

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

**Friday, December 9, 2022
9:00 a.m.**

**NIFA's Conference Room
1230 O Street, Suite 200, Lincoln NE 68508**

**Notice Published: December 4, 2022 – Omaha World Herald
December 4, 2022 – 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, posted against the wall and are online at <https://www.nifa.org/about/board-of-directors>

1. Call Meeting to Order and Roll Call – 5 minutes
2. Public Comment Related to the December 9, 2022, Agenda Items (comment period limited to five minutes) – 5 minutes
3. Consent Agenda – 5 minutes
 - a. October 14, 2022, NIFA Board of Director Meeting Minutes
 - b. Executive Director's Report
 - c. Service by NIFA Staff on Various Committees, Organizations and Boards as a Representative of NIFA
 - d. Report on Agricultural Program, Including Loans in Process
 - e. Report on Homeownership Program
 - f. Report on Homeowner Assistance Fund
 - g. Report on Community Engagement Activities

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

Consideration of a Motion to Approve the Minutes, Approve the Community Service Activities of Staff on Behalf of NIFA and Accept the Reports on the Consent Agenda

- 4. NIFA Strategic Planning Update – 15 minutes
- 5. Update Regarding ARPA Gap Funding Program – 5 minutes

Strategic Topic – 60 minutes

- 6. LIHTC Program Board Listening Session – 60 minutes

Action Items – 45 minutes

Multifamily Finance – 15 minutes

- 7. Ratification of Public Hearing held Thursday December 8th, 2022, at 9:30 a.m. for the Following Project:

Multifamily Housing Revenue Bonds
Kennedy Square East

- 8. Review and Consideration of Adoption of Bond Resolution No. MF-204 Authorizing the Issuance of Nebraska Investment Finance Authority Multifamily Housing Revenue Bonds (Kennedy Square East), Series 2023 in an Aggregate Principal Amount not to exceed \$13,700,000, in Connection with the Construction of an Approximate 63-unit Multifamily Housing Development to be Located in Omaha, Nebraska and the Approval of Private Activity Volume Cap
- 9. Review and 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: Foxtail South, Lincoln Nebraska, and Timbercreek Apartments, Omaha, Nebraska, and the Approval of Private Activity Volume Cap in Connection Therewith

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Agricultural Finance – 10 minutes

10. Adoption of State Bond Allocation

Allocation: 23-30-001 – Agricultural Development Direct Loan Revenue Bonds
Issuer: NIFA
Allocation Amount: \$5,000,000
Allocation Classification: Industrial Revenue

11. Consideration of a Motion to Adopt Bond Resolution No. 464 Authorizing the Issuance of up to \$5,000,000 in Aggregate Principal Amount of Agricultural Development Direct Loan Revenue Bonds, Series 2023 Through the Calendar Year Ending December 31, 2023, in Multiple Issues and Separate Series to Finance Farm Loans for Individual Farmers and Ranchers

Single Family Housing Finance – 10 minutes

12. Adoption of State Bond Allocation

Allocation: 23-20-001 – Single Family Revenue Bonds
Issuer: NIFA
Allocation Amount: \$500,000,000
Allocation Classification: Housing

13. Ratification of the Public Hearing Held on Thursday, December 8, 2022, at 9:30 a.m. for the Following:

Single Family Program – \$500,000,000

14. Consideration of a Motion to Adopt Bond Resolution No. 465 Authorizing the Issuance of One or More Series of up to \$500,000,000 in Aggregate Principal Amount of Single Family Housing Revenue Bonds, Series 2023

Private Activity Volume Cap – 10 minutes

15. Consideration of a Motion to Adopt Resolution No. 466 Authorizing (i) the Carry Forward Pursuant to Section 146(f) of the Internal Revenue Code of 1986 (the “Code”) of up to \$49,200,000 of 2022 State Volume Cap for the Issuance of Bonds for Qualified Residential Rental Projects Financed Pursuant to Section 142 of the Code and (ii) the

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Carry Forward Pursuant to Section 146(f) of the Code the Remaining 2022 State Volume Cap for the Issuance of Qualified Mortgage Revenue Bonds

NIFA Highlights – 20 minutes

16. Report on 2022 Series FG Single Family Housing Revenue Bond Sale and Market Update

17. Consideration of Motion to Approve Resolution No. 467 Recognizing Steve Wellman for his Service on the NIFA Board

18. Announcements and Discussion of Upcoming Events

- a. New Staff Member – Eileen Chalupa
- b. January Board Meeting

19. Adjournment of Business Portion of Meeting

20. Non-Business Luncheon – 30 minutes