMFA Charitable Affordable Housing Program:

a. SFF 2, LLC, a California limited liability company, (Townhomes at Gading Apartments), City of Hayward, County of Alameda; grant up to \$10,000 in charitable affordable housing grant. (Resolution 23-370)

b. 1317 SGA QOZB, LP or an affiliate thereof, (1317 S. Grand Apartments), City of Los Angeles, County of Los Angeles; grant up to \$10,000 in charitable affordable housing grant. (Resolution 23-371)

c. Housing Diversity or an affiliate thereof, (1411 S. Flower Apartments), City of Los Angeles, County of Los Angeles; grant up to \$10,000 in charitable affordable housing grant. (Resolution 23-372)

7. Authorize the annexation of territory within a Community Facilities District in the City of Palmdale, and other related actions:

a. Hold a Public Hearing regarding the annexation of territory to California Municipal Finance Authority Community Facilities District No. 2022-8 (City of Palmdale - Wildflower/Creekside Encore).

b. Approve Resolution submitting annexation of territory to and calling a special election in and for California Municipal Finance Authority Community Facilities District No. 2022-8 (City of Palmdale - Wildflower/Creekside Encore). (Resolution 23-373)

- c. Announcement of results of election.
- d. Approve Resolution declaring results of special annexation election and directing recording of amendment to notice of special tax lien in and for the California Municipal Finance Authority Community Facilities District No. 2022-8 (City of Palmdale - Wildflower/Creekside Encore). (Resolution 23-374)
- e. Introduction and Waiving First Reading of Amending Ordinance levying special taxes within California Municipal Finance Authority Community Facilities District No. 2022-8 (City of Palmdale - Wildflower/Creekside Encore). (Ordinance 23-18)

C. INFORMATIONAL ITEMS FOR THE CMFA

- 8. Administrative Issues.
 - a. Executive Director Report
 - b. Marketing Update
 - c. Membership Update
 - d. Transaction Update
 - e. Legislative Update
 - f. Legal Update
- 9. Adjournment.

Address for public inspection of certain meeting materials distributed to the Board of Directors: 2111 Palomar Airport Road, Suite 320, Carlsbad, California 92011.

A request for disability-related modification or accommodation, including auxiliary aids or services, may be made by any person with a disability who requires a modification or accommodation to participate in the public meeting by contacting Kirsten Borgquist, (760) 502-0050, kborgquist@cmfa-ca.com 2111 Palomar Airport Rd, Suite 320, Carlsbad, CA 92011.

This 2-page agenda was posted at _____ on _____, 2023 at _____.
Signed _____.



**CALIFORNIA FOUNDATION FOR STRONGER COMMUNITIES
CALIFORNIA FOUNDATION FOR PUBLIC FACILITIES**

Regular Meeting Agenda

Friday, December 8, 2023 @ 11:00 a.m.

City Hall, 200 S. Anaheim Blvd., 6th Floor, Anaheim, CA 92805

A. PROCEDURAL ITEMS FOR THE FOUNDATION

1. Call to Order and Roll Call.
 _____ Mr. Bob Adams _____ Mr. Andrew Alexander
 _____ Ms. Joya De Foor _____ Mr. Justin McCarthy
 _____ Ms. Deborah Moreno
2. Approve Minutes of the meeting(s) of the Board.
3. Public Comment.

B. ACTION ITEMS FOR THE FOUNDATION

4. Elect Board Members and Officers for the CFPF, CFSC, CMFA and SFAs.
5. Discuss and Approve Charitable Donation Recipients.

C. INFORMATIONAL ITEMS FOR THE FOUNDATION

6. Administrative Issues.
 - a. Executive Director Report
7. Adjournment.

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