



Bay Area Metro Center
375 Beale Street
San Francisco, CA 94105

Meeting Agenda

Bay Area Housing Finance Authority Advisory Committee

Thursday, April 23, 2026

10:00 AM

Board Room - 1st Floor

Bay Area Housing Finance Authority Advisory Committee

This meeting shall consist of a simultaneous teleconference call at the following location(s):
None

The BAHFA Advisory Committee is scheduled to meet at 10:00 a.m.

Meeting attendees may opt to attend in person for public comment and observation at 375 Beale Street, Board Room (1st Floor), San Francisco, California. In-person attendees must adhere to posted public health protocols while in the building. The meeting webcast will be available at <https://mtc.ca.gov/meetings-events/live-webcasts> Members of the public are encouraged to participate remotely via Zoom at the following link or phone number.

Please click the link below to join the webinar:

Join from PC, Mac, iPad, or Android:

<https://bayareametro.zoom.us/j/85954688122>

Phone one-tap:

+16699006833,,85954688122# US (San Jose)

+14086380968,,85954688122# US (San Jose)

Join via audio:

+1 669 900 6833 US (San Jose)

+1 408 638 0968 US (San Jose)

877 853 5247 US Toll Free

888 788 0099 US Toll Free

Webinar ID: 859 5468 8122

Members of the public may participate by phone or Zoom or may submit comments by email at info@bayareametro.gov by 5:00 p.m. the day before the scheduled meeting date. Please include the committee or board meeting name and agenda item number in the subject line.

All comments received will be submitted into the record.

Members of the public participating by Zoom wishing to speak should use the "raise hand" feature or dial *9. When called upon, unmute yourself or dial *6. In order to get the full Zoom experience, please make sure your application is up to date.

Detailed instructions on participating via Zoom are available at:
<https://mtc.ca.gov/meetings-events/how-provide-public-comment-board-meeting>

Clerk: Fred Castro

Roster

**Jamie Almanza, Aissia Ashoori, Efren Carrillo, Consuelo Hernandez,
Nevada Merriman, Hugo Ramirez, Leelee Thomas, Michelle Whitman**

1. Call to Order / Roll Call / Confirm Quorum

A quorum of the BAHFA Advisory Committee shall be a majority of its voting members (5).

2. Public Comment

Information

3. Committee Member Announcements

Information

4. Chair's Report

4a. [26-0483](#) BAHFA Advisory Committee Chair's Report of April 23, 2026

Action: BAHFA Advisory Committee Approval

Presenter: Efren Carrillo

5. Consent Calendar

5a. [26-0484](#) Approval of BAHFA Advisory Committee Minutes of March 26, 2026

Action: BAHFA Advisory Committee Approval

Presenter: Secretary

Attachments: [05a BAHFA AC Minutes 20260326 Draft.pdf](#)

5b. [26-0509](#) Brief overview of key features of the San Francisco Bay Area Regional Housing Finance Act (California Government Code § 64500, et seq.), which establishes and governs the Bay Area Housing Financing Authority (BAHFA)

Action: ABAG Housing Committee Information
BAHFA Oversight Committee Information

Presenter: Heather Peters

Attachments: [05b 1 Summary Sheet Enabling Legislation.pdf](#)
[05b 2 Attachment A Presentation Enabling Legislation Summary.pdf](#)
[05b 3 Attachment B BAHFA Explainer.pdf](#)

6. Welfare Tax Exemption Program

- 6a. [26-0485](#) Recommend revisions to the terms of the Welfare Tax Exemption Preservation Program (Program) to include new construction projects and change the Program name to the “Welfare Tax Exemption Program”
- Action:** BAHFA Approval
- Presenter:** Somaya Abdelgany
- Attachments:** [06a 1 Summary Sheet Welfare Tax Exemption Preservation Program Terms an](#)
[06a 2 Attachment A Revisions to WTEP Term Sheet REDLINE.pdf](#)
[06a 3 Attachment B Presentation WTE Terms and Name Change.pdf](#)
- 6b. [26-0486](#) Recommend adoption of a fee schedule for the Welfare Tax Exemption Program
- Action:** BAHFA Approval
- Presenter:** Lydia Tan
- Attachments:** [06b 1 Summary Sheet Welfare Tax Exemption Program Fees.pdf](#)
[06b 2 Attachment A WTEP Fee Schedule 2026-03-28.pdf](#)
[06b 3 Attachment B Presentation - BAHFA WTEP Fee Schedule.pdf](#)

7. BAHFA's Enabling Legislation

- 7a. [26-0510](#) Update on the stakeholder engagement process to develop a policy framework for potential amendments to BAHFA's enabling statute and introduction of draft principles to guide the process
- Action:** ABAG Housing Committee Information
BAHFA Oversight Committee Information
- Presenter:** Daniel Saver
- Attachments:** [07a 1 Summary Sheet Stakeholder Engagement.pdf](#)
[07a 2 Attachment A Presentation - Stakeholder Engagement.pdf](#)

8. Adjournment / Next Meeting

The next meeting of the BAHFA Advisory Committee is on May 28, 2026.

Public Comment: The public is encouraged to comment on agenda items at Committee meetings by completing a request-to-speak card (available from staff) and passing it to the Committee secretary. Public comment may be limited by any of the procedures set forth in Section 3.09 of MTC's Procedures Manual (Resolution No. 1058, Revised) if, in the chair's judgment, it is necessary to maintain the orderly flow of business.

Meeting Conduct: If this meeting is willfully interrupted or disrupted by one or more persons rendering orderly conduct of the meeting unfeasible, the Chair may order the removal of individuals who are willfully disrupting the meeting. Such individuals may be arrested. If order cannot be restored by such removal, the members of the Committee may direct that the meeting room be cleared (except for representatives of the press or other news media not participating in the disturbance), and the session may continue.

Record of Meeting: Committee meetings are recorded. Copies of recordings are available at a nominal charge, or recordings may be listened to at MTC offices by appointment. Audiocasts are maintained on MTC's Web site (mtc.ca.gov) for public review for at least one year.

Accessibility and Title VI: MTC provides services/accommodations upon request to persons with disabilities and individuals who are limited-English proficient who wish to address Commission matters. For accommodations or translations assistance, please call 415.778.6757 or 415.778.6769 for TDD/TTY. We require three working days' notice to accommodate your request.

可及性和法令第六章: MTC 根據要求向希望來委員會討論有關事宜的殘疾人士及英語有限者提供服務/方便。需要便利設施或翻譯協助者，請致電 415.778.6757 或 415.778.6769 TDD / TTY。我們要求您在三個工作日前告知，以滿足您的要求。

Acceso y el Título VI: La MTC puede proveer asistencia/facilitar la comunicación a las personas discapacitadas y los individuos con conocimiento limitado del inglés quienes quieran dirigirse a la Comisión. Para solicitar asistencia, por favor llame al número 415.778.6757 o al 415.778.6769 para TDD/TTY. Requerimos que solicite asistencia con tres días hábiles de anticipación para poderle proveer asistencia.

Attachments are sent to Committee members, key staff and others as appropriate. Copies will be available at the meeting.