

THE CALIFORNIA DEBT LIMIT ALLOCATION COMMITTEE
September 18, 2013

Consideration and Approval of Issuance Date Extensions for Various Qualified Residential Rental Projects
(Agenda Item No. 4)

ACTION:

Consider and approve the Issuance Date Extension for the Plaza Mendoza Apartments Project (13-047).

BACKGROUND:

The Plaza Mendoza Apartments Project (“Project”) received an allocation award through the California Statewide Communities Development Authority (“Applicant”) on May 15, 2013. The Project’s original issuance deadline was August 23, 2013; which the Executive Director extended to the Committee meeting date of September 18, 2013.

The Applicant is now requesting a 30-day extension of the allocation expiration date to October 18, 2013. The finance team is awaiting a signed letter from the City of Fresno confirming the approval of the HOME funds. According to the request, the City Council will approve the letter at their September 12th meeting. The Project is expected to close shortly thereafter.

Allowing an extension of the issuance deadline to October 18, 2013 will ensure the issuance of the bonds for the Project. If the issuance deadline is not extended, the Project will lose its allocation and the City of Fresno will lose the opportunity to rehabilitate 130 affordable housing units.

DISCUSSION:

The CDLAC Regulations state that if an Allocation was awarded during an Open Allocation Round, the Committee may extend a Project or Program’s expiration date up to the next regularly scheduled meeting at which time the Committee may elect to grant an additional extension up to ninety (90) days.

The Project is otherwise in full compliance and eligible for an issuance deadline extension under the CDLAC Regulations.

RECOMMENDATION:

Staff recommends the approval of an extension of the issuance deadline, for up to ninety days, for the Plaza Mendoza Apartments (13-047).

Prepared by Sarah Lester