

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

FRIDAY, DECEMBER 10, 2010 @ 1:00 P.M.

**NIFA'S CONFERENCE ROOM – 2ND FLOOR – COMMERCE COURT
1230 'O' STREET, LINCOLN, NE**

Notice Published: December 5, 2010

A G E N D A

Open Meetings Act – A copy of the Open Meetings Act is located on the table as you enter.

1. Call Meeting to Order and Roll Call
2. Approval of the October 22, 2010 NIFA Board of Directors Meeting Minutes and November 30, 2010 Programs Committee Meeting Minutes
3. Consideration and Adoption of Resolution No. 336 honoring Steve Clements for his twenty-five years of service at NIFA
4. Executive Director's Report
5. Public Comment related to the December 10, 2010 Agenda Items (comment period limited to five minutes)

AGRICULTURAL FINANCE DIVISION

6. Ratification of the Public Hearing held Thursday, December 9, 2010, at 9:30 a.m. for the following projects:
 - #1292 – Clint and Amanda Helgoth
 - #1293 – Scott and Stacy Shaw
7. Adoption of State Bond Allocations
 - (a) Allocation: 10-30-006 – Clint and Amanda Helgoth
Issuer: NIFA
Allocation Amount: \$48,575
Allocation Classification: Industrial Revenue
 - (b) Allocation: 10-30-007 – Scott and Stacy Shaw
Issuer: NIFA
Allocation Amount: \$422,000
Allocation Classification: Industrial Revenue

8. Adoption of the following Agricultural Finance Division Bond Resolutions
 - (a) Bond Resolution #1292 - Clint and Amanda Helgoth in the amount of \$48,575 for the purchase of 40 acres, more or less, of farm real estate located in Butler County, Nebraska
 - (b) Bond Resolution #1293 - Scott and Stacy Shaw in the amount of \$422,000 for the purchase of 151.15 acres, more or less, of farm real estate, including a pivot and underground pipe, located in Adams County, Nebraska.

LOW INCOME HOUSING TAX CREDITS

9. Report on the Collaborative Resource Allocation for Nebraska (CRANE) Meeting held Wednesday, November 10, 2010
10. Report from the Programs Committee
11. Consideration and Approval of Conditional Reservation for CRANE in the 2010 Low Income Housing Tax Credit (LIHTC) Program

SINGLE FAMILY HOUSING FINANCE DIVISION

12. Status Report on Single Family Program and Market Developments
13. Ratification of Public Hearing held Thursday, November 4, 2010, at 9:30 a.m. for the following:
Single Family Program - \$750,000,000
14. Adoption of State Bond Allocations
 - (a) Allocation: 11-20-001 – Single Family Housing/Homeownership Bonds
Issuer: NIFA
Allocation Amount: \$490,000,000
Allocation Classification: Housing
 - (b) Allocation: 11-20-002 – General Obligation Bonds
Issuer: NIFA
Allocation Amount: \$10,000,000
Allocation Classification: Housing
 - (c) Allocation: 11-20-003 – Mortgage Credit Certificates
Issuer: NIFA
Allocation Amount: \$85,000,000
Allocation Classification: Housing
15. Review and Approval of Resolution No. 337 authorizing the issuance of one or more series of up to \$490,000,000 in aggregate principal amount of Single Family Housing Revenue Bonds
16. Review and Approval of Resolution No. 338 authorizing the issuance of up to \$10,000,000 in aggregate principal amount of General Obligation Bonds to provide financing for Homebuyer Assistance

17. Review and Approval of Resolution No. 339 authorizing the issuance of one or more series of up to \$490,000,000 in aggregate principal amount of Homeownership Revenue Bonds
- 17(a). [Consideration and Approval of Resolution No. 343 Amending Bond Resolution Nos. 321 and 335 of the Authority to Extend the Date by Which Series 2009/2010 Single Family Housing Revenue Bonds May be issued, Sold and Delivered Thereunder](#)
18. Adoption and Approval of Resolution No. 341 authorizing the issuance of Mortgage Credit Certificates ("MCCs"), the establishment of an MCC Program in connection with the acquisition or construction of single-family residences, the election with the Internal Revenue Service not to issue private activity bonds in an aggregate amount not to exceed \$85,000,000 and the ratification of publishing public notice of such MCC Program
19. Review and Approval of Resolution No. 340 directing the carry forward, pursuant to Section 146(f) of the Internal Revenue Code of 1986, as amended, of remaining 2010 State Volume Cap for the issuance of qualified mortgage revenue bonds and mortgage credit certificates

BUSINESS AND INDUSTRIAL FINANCE DIVISION

20. Discussion of Nebraska Modernization Fund Concept

OTHER BUSINESS/ANNOUNCEMENTS

21. Consideration of Adoption of Board Resolution No. 342 Amending the NIFA Flexible Benefits Plan
22. Reports from Board Committees
23. Announcements and Discussion of Upcoming Events and Scheduling
24. Executive Session to Discuss Mediation and Litigation Matters
25. Adjournment