

## NOTICE OF PUBLIC HEARING

**NOTICE IS HEREBY GIVEN** that a public hearing will be held by the South Carolina Jobs-Economic Development Authority (the "**Issuer**"), on Thursday, September 10, 2020 at 11:00 a.m., in the offices of the Issuer, located at 1201 Main Street, Columbia, South Carolina 29201, in Suite 1745, in connection with the issuance by the Issuer of its Senior Living Revenue Bonds (The Heritage at Forest Acres Project), Series 2020 (the "**Bonds**"), in one or more tax-exempt or taxable series, in an aggregate principal amount not to exceed \$20,000,000. The Issuer will loan the proceeds of the Bonds to Appian Investments II, LLC (the "**Borrower**"), a South Carolina limited liability company and/or one or more of its affiliates, successors or assigns. The proceeds of the Bonds will be used to (i) acquire, develop, equip and construct an assisted living and memory care rental community for seniors to be known as The Heritage at Forest Acres, expected to consist of approximately one hundred seventy (170) total units of senior housing, including independent living cottages, assisted living units and memory support units to be located on approximately 26.49 acres of land in Richland County, South Carolina, east of Sunnyside Drive and south of Brookwood Court with an address of 1348 Sunnyside Drive, Forest Acres, SC 29204 (the "**Project**"); (ii) fund capitalized interest on the Bonds; (iii) fund a working capital fund; (iv) fund a liquidity support fund; and (v) fund the cost of issuance of the Bonds.

The Project will be a "qualified residential rental project" as defined in Section 142(d) of the Internal Revenue Code of 1986, as amended.

The Bonds will be payable solely by the Issuer and exclusively out of payments to be made by the Borrower and are to be secured, *inter alia*, by a security interest in the revenues derived by the Issuer from the Borrower in connection with the Project. The Bonds will not constitute an indebtedness of the Issuer, the State of South Carolina, or any political subdivision thereof within the meaning of any South Carolina constitutional provision or statutory limitation nor give rise to a pecuniary liability of the Issuer, the State of South Carolina, or any political subdivision thereof. The Bonds will not constitute a charge against the general credit or taxing powers of the Issuer, the State of South Carolina, or any political subdivision thereof. The Issuer has no taxing authority.

Due to the current public health emergency, the Public Hearing will be conducted telephonically and the public will not be able to attend in person. However, all persons who wish to listen to the public hearing may join by calling toll free at 1-800- 753-1965 and using access code 7370627. Members of the public may submit oral or written comments to the Issuer to express their views for or against the proposed issuance of the Bonds, the location and nature of the projects financed or refinanced with the Prior Bonds, or the approval of the issuance of the Bonds. All persons who wish to submit oral comments during the Public Hearing must contact the Issuer, not less than 24 hours prior to the Public Hearing, via email to [cmiller@scjeda.com](mailto:cmiller@scjeda.com) to inform the Issuer of their desire to speak at the Public Hearing. Those who present comments during the Public Hearing will be permitted to address the Issuer regarding the Bonds for no more than five minutes. Members of the public may also submit views to the Issuer in writing to Harry A. Huntley, Executive Director, South Carolina Jobs-Economic Development Authority, 1201 Main Street, Suite 1600, Columbia, South Carolina 29201 or via email to [cmiller@scjeda.com](mailto:cmiller@scjeda.com). The Issuer will not prepare a transcript of the public hearing.

SOUTH CAROLINA JOBS-ECONOMIC  
DEVELOPMENT AUTHORITY  
Harry A. Huntley, Executive Director