

**PUBLIC HEARING NOTICE OF THE  
PENNSYLVANIA HOUSING FINANCE AGENCY  
PURSUANT TO SECTION 147(f)  
OF THE INTERNAL REVENUE CODE OF 1986, AS AMENDED**

Notice is hereby given, in compliance with the requirements of Section 147(f) of the Internal Revenue Code of 1986, as amended (the "Code"), that the Pennsylvania Housing Finance Agency ("PHFA") will hold a public hearing by telephone conference call (details provided below) to discuss its proposal to issue its "exempt facility" bonds or notes, in one or more series pursuant to a plan of finance, to provide financing for the following qualified residential rental projects pursuant to Section 142(a)(7) of the Code.

**ANGELA COURT** – PHFA proposes to finance an exempt facility using tax exempt volume cap in an aggregate principal amount not to exceed \$14,640,000 for the acquisition and rehabilitation of Angela Court, a qualified residential rental project with 121 units. Angela Court Senior Housing LLC, or another entity related to the principal user of the project, St. Ignatius Community Services, will own the project and will borrow the proceeds of the financing. Angela Court is located at 4400 Fairmont Avenue, Philadelphia, Philadelphia County, Pennsylvania.

**HAMPTON HOUSE** – PHFA proposes to finance an exempt facility using tax exempt volume cap in an aggregate principal amount not to exceed \$21,650,000 for the acquisition and rehabilitation of Hampton House, a qualified residential rental project with 101 units. OAHs Hampton House LLC, or another entity related to the principal user of the project, Orbach Affordable Housing Solutions LLC will own the project and will borrow the proceeds of the financing. Hampton House is located at 1802 Lincoln Avenue, Northampton, Northampton County, Pennsylvania.

**SAUCON MANOR** – PHFA proposes to finance an exempt facility using tax exempt volume cap in an aggregate principal amount not to exceed \$10,550,000 for the acquisition and rehabilitation of Saucon Manor, a qualified residential rental project with 51 units. OAHs Saucon Manor LLC, or another entity related to the principal user of the project, Orbach Affordable Housing Solutions LLC will own the project and will borrow the proceeds of the financing. Saucon Manor is located at 650 Northampton Street, Hellertown, Northampton County, Pennsylvania.

A public hearing to discuss the projects and the proposed financings will be held by telephone conference call on Tuesday, June 9, 2026, at 10:00 a.m. You may attend the public hearing by calling the toll-free number and entering the passcode listed below.

Conference Line: **877-692-4224**  
Passcode: **622 289 003#**

Any person may participate by calling the number above at the time of the hearing or may testify in writing by mailing a written statement to the Secretary at the address listed below before the hearing.

Margaret Strawser  
Secretary  
Pennsylvania Housing Finance Agency  
P. O. Box 8029  
Harrisburg, PA 17105-8029  
Phone: 717-780-3845  
TTY (in Pennsylvania): 711

If you are a person with a disability and wish to participate in this public hearing, and require an auxiliary aid, service, or other accommodation to participate, please contact the Secretary by Friday, June 5, 2026, to discuss how PHFA may best accommodate your needs.

This notice may be found on PHFA's website at [www.phfa.org/news](http://www.phfa.org/news) under the heading "Public & Legal Notices."