



2020 West El Camino Avenue, Suite 800
Sacramento, CA 95833
hcai.ca.gov

**HCAI Director**

Elizabeth A. Landsberg

Deputy Director

Jeremy P. Marion

NOTICE OF PUBLIC MEETING**CAL-MORTGAGE LOAN INSURANCE DIVISION
ADVISORY LOAN INSURANCE COMMITTEE (ALIC)****Date:**

Thursday, July 13, 2023, 11:00 a.m.

Location:

Department of Health Care
Access and Information
2020 West El Camino Avenue
Conference Room 1237
Sacramento, CA 95833

Committee Members

David Kears, Chair
Jay Harris, Vice Chair
Soyla Reyna-Griffin
Jonathon Andrus
John Woodward
Derik Ghookasian
Richard Tannahill

AGENDA

- Item 1 **Call to Order**
• Roll call of ALIC Members
 David Kears, Chair (or designee), ALIC Committee
- Item 2 **Public Comment Regarding Action Items on Today's Agenda**
 David Kears, Chair (or designee), ALIC Committee
- Item 3 **ALIC Chair and HCAI Executive Staff Remarks**
• *David Kears, Chair (or designee), ALIC Committee*
• *HCAI Chief Deputy Director, Scott Christman*
• *Cal-Mortgage Deputy Director, J.P. Marion*
- Item 4 **Swearing-in of New Committee Member**
 Scott Christman, Chief Deputy Director (or designee), HCAI
- Mr. Christman will administer the Oath of Office to new ALIC Committee member Scott Coffin.
- Item 5 **Election of ALIC Committee Chair and Vice Chair – Action Item**
 David Kears, Chair (or designee), ALIC Committee
- The ALIC Committee will elect a new Chair and Vice Chair of the ALIC Committee.
- Item 6 **Approval of the Minutes of the May 11, 2023, Meeting – Action Item**
 David Kears, Chair (or designee), ALIC Committee

Item 7 **Loan Insurance Application Review, Odd Fellows Home of California (Applicant) – Action Item**

Lauren Hadley, Account Manager

The Applicant is a California Nonprofit public benefit corporation originally established in 1893 that operates two continuing care retirement communities, Saratoga Retirement Community in Saratoga, CA, and The Meadows of Napa Valley in Napa, CA.

The purpose of the proposed insured loan of \$72 million is to: (i) refinance the outstanding \$64.63 million of the 2012 Bonds currently insured by HCAI; (ii) fund \$10 million of capital improvements at its two retirement communities; (iii) fund a debt service reserve fund; and (iv) fund the costs of issuance. The Applicant has had an insured loan in the HCAI portfolio since 1993.

Item 8 **Cal-Mortgage Reports – Informational Item**

- Project Monitoring
Dean O'Brien, Cal-Mortgage Supervisor

Mr. O'Brien will report on statistics about the existing portfolio of Cal-Mortgage borrowers.

- Pending Projects
Consuelo Hernandez, Cal-Mortgage Supervisor

Ms. Hernandez will report on current or prospective borrower applications.

- Problem Project Report
J.P. Marion, Cal-Mortgage Deputy Director

Mr. Marion will report on projects appearing on the Cal-Mortgage Problem Project Report.

Item 9 **Future Agenda Items/Announcements from Committee Members**

David Kears, Chair (or designee), ALIC Committee

Item 10 **General Public Comment**

David Kears, Chair (or designee), ALIC Committee

Item 11 **Adjourn Meeting**

David Kears, Chair (or designee), ALIC Committee

Agenda items may not be called in the order presented. This agenda is also posted on the Internet at: <https://hcai.ca.gov/public-meetings/>. To request any background materials prior to the meeting, please contact Joanna Luce at (916) 319-8828 or Joanna.Luce@hcai.ca.gov.

Pursuant to the Americans with Disabilities Act, individuals with disabilities may request a reasonable accommodation or modification to access and participate in the meeting. Reasonable accommodation requests may be directed at least five (5) working days in advance of this event to Joanna Luce at (916) 319-8828 or Joanna.Luce@hcai.ca.gov. HCAI will make every reasonable

ALIC Agenda
July 13, 2023
Page Three

effort to fulfill the request.

If you have any questions or comments, you may contact Joanna Luce at (916) 319-8828 or by email at Joanna.Luce@hcai.ca.gov.