

Notice of Public Hearing

A public hearing will be held by the Associate Executive Director of the Oregon Facilities Authority (the "Authority") beginning at 10:30 a.m. on March 20, 2024. Members of the public can participate in the hearing by dialing toll-free 877-304-9269, and entering passcode 503-802-5765 when prompted. The subject of the hearing is the issuance by the State Treasurer of the State of Oregon, acting on behalf of the State of Oregon and the Authority, of not more than \$4,500,000 aggregate face amount of tax exempt debt (the "OFA Loan"), the proceeds of which will be loaned to St. Vincent de Paul Society of Lane County, Inc. (the "Organization"), a non-profit organization described in section 501(c)(3) of the Internal Revenue Code of 1986, as amended (the "Code"). The Organization will use the proceeds of the OFA Loan, which will be issued as a qualified 501(c)(3) bond as defined in section 145 of the Code, as follows: (1) to refinance a portion of an interim loan for the acquisition of an approximately 94,350 square foot facility located at 888 Garfield Street, Eugene, Oregon 97402 (the "Facility") and (2) to pay certain costs of issuing the OFA Loan.

Fee title to the Facility will be owned by the Organization throughout the period of the OFA Loan, however the initial owner of the Facility for federal tax purposes will be HOME Visitors Council ("HVC") pursuant to a capital lease as described below. The Organization will use not less than twenty-five percent (25%) of the Facility (and as much as thirty percent (30%) of the Facility) as a thrift store in furtherance of its charitable mission, which is to serve low income Oregonians by providing access to social services, affordable housing, job training and employment.

As part of a 2024 New Markets Tax Credit ("NMTC") Transaction, Hope Community Corporation, fka Society of St. Vincent de Paul of Lane County ("HOPE"), which is a non-profit organization described in section 501(c)(3) of the Code, has sub-leased the Facility from the Organization ("HOPE Lease") for oversight and management of the fabrication and deployment of manufactured homes for individuals who are housing challenged, and in furtherance of HOPE's charitable mission to promote affordable housing. HOPE in turn sub-leased the Facility to HVC, a non-profit supporting organization to both HOPE and the Organization pursuant to a filed IRS form 8490, and HVC performs the actual fabrication and deployment of manufactured homes for individuals who are housing challenged ("HVC Sub-Lease"). HVC has in turn Sub-Leased the Facility back to the Organization in furtherance of the Organization's charitable mission. For purposes of the NMTC Transaction only, the HOPE Lease and HVC Sub-Lease were structured as capital leases for tax purposes, but the intention of all parties is that the Organization is and shall remain the owner of the Facility throughout the term of the OFA Loan.

The OFA Loan will not be payable from any funds, assets or tax revenues of the Authority, the State of Oregon or any agency or instrumentality thereof. The OFA Loan will be payable solely and only from the loan repayments to be made by the Organization.

Interested individuals may express their views, both orally and in writing. Oral comments at the public hearing will be limited to 10 minutes for each speaker. Written testimony may be submitted to the Oregon Facilities Authority at ofa@tonkon.com or 888 SW Fifth Avenue, Suite 1600, Portland, OR 97204, until the time of the hearing on March 20, 2024. This notice is published pursuant to the requirements of Section 147(f) of the Code.