AGENDA

Illinois Housing Development Authority
Virtual (Video/Audio) Board Meeting (See Public Notice for Details)
Friday, December 18, 2020, 11:00 am - 12:00 pm

I. OPENING
   A. Call the Video/Audio Meeting to Order (11:00AM)
      Note, all votes will be conducted with a roll call.
   B. Roll Call
   C. Introduction of New Senior Staff Members
   D. Public Comment Period (See Public Notice for Details)

II. MATERIALS - COMMITTEE MEETINGS (Informational Purposes Only)
   A. IHDA Finance Committee Meeting (10:00 a.m. December 18, 2020)
   B. IHDA Audit Committee Meeting (9:00 a.m. December 18, 2020)

III. MINUTES -COMMITTEE MEETINGS
   A. Motion to approve the IHDA Finance Committee Meeting Minutes from
      November 20, 2020 (as reviewed by the Finance Committee on
      December 18, 2020)
   B. Motion to approve the IHDA Audit Committee Meeting Minutes from
      October 16, 2020 (as reviewed by the Audit Committee on December 18,
      2020)

IV. PRESENTATION
   A. ED Update Regarding the Coronavirus Relief Programs

V. CONSENT AGENDA-Public Recital of the Consent Agenda Resolution Titles
   A. Minutes
      1. Resolution Approving the Minutes of the Regular Meeting of the
         Members of the Illinois Housing Development Authority Held on
         November 20, 2020
         2020-12-IHDA-238
      K. Faust
   B. Procurement Matters
      1. Resolution Authorizing Amendment of Agreement with Bloomberg
         Finance L.P. Increasing the Not to Exceed Amount to $165,000.00
         2020-12-IHDA-239
         A. Nestlehubt
      2. Resolution Authorizing Services Agreement for BondLink Investor
         Relations Website In an Amount Not to Exceed $65,000.00
         2020-12-IHDA-240
         A. Nestlehubt
3. Resolution Authorizing Execution of Agreement for the Purchase of Consulting and Technical Support Services In an Amount Not to Exceed $49,000.00  
   2020-12-IHDA-241

4. Resolution Authorizing Agreement with Dell Marketing LP for Additional Microsoft Azure Credits Increasing the Not to Exceed Amount by $13,384.10  
   2020-12-IHDA-242

5. Resolution Authorizing Execution of an Agreement With DocuSign to Archive Records For an Amount Not to Exceed $522,781.59  
   2020-12-IHDA-243

6. Resolution Authorizing the CRF Temps Emergency Contract Second Extension  
   2020-12-IHDA-263

C. Asset Management Matters
   1. Resolution Authorizing an Extension of the Reserve Termination Date of the Loss Reserve Account for Corporation for Supportive Housing (PID - 11071)  
      2020-12-IHDA-244

   2. Resolution Authorizing an Extension of the Commitment Date for a Trust Fund Loan ($451,616.00) for Humboldt Park Residence (PID-148)  
      2020-12-IHDA-245

D. Finance Matters
   1. Resolution Authorizing Execution of Agreement and Expenditure of Funds in Connection with Mortgage Impairment Insurance  
      2020-12-IHDA-246

   2. Resolution Authorizing Acceptance of Reallocated Bond Volume Cap from the City of Chicago  
      2020-12-IHDA-247

   3. Resolution Amending Financial Management Policy  
      2020-12-IHDA-248

E. Multifamily Matters
   1. Resolution Authorizing a Site Modification for Wheeling Workforce Apartments (FTC-11846-20)  
      2020-12-IHDA-249
2. Resolution Amending Resolution 2020-07-144c: Resolution Authorizing the Issuance of Not to Exceed $5,300,000 Multifamily Revenue Bonds (Hebron)  
2020-12-IHDA-264

3. Resolution Authorizing Return of 2019 Federal Tax Credits and Allocation of 2021 Federal Tax Credits (983,343) for The Community of Sunnybrook (PID-11459)  
2020-12-IHDA-265

F. Administrative Matters

1. Resolution Ratifying November 20, 2020 Board Actions  
2020-12-IHDA-250

2. Resolution Authorizing the Reallocation of Certain Grant Funds in connection with the Authority’s Coronavirus Relief Fund Programs  
2020-12-IHDA-266

VI. ADDITIONAL RESOLUTIONS

A. Multifamily Matters

1. Resolution Authorizing an Affordable Advantage Loan ($2,400,000) and a Trust Fund Loan ($1,522,750) for Oak Forest Horizon Senior Living Community (PID - 111896)  
2020-12-IHDA-251

2. Resolution Authorizing a Trust Fund Loan (Not to exceed $2,200,000) for Nancy Franco-Maldonado Paseo Boricua Arts Building (PID - 11339)  
2020-12-IHDA-252

3. Resolution Authorizing a Trust Fund Loan (Not to exceed $700,000) and Additional Federal Tax Credits (Not to exceed 243,000) for Diamond Apartments of Jerseyville (PID - 11822)  
2020-12-IHDA-253

4. Resolution Authorizing State Tax Credits (1,267,500) For Chevy Chase Apartments (PID 11397)  
2020-12-IHDA-254

5. Resolution Authorizing a Trust Fund Loan for Shimer Square (PID – 11866) in the Amount of $750,000.00  
2020-12-IHDA-255
B. **Multifamily Financing Matters**

1. **Jones and Matthews Senior Housing**
   a. Resolution Authorizing a Credit Advantage Loan (Currently underwritten at $3,500,000) and a Conduit Note (Not to exceed $11,000,000) for Jones and Matthews Senior Housing (PID-11867)
   
   2020-12-IHDA-256a
   
   b. Resolution Authorizing the Issuance of Not to Exceed $11,000,000 Aggregate Principal Amount of Multifamily Housing Revenue Note, Series 2021
   
   2020-12-IHDA-256b

2. **Circle Park Apartments**
   a. Resolution Authorizing a Risk Sharing Loan (Not to exceed 87% LTV, approx. $92,000,000) for Circle Park Apartments (PID-11888)
   
   2020-12-IHDA-257a
   
   b. A RESOLUTION AUTHORIZING THE ISSUANCE OF NOT TO EXCEED $110,000,000 AGGREGATE PRINCIPAL AMOUNT MULTIFAMILY REVENUE BONDS, 2021 SERIES B (NON-AMT)
   
   2020-12-IHDA-257b

C. **Asset Management Matters**

1. Resolution Authorizing Change in Ownership, Assignment, Assumption and Resubordination of Trust Fund Loan, and Change in Property Management for Brainerd Senior Apartments (30-1199-01)

2020-12-IHDA-258

D. **S.P.A.R. Matters**

1. Resolution Authorizing an Agreement with the United States Department of Housing and Urban Development for Multifamily Rental Assistance Funds (up to $7,000,000.00) under the Section 811 Project Rental Assistance Program

   2020-12-IHDA-259

E. **Community Affairs Matters**

1. Resolution Authorizing Grants (Not to Exceed $30,000,000.00) under the Strong Communities Program – Round 1

   2020-12-IHDA-260

2. Resolution Authorizing Term Extension for Grants under the Home Accessibility Program Round 2

   2020-12-IHDA-261

3. Resolution Authorizing Term Extension for Grants under the
VII. PRESENTATIONS
   A. Deputy ED Diversity, Equity & Inclusion Presentation K. Davis

VIII. NEW BUSINESS
IX. WRITTEN REPORTS (Informational Purposes Only)
   A. Hardest Hit Fund Report P. Sellke
   B. Authority Financial Statements T. Hicks
   C. Accounting Payments Report T. Hicks
   D. Investment Holdings E. Gin
   E. Communications Report A. Field
   F. External Relations Report B. Kiley
   G. Operational Excellence Report H. Brewer

X. ADJOURNMENT