

REPORT OF _____

Presented _____

Referred to _____

CITY ATTORNEY

Rereferred to _____

Reported Back _____

Date: April 10, 2012

Adopted _____

Rules Suspended _____

Placed on File _____

ID No.

To the Mayor and Common Council:

RE: Public Hearing on Issuance of Bonds by the Public Finance Authority for Wingra Clinic Project on South Park Street

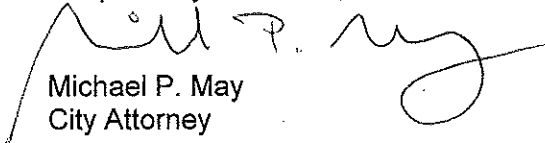
1102 South Park, LLC ("Developer") has applied to the Public Finance Authority ("PFA") to issue revenue bonds in an amount not to exceed \$12,000,000 to partially fund Developer's development and construction of the proposed Wingra Clinic to be located at the former Bancroft Dairy on South Park Street. The PFA is a unique governmental entity established in 2009 by the Wisconsin legislature. It is authorized to issue taxable, tax exempt and tax credit conduit financing in all 50 states. The PFA uses no public subsidies or tax dollars to facilitate its operations. The PFA is unrelated to the City and the City has no powers or responsibilities as regards the PFA.

Pursuant to federal tax law, all proposed financings by the PFA for facilities to be located in Madison shall be approved by the Mayor after a public hearing has been held before the Common Council. The City has published a Notice of Public Hearing to the Residents of the City of Madison in the Wisconsin State Journal, inviting all interested persons to comment on the proposed financing and the project.

The City will have no obligation for the debt service issued by the PFA. The bonds, if issued, will not constitute an indebtedness of the City and will not constitute or give rise to a pecuniary liability of the City or a charge against its general credit or taxing powers.

The City is not a party to the financing transaction between the PFA and Developer.

Respectfully submitted,


Michael P. May
City Attorney

MPM:sob