

HUNTINGTON BEACH HOUSING AUTHORITY



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SPECIAL MEETING AGENDA

October 28, 2025

4:00 PM – COUNCIL CHAMBERS

**Civic Center
2000 Main Street
Huntington Beach CA 92648**

Roll Call:

Twining, Kennedy, McKeon, Burns, Van Der Mark, Gruel, Williams

**ANNOUNCEMENT OF SUPPLEMENTAL COMMUNICATIONS PERTAINING TO
HUNTINGTON BEACH HOUSING AUTHORITY SPECIAL MEETING ITEM(S)**

**PUBLIC COMMENTS PERTAINING TO HUNTINGTON BEACH HOUSING
AUTHORITY SPECIAL MEETING ITEM(S) (3-MINUTE TIME LIMIT)**

- (25-856) Conduct a Tax and Equity Fiscal Responsibility Act (TEFRA) Public Hearing for the Pelican Harbor Apartments; Adopt Resolution No. 2025-65 Approving the Issuance of the California Municipal Finance Authority's (CMFA) Continued Issuance of Tax-exempt Bonds in an amount not to exceed \$20,000,000 for the Pelican Harbor Apartments; and Approve Amendments to Affordable Housing Agreements - continued from the October 21, 2025, City Council/Public Financing Authority Meeting/Housing Authority Special Meeting**

Housing Authority Recommended Action:

A) Conduct the TEFRA public hearing pursuant to federal law.

B) Adopt Resolution No. 2025-65, "A Resolution of the City Council of the City of Huntington Beach Approving the Issuance of the California Municipal Finance Authority Exempt Facility Bonds in an Aggregate Principal Amount Not to Exceed \$20,000,000 for the Purpose of Refinancing the Acquisition, Construction, Improvement and Equipping of Pelican Harbor (Formerly Referred to as Huntington Beach Senior Housing) and Certain Other Matters Relating Thereto" (Attachment 1).

C) Adopt First Amendment to Affordable Housing Agreement (Attachment 2).

D) Adopt First Amendment to Amended and Restated Agreement Containing Covenants (Attachment 3).

E) Adopt First Amendment to City HOME Promissory Note (Attachment 4).

F) Adopt First Amendment to City Inclusionary Housing Promissory Note (Attachment 5).

G) Authorize the City Manager and Housing Authority Executive Director, or their designees, to execute the above documents.

***This meeting will be held jointly with the City Council/Public Financing Authority
Special Meeting.***