

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 4, 2025 at 11:00 a.m., in connection with the issuance by the Issuer of its Healthcare Facilities Revenue and Revenue Refunding Bonds (Rolling Green Village Project), Series 2025 (the “**Bonds**”), in an aggregate principal amount not to exceed \$230,000,000 which may be issued in one or more series. The Issuer will loan the proceeds of the Bonds to Rolling Green Village (the “**Borrower**”), a nonprofit corporation duly organized and existing under and by virtue of the laws of the State of South Carolina and an organization described in Section 501(c)(3) of the Internal Revenue Code of 1986, as amended. The Bonds will be “qualified 501(c)(3) bonds” as defined in Section 145 of the Internal Revenue Code of 1986, as amended.

The proceeds of the Bonds will be used to defray the cost to (i) finance the construction of approximately 128 new independent living units, comprised of approximately thirty-six (36) carriage homes, twenty-four (24) cottages, and sixty-eight (68) independent living apartments along with related underground parking facilities; (ii) finance the construction of approximately thirty-two (32) new assisted living units consisting of 30 one-bedroom units and 2 two-bed units; (iii) finance new amenities associated with a growing continuing care retirement community, including but not limited to, pickleball and bocce courts; (iv) finance the acquisition of land; (v) finance and refinance pre-development costs associated with the Project (as defined below); (vi) finance other recent and proposed capital expenditures of the continuing care retirement community including capital expenditures relating to improvements, modifications and/or replacements to equipment, fixtures and other related assets ((i)-(vi) collectively, the “**Project**”); (vii) refinance all or a portion of the \$35,295,000 South Carolina Jobs-Economic Development Authority Healthcare Facilities Revenue Bond (Rolling Green Village Project) 2018A (the “**Series 2018A Bond**”) and the \$13,289,000 South Carolina Jobs-Economic Development Authority Healthcare Facilities Revenue Refunding Bond (Rolling Green Village Project) Series 2018C (the “**Series 2018C Bond**”); (viii) refinance all or a portion of the \$10,700,000 South Carolina Jobs-Economic Development Authority Healthcare Facilities Revenue Bond (Rolling Green Village Project) Series 2024 (the “**Series 2024 Bond**”) and together with the Series 2018A Bond and the Series 2018C Bond, the “**Prior Bonds**”); (viii) fund capitalized interest and one or more reserve funds; and (ix) pay certain costs in connection with the issuance of the Bonds. The Project financed with the Bonds or refinanced with the Prior Bonds is owned and operated by the Borrower. The Project is located at 1 Hoke Smith Blvd., in Greenville County, South Carolina (the “**Campus**”).

Approximately \$58,000,000 of the proceeds of the Bonds will be used to refund in whole or in part the Prior Bonds.

The Series 2018A Bond was used to defray a portion of the cost of (a) the acquisition, construction, furnishing and equipping of approximately 83 new independent living units; (b) the acquisition, renovation, expansion, construction, furnishing and equipping of various common areas in and around the Borrower’s facilities located on the Campus and owned by the Borrower (items (a) and (b), collectively, the “**2018A Project**”) and refinancing a credit facility of the Borrower used for certain costs of the 2018A Project; and (c) paying certain costs of issuance associated with the Series 2018A Bond.

The Series 2018C Bond was used to defray a portion of the cost of (a) refinancing three credit facilities of the Borrower, the proceeds of which were used to finance and refinance the construction of, improvements to, renovation of and equipping of the Borrower’s facilities located on the Campus and owned by the Borrower; and (b) paying certain costs of issuance associated with the Series 2018C Bond.

The Series 2024 Bond was used to defray a portion of the cost of (a) financing pre-development costs and current capital expenditures for the existing community; (b) financing the construction of approximately sixty-eight (68) independent living apartments and related underground parking facilities, thirty-six (36) carriage homes, twenty-four (24) cottages, and thirty-two (32) assisted living units and new outdoor amenities; (c) financing construction period interest; and (d) paying certain costs of issuance associated with the Series 2024 Bond.

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.

Pursuant to IRS Revenue Procedure 2022-20, 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 1-888-547-5999 and using access code 960347. 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 Project, 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 jedateam@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 addressed to SC JEDA, 1201 Main Street, Suite 1600, Columbia, South Carolina 29201 or via email to jedateam@scjeda.com. The Issuer will not prepare a transcript of the public hearing.

SOUTH CAROLINA JOBS-ECONOMIC
DEVELOPMENT AUTHORITY
Jesse A. Smith, Executive Director