



OKLAHOMA HOUSING FINANCE AGENCY

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January 29, 2013

**A regularly scheduled and quarterly meeting of Oklahoma Housing Finance Agency's ("OHFA") Board of Trustees has been scheduled to be held at 10:00 a.m. on Wednesday, January 30, 2013 at 100 Northwest 63<sup>rd</sup>, Will Rogers Room, 2<sup>nd</sup> floor, Oklahoma City, Oklahoma. The amended agenda for this meeting will be as follows:**

- 1. Consider a Resolution approving Minutes of the November 28, 2012 meeting of the Board of Trustees.**
- 2. Certification and award presentation.**
- 3. Consider a Resolution approving the Consolidated Annual Contributions Contracts ("CACCs") to OHFA by the U.S. Department of Housing and Urban Development ("HUD"), and approving and ratifying the execution of said CACC Contracts, along with any and all additional documents relating to amendments of said contracts, by the Executive Director of OHFA.**
- 4. Report on Section 8 Management Assessment Program (SEMAP)**
- 5. Consent Docket – The following items of business may be voted upon by a single vote of the Trustees without discussion, unless and except for any item which anyone of the Trustees desires to have discussion about at the meeting, in which case, each item so noted will be withdrawn from the Consent Docket and handled individually in order immediately following the completion of the Consent Docket:**
  - 5.1 Consider approval of a Resolution authorizing OHFA to reserve up to One Hundred Thousand Dollars (\$100,000) from the 2013 Affordable Housing Tax Credit Program Rural Development Set-aside for qualified owners of new construction rural developments funded under Section 515 of the Housing Act of 1949; authorizing the executive director to take such steps as may be required to carry out the actions approved herein.**
  - 5.2 Consider a Resolution approving and ratifying the actions of Staff and the Chairman in executing a partial release of the Tax Credit Regulatory Agreement (and Amendment) entered into by the owner of the Park Place Apartments, Oklahoma City, Oklahoma; reserving certain rights and conditions; approving the execution of a full release to be filed at the end of the Internal Revenue Code mandated three-year period.**
  - 5.3 Consider a Resolution approving the substitution of Chameleon Development, Inc. as the General Partner of the Owner of the Tax Credit Development known as Grand Prairie Apartments, Watonga, Oklahoma [OHFA file #05-06-19] subject to certain conditions and terms.**



**5.4 Consider a Resolution approving form of Request for Proposal (“RFP”) for a consultant to develop a website for OHFA and authorizing delivery of RFP to Office of Management and Enterprise Services (“OMES”) for procuring service provider.**

**5.5 Consider a resolution authorizing and directing certain trustees and employees of OHFA as signatories of OHFA bank accounts and superseding all prior authorizations.**

- 6. Consider a Resolution approving a TBA GNMA/FNMA Certificate Sale relating to Single Family Mortgages to be originated as a part of the ongoing origination program of the OHFA; directing the staff to develop the documentation for the program; authorizing staff and OHFA officers to take such other actions as may be necessary or desirable for such purpose.**
- 7. Consider a Resolution authorizing and approving the development of a 2013 Single Family Mortgage Credit Certificate Program as a part of OHFA’s 2013 Single Family Program; directing staff to develop proposed program terms; authorizing use of allocations in the amount of not to exceed \$40,000,000 from the Agency’s existing Volume Cap for said program; authorizing notice and public hearings; and authorizing staff and OHFA officers to take such other actions as may be necessary or desirable for the development of the 2013 Single Family Mortgage Credit Certificate Program.**
- 8. Consider a Resolution approving the sale of up to \$25 million GNMA/FNMA certificates relating to Single Family Mortgages originated as part of the ongoing origination program of the OHFA; directing the staff to develop the documentation for and approving parameters for the sale of GNMA/FNMA certificates not to exceed \$25 million; authorizing staff and OHFA officers to take such other actions as may be necessary or desirable for such purpose.**
- 9. Consider, individually, the applications for funding from the State of Oklahoma’s HOME Investment Partnership Program filed by each of the Applicants identified in Exhibit “A”, attached hereto and made a part hereof by reference, and in connection therewith: (a) make such preliminary and/or intermediate rulings as may be necessary and/or appropriate in regard to the conduct of the proceedings; (b) receive and hear the reports and recommendations of the Staff of OHFA, the evidence and arguments of the Applicants and their representatives; and pursuant to the Oklahoma Open Meeting Act, the comments of members of the public present; and (c) at the conclusion of all testimony and evidence, consider individual Resolutions approving, subject to any contingencies, conditions or requirements established by the Trustees, or disapproving the application of each of said Applicants for funding from the State of Oklahoma’s HOME Investment Partnership Program.**

**Exhibit “B” reflects the balance of HOME funds. It is provided for information purposes only.**

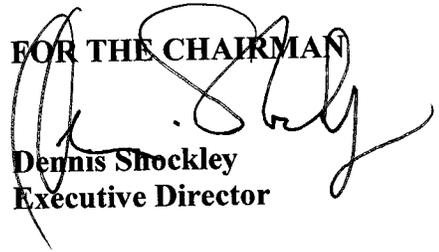
- 10. Consider a Resolution approving the Application of Coliseum Apartments, LP, owner of the Coliseum Apartments, to be partially financed through the issuance**

**of Tax-Exempt Multi-Family Bonds by OHFA, for a Reservation and Allocation of 4% Federal Low Income Housing Tax Credits; providing for execution of long term extended use agreement, subject to certain terms and conditions.**

- 11. Consider a Resolution authorizing the Inducement of the issuance of Multi-Family Bonds for the Acquisition and Rehabilitation of Coliseum Apartments.**
- 12. Consider a Resolution approving the Application of Fairmont Terrace Apartments, LP, owner of the Fairmont Terrace Apartments, to be partially financed through the issuance of Tax-Exempt Multi-Family Bonds by OHFA, for a Reservation and Allocation of 4% Federal Low Income Housing Tax Credits; providing for execution of long term extended use agreement, subject to certain terms and conditions.**
- 13. Consider a Resolution authorizing the Inducement of the issuance of Multi-Family Bonds for the Acquisition and Rehabilitation of Fairmont Terrace Apartments.**
- 14. Consider a Resolution approving the Application of Sunset View Apartments, LP for a Reservation and Allocation of 4% Federal Low Income Housing Tax Credits and providing for execution of long term extended use agreement, subject to certain terms and conditions. Sunset View Apartments to be financed through the issuance of Tax-Exempt Multi-Family Bonds by Oklahoma Housing Finance Agency.**
- 15. Consider a Resolution authorizing the Inducement of the issuance of Multi-Family Bonds for the Acquisition and Rehabilitation of Sunset View Apartments.**
- 16. Consider a Resolution approving the Application of Cherokee Terrace, LP owner of the Cherokee Terrace Apartments, to be partially financed through the issuance of Tax-Exempt Multi-Family Bonds by OHFA, for a Reservation and Allocation of 4% Federal Low Income Housing Tax Credits; and providing for execution of long term extended use agreement, subject to certain terms and conditions. Cherokee Terrace Apartments to be financed through the issuance of Tax-Exempt Multi-Family Bonds by OHFA.**
- 17. Consider a Resolution authorizing the Inducement of the issuance of Multi-Family Bonds for the Acquisition and Rehabilitation of Cherokee Terrace Apartments.**
- 18. Consider a Resolution approving, subject to certain terms and conditions precedent, the Application for a rehabilitation/construction loan under the Housing Trust Fund program, in an amount not to exceed \$500,000.00, to City Rescue Mission, Inc.**
- 19. Consider a Resolution authorizing and approving the opening of a bank account at Bank of Oklahoma to fund Down Payment Assistance funds at OHFA program loan closings, and authorizing certain signatories.**
- 20. Consider a Resolution authorizing additional usage of the PayPal Credit Card Deposit Account.**

21. Consider a Resolution approving the selection of lawyers or law firms to serve as general counsel to the Board of Trustees of OHFA and to provide legal advice to the Staff; fixing their duties and compensation.
22. 2012 Audit Report
23. Audit Committee Report
24. Project Based Contract Administration ("PBCA") Report
25. Update on the HOME program grant to grantee Blanchard/Delta Community Action Project HOME Contract 1086-05 and U.S. Housing and Urban Development Letter respecting said Project/HOME Grant; discussion and possible action by the Board of Trustees to approve and authorize Staff in consultation with General Counsel to prepare a response to the HUD Letter and to take such other actions deemed appropriate by the Board of Trustees.
26. Report on Program Update
27. Any business not known about or which could not have been reasonably foreseen prior to the time of posting of this Agenda.

FOR THE CHAIRMAN

  
Dennis Shockley  
Executive Director