

AGENDA  
**Iowa Finance Authority Board of Directors**  
Board Meeting  
**May 7, 2025**  
**11:00 a.m.**

1963 Bell Avenue, Suite 200 – Helmick Conference Room  
Public Webinar Access: <https://aka.iowa.us/ifaboard>

**I. Board Chair**

*Jennifer Cooper*

- a. Roll Call
- b. Approval of April 2, 2025, Board Meeting Minutes Action

**II. Public Comment Period**

A public comment period for the full meeting will be held at this time to accommodate visitors. This period is limited to 5 minutes per person.

**II. Consent Agenda**

*Jennifer Cooper – Action*

- a. *IADD – Authorizing Resolutions*
  - i. AG 25-027B Cole E. Berg
  - ii. AG 25-028B Joseph L. Gaffney
  - iii. AG 25-029B Riley Linn Sicard
  - iv. AG 25-030B Jack and Bronwyn Gunnink
  - v. AG 25-031B Bryce and Tressa A. Snedden
  - vi. AG 25-032B Carson Chad Lambert
- b. *IADD – Amending Resolutions*
  - i. AG 18-040M Adam J. and Nicole C. Gubbels
- c. *IADD – Beginning Farmer Tax Credit Program*
  - i. AG-TC 25-03
- d. *Water Quality*
  - xi. WQ 25-08, State Revolving Fund Planning & Design Loans
  - xii. WQ 25-09, State Revolving Fund Construction Loans

**III. Finance**

- a. March 2025 Financial Reports
- b. FY 26 Budget
- c. SRF 2025CD Bonds - Authorizing Resolution
- d. HOME Loan Forgiveness – Scott Meadows
- e. HOME Loan Forgiveness – Evergreen Meadows

*David Morrison - Action*  
*David Morrison*  
*Cindy Harris - Action*  
*Chrisi Shropshire – Action*  
*Chrisi Shropshire – Action*

**IV. Private Activity Bonds**

PAB 24-09B, Shell Rock Soy Processing Project

*Aaron Smith*  
*Action*

**V. Housing**

- a. 9% 2025 LIHTC with HOME and NHTF Awards
- b. The Townhall Food Hall and Apartments

*Brian Sweeney – Action*  
*Brian Sweeney – Action*

**VI. Legal/Policy**

Board Officer Elections

*Michael Thibodeau*  
*Action*

**VII. Director's Office**

Director's Report

*Debi Durham*

**VIII. Other Business**

Upcoming Board Meeting – *Wednesday, June 4, 2025, at 11:00 a.m.*

*Jennifer Cooper*

**IX. Adjournment**

*Jennifer Cooper*

# Iowa Finance Authority

## Board of Directors

### **Voting Members:**

**Jennifer Cooper** – *Chair*  
**Tracey Ball** – *Vice Chair*  
**Gilbert Thomas** – *Treasurer*  
**Nicolas AbouAssaly**  
**Ashley Aust**  
**Danielle Michalski**  
**Jayne Unga**  
**Michel Nelson**  
**Mark Phillips**  
**Nate Weaton**

### **Ex-Officios:**

**Ed Failor**  
**Representative Shannon Latham**  
**Representative Lindsay James**  
**Senator Thomas Townsend**  
**Senator Scott Webster**

### **Please Note:**

The meeting will convene no earlier than stated above, but may begin later, depending upon length of earlier meetings. Some members of the board may participate electronically. Agenda items may be considered out of order at the discretion of the Chair. If you require accommodation to participate in this public meeting, call (515) 452-0449 to make your request. Please notify us as long as possible in advance of meeting.

This meeting will be accessible to members of the public in person at 1963 Bell Avenue, Suite 200, Des Moines, and virtually via the link found on the first page of the agenda.