

Contact: Joan Racki

SALE AND AWARD OF
\$24,870,000 DORMITORY REVENUE BONDS, SERIES U.N.I. 2011

Action Requested: Consider adopting the following resolution, subject to receipt of acceptable bids:

A Resolution providing for the sale and authorizing and providing for the issuance and securing the payment of \$24,870,000 Dormitory Revenue Bonds, Series U.N.I. 2011, for the purpose of paying a portion of the costs of constructing and equipping a new apartment facility for student housing and related facilities, funding a debt service reserve fund, and paying costs of issuance.

(ROLL CALL VOTE)

Executive Summary: The Board is asked to consider adoption of a resolution providing for the sale and issuance of Dormitory Revenue Bonds for the University of Northern Iowa. Proceeds from the sale of the bonds would be used to partially fund the **Apartment Housing – Phase 2a** project, which will provide housing for 246 residents to meet the needs of junior and senior students, while enhancing the housing inventory. In February 2011, the Board approved the schematic design, and project description and budget (\$26,294,065, including \$22,094,065 in bond proceeds and \$4,200,000 in residence system funds). A construction contract has been awarded to Larson Construction Company of Independence, Iowa. The University's Residence System is a self-supporting operation and receives no state appropriations.

Principal on the bonds would be repaid over a period of 20 years, with interest only payments in FY 2012 and FY 2013. Principal and interest payments are estimated at \$2.3 million from FY 2014 through FY 2023, with estimated payments of \$1.3 million from FY 2024 through FY 2033. Payments would be made from the net rents, profits and income of the Residence System. Interest on the bonds would be exempt from federal and state taxes (double tax-exempt) for Iowa residents who purchase the bonds.

Additional Information: Under the provisions of Iowa Code §§262.55 to 262.66, the Board is authorized to construct, equip, improve, repair, remodel, operate and maintain residence halls and dormitories, including dining and other incidental facilities, at the universities. The Board is further authorized to borrow money to finance the construction or improvements and to refund such indebtedness.

The bond issue of \$24,870,000 is anticipated to include:

- project costs (estimated at \$22,094,065);
- debt service reserve (estimated at \$2,309,975);
- underwriters discount (estimated at \$373,050); and
- issuance costs (estimated at \$92,910).

The receipt and opening of bids is scheduled for 10:00 a.m. on Thursday, December 8, 2011, and the award is scheduled for later that day.

The official statement for the bond sale may be found on the website of Springsted, Inc., the Board's Financial Advisor, at <http://www.springsted.com/> .

A copy of the resolution, which was prepared by Ahlers & Cooney, P.C. and reviewed by Springsted, Inc., is available from the Board Office.

Specifics of the bonds are:

- Average Maturity: 11.4 Years
- Bonds Dated: December 1, 2011
- Interest Due: July 1, 2012, and each January 1 and July 1 to maturity
- Interest Exemption: Exempt from federal and state taxes for individual purchasers who are residents of Iowa
- Principal Due: July 1, 2014 – 2033
- Optional Call: Bonds maturing on or after July 1, 2022 are callable commencing July 1, 2021 and any date thereafter at par
- Denomination: \$5,000 and integral multiples thereof