

Notice of Hearing on Iowa Finance Authority Revenue Bonds
for Wesley Retirement Services, Inc.
for a Project located in Warren County, Indianola, Iowa
Posted to IFA Website on August 21, 2024

A public hearing will be held on the 3rd day of September, 2024, at the Iowa Finance Authority, 1963 Bell Avenue, Suite 200, Des Moines, Iowa, at 8:30 o'clock a.m. on the proposal for the Iowa Finance Authority (the "Authority") to issue its Revenue Bonds (Wesley Retirement Services, Inc. Project) as qualified 501(c)(3) bonds as defined in Section 145 of the Internal Revenue Code of 1986, as amended, in an aggregate principal amount not to exceed \$30,000,000 (the "Bonds"), in one or more series, and to loan the proceeds thereof to Wesley Retirement Services, Inc. (the "Borrower"), a 501(c)(3) organization, to be used for the purpose of financing a portion of the costs of constructing, renovating, expanding, improving and equipping an existing continuing care retirement community known as The Village in Indianola, located at 1203 North E Street, Indianola, Iowa, including without limitation, a new connected independent living building, expanded and renovated wellness center and health center building, improvements to various common areas, and parking and other site improvements (collectively, the "Project"), funding any necessary reserve funds, funding capitalized interest, and paying for costs associated with the issuance of the Bonds. The Borrower will be the initial owner and principal user of the Project.

The hearing will be held telephonically and will be accessible through the following toll-free number: 1-800-532-1215; Conference ID: 401 690 921#. Written comments can be submitted to the Authority prior to the hearing date at its offices at 1963 Bell Avenue, Suite 200 Des Moines, Iowa 50315.

The Bonds, when issued, will be limited obligations of the Authority and will not constitute a general obligation or indebtedness of the State of Iowa or any political subdivision thereof, including the Authority, nor will they be payable in any amount by taxation, but the Bonds will be payable solely and only from amounts received from the Borrower, the obligations of which will be sufficient to pay the principal of, interest and redemption premium, if any, on the Bonds as and when they shall become due.

At the time and place fixed for the hearing, all individuals who appear will be given an opportunity to express their views for or against the proposal to issue the Bonds for the purpose of financing the Project, and all written comments previously filed with the Authority as described above will be considered.

Aaron Smith
Chief Bond Programs Director
Iowa Finance Authority