

IN THE BOARD OF COMMISSIONERS OF THE
HOMES FOR GOOD HOUSING AGENCY, OF LANE COUNTY OREGON

ORDER 24-28-02-02H

In the Matter of Approving the Formation of a Limited Partnership (LP) and Limited Liability Corporation (LLC) for Ollie Court at 1520 W. 13th Ave in Eugene, OR.

WHEREAS, Housing and Community Services Agency of Lane County doing business as Homes for Good Housing Agency (the "Authority") is a public body corporate and politic, exercising public and essential governmental functions, and having all the powers necessary or convenient to carry out and effectuate the purposes of the ORS 456.055 to 456.235 (the "Housing Authorities Law"); and

WHEREAS, a purpose of the Authority under the Housing Authorities Law is to construct, acquire, manage, and operate affordable housing for persons of lower income; and

WHEREAS, the Authority is authorized by ORS 456.120 to form, finance, and have a nonstock interest in, and to manage or operate, partnerships, nonprofit corporations and limited liability companies in order to further the purposes of the Authority; and

WHEREAS, the Authority finds it to be in the best interests of the Authority to authorize the formation of a limited partnership (the "Owner LP") with the investor member as the majority partner with the Authority or its wholly owned affiliate as the general partner of the Owner Entity to own, develop and operate a low-income housing community at 1520 W. 13th Avenue in Eugene, OR; and

WHEREAS, the Authority finds it to be in the best interests of the Authority to authorize the formation of a limited liability company to serve as the general partner of the Owner LP (the "General Partner LLC").

NOW, THEREFORE, THE AUTHORITY IN ITS OWN CAPACITY AND AS THE SOLE MEMBER OF THE OWNER LLC, ADOPTS THE FOLLOWING RESOLUTIONS:

1. Authorize Formation of the Owner LP and Creation of Accounts.

BE IT RESOLVED that the Authority, in its own capacity, is hereby authorized to execute and deliver such documents as may be necessary for the formation of the Owner LP including but not limited to the following:

- a) Certificate of Limited Partnership to be filed with the Secretary of State of the State of Oregon; and
- b) Partnership Agreement; and

c) Such documents necessary or convenient to establish in the Owner LP such as checking savings and other accounts at such state or federally chartered banks as any Authorized Representative, as that term is defined in these Resolutions, may determine (such determination to be conclusively demonstrated by the signature of any Authorized Representative on such document).

2. Authorize Formation of the General Partner LLC and Creation of Accounts.

BE IT RESOLVED that the Authority, in its own capacity, is hereby authorized to execute and deliver such documents as may be necessary for the formation of the Managing Member LLC including but not limited to the following:

a) Articles of Organization to be filed with the Secretary of State of the State of Oregon; and

b) An Operating Agreement if necessary, with the Authority as the sole member or, at the election of the Authorized Representative; and

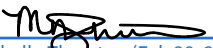
c) Such documents necessary or convenient to establish in the Managing Member LLC such as checking savings and other accounts at such state or federally chartered banks as any Authorized Representative, as that term is defined in these Resolutions, may determine (such determination to be conclusively demonstrated by the signature of any Authorized Representative on such document).

3. Authorized Representatives.

BE IT RESOLVED that the following identified persons shall be the Authorized Representatives as that term is used in these Resolutions and are each individually authorized, empowered and directed to perform the actions authorized herein on behalf of the Authority whether acting on behalf of the Authority, Owner LP or General Partner LLC.

Jacob Fox, Executive Director, or his assignee or successor
Eileen Lahey, Finance Director, or her assignee or successor
Ela Kubok, Deputy Director, or her assignee or successor

DATED this 28th day of February, 2024


Michelle Curston (Feb 28, 2024 15:26 PST)

Chair, Homes for Good Board of Commissioners



Secretary, Homes for Good Board of Commissioners











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Final Audit Report

2024-02-28

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