

**NEBRASKA INVESTMENT FINANCE AUTHORITY**  
**BOARD OF DIRECTORS MEETING**

**Friday, December 15, 2023**  
**9:00 a.m.**

**NIFA's Conference Room**  
**1230 O Street, Suite 200, Lincoln, NE**

**Notice Published:   December 10, 2023 – Omaha World Herald**  
**December 10, 2023 – Lincoln Journal Star**

**AGENDA**

**Open Meetings Act** – Copies of the Open Meetings Act are located on the table at the entrance to the meeting room and posted against the wall and are online at:

<https://www.nifa.org/about/board-of-directors>

1. Call Meeting to Order and Roll Call
2. Introduction of New Board Member Ellen Hung
3. Public Comment Related to the December 15, 2023 Agenda Items (comment period limited to five minutes)
4. Consent Agenda
  - a. October 20, 2023 NIFA Board of Director Meeting Minutes
  - b. Executive Director's Report
  - c. Report on Homeownership Program
  - d. Report on Agriculture Loan Program, Including Loans in Process
  - e. Report on Homeowner Assistance Fund
  - f. Report on Nebraska Emergency Rental Assistance
  - g. Report on Community Engagement Activities

## **AGENDA**

**December 15, 2023**

- h. Report on Collaborative Resource Allocation of Nebraska (CRANE)
- i. Private Activity Bond Cap Summary

Consideration of a Motion to Approve the Minutes and Accept the Reports on the Consent Agenda as Presented.

## **Action Items – 95 minutes**

### **Industrial Development Bond Finance – 15 minutes**

- 5. Review and Consideration of Adoption of Amended and Restated Limited Purpose Intent Resolution No. DEV-2023-267A for the Issuance of Nebraska Investment Finance Authority Solid Waste Disposal Revenue Bonds (Blackshirt Feeders Project), Series 2024 in an Aggregate Principal Amount not to Exceed \$30,000,000 for the financing of the Solid Waste Disposal facilities related to the Construction of an Approximately 150,000-animal unit beef cattle feedlot to be located near Haigler, Nebraska

- 6. Adoption of State Bond Allocation

Allocation:	23-40-001
Issuer:	NIFA
Allocation Amount:	\$15,000,000
Allocation Classification:	Industrial Revenue

- 7. Adoption of State Bond Allocation

Allocation:	24-40-001
Issuer:	NIFA
Allocation Amount:	\$15,000,000
Allocation Classification:	Industrial Revenue

### **Agricultural Finance – 10 minutes**

- 8. Adoption of State Bond Allocation

Allocation:	24-30-001 – Agricultural Development Direct Loan Revenue
Issuer:	NIFA
Allocation Amount:	\$5,000,000

## **AGENDA**

**December 15, 2023**

Allocation Classification: Industrial Revenue

9. Consideration of a Motion to Adopt Bond Resolution No. 472 Authorizing the Issuance of up to \$5,000,000 in Aggregate Principal Amount of Agricultural Development Direct Loan Revenue Bonds, Series 2024 Through the Calendar Year Ending December 31, 2024 in Multiple Issues and Separate Series to Finance Farm Loans for First-Time Farmers and Ranchers

### **Single Family Housing Finance – 10 minutes**

10. Adoption of State Bond Allocation

Allocation: 24-20-001 - Single Family Revenue Bonds  
Issuer: NIFA  
Allocation Amount: \$650,000,000  
Allocation Classification: Housing

11. Ratification of the Public Hearing Held on Wednesday, December 13, 2023, at 9:30 a.m. for the Following:

Single Family Program - \$650,000,000

12. Consideration of a Motion to Adopt Bond Resolution No. 473 Authorizing the Issuance of One or More Series of Up to \$650,000,000 in Aggregate Principal Amount of Single Family Housing Revenue Bonds, Series 2024

### **Multifamily Finance – 15 minutes**

13. Consideration of Adoption of Limited Purpose Intent Resolutions for the Issuance of Nebraska Investment Finance Authority Multifamily Housing Revenue Bonds to Finance the following Multifamily Rental Housing Projects: Mural Nebraska, Lincoln, Nebraska and 18Howard, Omaha, Nebraska

### **Private Activity Volume Cap – 10 minutes**

14. Consideration of a Motion to Adopt Resolution No. 474 Authorizing (i) the Carry Forward Pursuant to Section 146(f) of the Internal Revenue Code of 1986 (the "Code") of up to \$47,600,000 of 2023 State Volume Cap for the Issuance of Bonds for Qualified Residential Rental Projects Financed Pursuant to Section 142(a)(7) of the Code; (ii) the

## **AGENDA**

**December 15, 2023**

Carry Forward Pursuant to Section 146(f) of the Code of up to \$15,000,000 of 2023 State Volume Cap for the Issuance of Bonds for a Solid Waste Disposal Facility Financed Pursuant to Section 142(a)(6) of the Code; and (iii) the Carry Forward Pursuant to Section 146(f) of the Code the Remaining 2023 State Volume Cap for the Issuance of Qualified Mortgage Revenue Bonds

### **Programs Committee – 35 minutes**

15. Consideration of a Motion to Adopt Resolution No. 475 Authorizing the Use of \$500,000 from the Nebraska Opportunity Fund (NOF) for a Revolving Loan Fund for the Teaching Nebraska Trades 2 (TNT2) Program
16. CRANE Program Discussion and LIHTC Recommendations

### **Strategic Topic – 20 minutes**

17. Multifamily Housing Lending Program Update

### **NIFA Highlights – 10 minutes**

18. Update on the Bond Market and NIFA's Upcoming Bond Sale
19. Consideration of Motion to Approve Resolution No. 476 Recognizing Michael Walden-Newman for his Service on the NIFA Board
20. Announcements and Discussion of Upcoming Events
  - a. New Staff Member – Peggy Ems
  - b. January Board Meeting
  - c. January Legislative Luncheon
21. Adjournment of Business Portion of Meeting
22. Non-Business Luncheon