

OKLAHOMA INDUSTRIAL FINANCE AUTHORITY
REGULAR MEETING
August 28, 2024

The Directors of the Oklahoma Industrial Finance Authority held a Regular Meeting at 10:00 a.m. on Wednesday, August 28, 2024, in the Conference Room of the Oklahoma Industrial Finance Authority, 9220 North Kelley Avenue, Oklahoma City, Oklahoma.

The following members of the Authority were PRESENT:

Mr. Bridge Cox, Chairman
Mr. Pete Carey, Vice Chairman
Mr. Matthew Caldwell, Secretary-Treasurer
Mr. Hank Bradley, Member
Mr. Tim Bunson, Member
Mr. D.R. Shipley, Member
Mr. Keith Ventris, Member

The following members of the Authority were ABSENT:

Mr. Todd Russ, Non-voting Member

Others attending the meeting were members of the Oklahoma Industrial Finance Authority staff and other guests representing firms doing business with OIFA, who are listed on the Attendance Register which is kept in the original meeting file.

ROLL CALL

Chairman Cox called the meeting to order and requested a roll call from the Assistant Secretary, after which he declared a quorum present.

In response to a question by Chairman Cox, it was reported that notice of the meeting of the Authority was filed in the office of the Oklahoma Secretary of State and public notice of this meeting was posted in prominent view at 9220 North Kelley Avenue, Oklahoma City, Oklahoma, twenty-four (24) hours prior to this meeting excluding Saturdays, Sundays, and legal holidays, all in compliance with the Oklahoma Open Meeting Act.

READING OF THE MINUTES

Reading of the minutes of the July 31, 2024, meeting was waived. Director Carey made a motion to approve the minutes and was seconded by Director Shipley. All members present voted AYE.

FINANCIAL REPORT

Mr. Davis reported that the financial statements from July 31, 2024, are on pages 18 and 19. The interest income is \$179,000 this is 7% over a year ago. The interest expense is \$147,000 this leaves a net interest income of \$31,600 versus \$32,500 a year ago. The operating expenses are relatively flat at \$19,700 versus \$18,800 a year ago. The net operating income is in line with the expectations at \$12,000 in July versus \$13,700 in July a year ago.

Director Caldwell made a motion to approve the financial report, as presented. Director Shipley seconded the motion. All members present voted AYE.

PRESIDENT'S REPORT

Mr. Davis reported that most of the work has been done on the ODFA side. However, there has been good conversations about another potential loan as well as the Ardmore loan that we have. Mr. Davis asked Mr. Stoner to talk about the Vinyard loan. Mr. Stoner stated that there is a pending sale of some Vinyard family ownership. The Vinyard family will keep the facility and lease it back to the operating companies which will be partially owned by some family. We are expecting a \$2 million paydown in the next couple of weeks but that will be determined. This will leave probably \$400,000-\$500,000 left on the mortgage.

Mr. Stoner added that the board heard earlier about Henniges on the ODFA agenda; and he had a conversation with the City about helping them with the construction of that facility because the Henniges facility is on airport property owned by the city. Henniges is asking the city to build that facility and the city will need about a 50% loan to do that.

Lastly, Mr. Davis added that the cost of funds on the OIFA bonds, \$30 million. The maturities were extended, and they have been in negotiations with the State Treasurer because he owns 100% of OIFA's outstanding debt. Mr. Davis plans to circle back with the Treasurer to talk about renegotiation on the rate. On September 18th the Fed's will meet and there is a chance for some relief as there is a two thirds chance for 25 basis point cut. Also, on November 7th there is a fifty/fifty percent chance for a further cut of another 25 or 50 basis point cut. So, there should be some relief. Mr. Stoner met with one of our underwriters and the presentation that he provided showed a consensus of Q2 2025 fed funds at 4.15 versus 5.5 today. Mr. Davis thinks that the rates are going to slowly fall, and this will save a great deal on negative arbitrage. OIFA has purchased a significant portfolio of SBA's and their prepayment speeds are very high right now. When

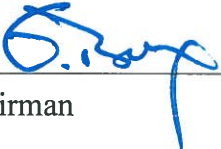
the rates start to ease, we will see the prepayments slow, these are good yields. Mr. Davis ended his report by saying that the financial state of OIFA is good.

Mr. Davis stated that this concludes his President's report, and he would answer any questions.


ADJOURNMENT

Chairman Cox asked if there was any further business. Director Ventris made a motion to adjourn the meeting. Director Carey seconded the motion. All members present voted AYE, and the meeting was adjourned.

These minutes officially approved and adoption this 25th day of Sept; 2024.



Chairman

SEAL 

Secretary