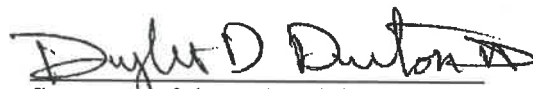


CERTIFICATE

The undersigned Secretary of the Industrial Development Authority of the City of Alexandria (the "Authority") certifies that the foregoing is a true, correct and complete copy of a resolution adopted by a majority of the Directors of the Authority present and voting at a meeting duly called and held on February 4, 2020, in accordance with law, and that such resolution has not been repealed, revoked, rescinded or amended but is in full force and effect on this date.

WITNESS the following signature and seal of the Authority, this 4th day of February, 2020.



Secretary of the Industrial Development
Authority of the City of Alexandria

[SEAL]

CERTIFICATE

The undersigned Secretary of the Industrial Development Authority of the City of Alexandria (the "Authority") certifies as follows:

1. A meeting of the Authority was duly called and held on February 4, 2020 at 5:00 p.m. at the offices of The Alexandria Economic Development Partnership, Inc. at 625 N. Washington Street, Suite 400, Alexandria, Virginia, pursuant to proper notice given to each Director of the Authority before such meeting. The meeting was open to the public. The time of the meeting and the place at which the meeting was held provided a reasonable opportunity for persons of differing views to appear and be heard.

2. The Chairman announced the commencement of a public hearing on the application of Alexandria Housing Development Corporation, a Virginia corporation, and that a notice of the hearing was published once a week for two successive weeks in a newspaper having general circulation in the City of Alexandria, Virginia (the "Notice"), with the second publication appearing not less than seven days nor more than twenty-one days prior to the hearing date. A copy of the Notice has been filed with the minutes of the Authority and is attached as Exhibit A.

3. A summary of the statements made at the public hearing is attached as Exhibit B.

4. Attached as Exhibit C is a true, correct and complete copy of a resolution (the "Resolution") adopted at such meeting of the Authority by a majority of the Directors present at such meeting. The Resolution constitutes all formal action taken by the Authority at such meeting relating to matters referred to in the Resolution. The Resolution has not been repealed, revoked, rescinded or amended and is in full force and effect on this date.

WITNESS my hand and the seal of the Authority, this 4th day of February, 2020.


Secretary, Industrial Development Authority of the
City of Alexandria

[SEAL]

Exhibits:

- A - Copy of Certified Notice
- B - Summary of Statements
- C - Resolution

Ad # 12292980
Class 820 PO#

Name MCGUIREWOODS LLP Attn: Jessica Randolph
Authorized by

Size 102 Lines

T0001
Account 2010296494

PROOF OF PUBLICATION

District of Columbia, ss., Personally appeared before me, a Notary Public in and for the said District, Sandra Broadstone well known to me to be ASSISTANT MANAGER BILLING of The Washington Post, a daily newspaper published in the City of Washington, District of Columbia, and making oath in due form of law that an advertisement containing the language annexed hereto was published in said newspaper on the dates mentioned in the certificate herein.

I Hereby Certify that the attached advertisement was published in The Washington Post, a daily newspaper, upon the following date(s) at a cost of \$2,453.52 and was circulated in the Washington Metropolitan area.

Published 2 time(s). Date(s): 21 and 28 of January 2020

Account 2010296494

Sandra Broadstone

Witness my hand and official seal this 28th day of January 2020

My commission expires 1/31/2020



NOTICE OF PUBLIC HEARING BEFORE THE INDUSTRIAL DEVELOPMENT AUTHORITY OF THE CITY OF ALEXANDRIA ON PROPOSED PRIVATE ACTIVITY BOND FINANCING FOR ALEXANDRIA HOUSING DEVELOPMENT CORPORATION Notice is hereby given that the Industrial Development Authority of the City of Alexandria (the #Authority"), whose mailing address is c/o The Alexandria Economic Development Partnership, Inc., 625 North Washington Street, Suite 400, Alexandria, Virginia 22314, will hold a public hearing on the application of Alexandria Housing Development Corporation, a Virginia corporation (the #Applicant"), an organization described in Section 501(c)(3) of the Internal Revenue Code of 1986, as amended (the #Code"), and whose address is 1201 E. Abingdon Drive, Suite 210, Alexandria, Virginia 22314. The Applicant has requested the Authority to issue up to \$16,500,000 of its revenue bonds, in one or more series of qualified 501(c)(3) bonds, at one time or from time to time, pursuant to a plan of finance, to assist the Applicant in financing and/or refinancing all or a portion of the costs incurred in connection with the acquisition and/or rehabilitation of a multifamily residential rental housing facility consisting of one 16-story building comprising approximately 328,604 rentable square feet containing approximately 326 units, currently known as Ayana Alexandria and located at 3001 Park Center Drive in the City of Alexandria, Virginia (the Facility"), all to be owned and operated by the Applicant or AHDC PC Dr, LLC or another party related to the Applicant; and (ii) certain other expenditures associated with the foregoing to the extent financeable which may include, without limitation, original issue discount, costs of issuance, capitalized interest, credit enhancement costs, liquidity costs, working capital and a debt service reserve. The issuance of revenue bonds as requested by the Applicant will not constitute a debt or pledge of the faith and credit of the Commonwealth of Virginia, the City or the Authority and neither the faith and credit nor the taxing power of the Commonwealth of Virginia or any political subdivision thereof, including

Ad # 12292980 Name MCGUIREWOODS LLP Attn: Jessica Randolph Size 102 Lines T0002
Class 820 PO# Authorized by Account 2010296494

the City and the Authority, will be pledged to the payment of such bonds. The public hearing, which may be continued or adjourned, will be held at 5:00 o'clock p.m. on February 4, 2020, before the Authority, in the offices of The Alexandria Economic Development Partnership, Inc., at 625 North Washington Street, Suite 400, Alexandria, Virginia. Any person interested in the issuance of the bonds, the proposed financing or the location or nature of the Facility may appear at the hearing and present his or her views. This notice is published, and the public hearing is being held by or on behalf of the Authority as issuer of the proposed revenue bonds, as required by Section 147(f) of the Code and the regulations promulgated thereunder. INDUSTRIAL DEVELOPMENT AUTHORITY OF THE CITY OF ALEXANDRIA

EXHIBIT B TO CERTIFICATE

Summary of Statements

Representatives of Alexandria Housing Development Corporation, a Virginia corporation, and McGuireWoods LLP, bond counsel, appeared before the Authority to explain the proposed project. No one appeared in opposition to the proposed bond issue.

February 4, 2020

City Council of
the City of Alexandria, Virginia
P.O. Box 178
301 King Street
Alexandria, Virginia 22314

**Industrial Development Authority of the City of Alexandria
Proposed Financing for
Alexandria Housing Development Corporation**

Alexandria Housing Development Corporation, a Virginia corporation (the "Borrower") and an organization described in Section 501(c)(3) of the Internal Revenue Code of 1986, as amended (the "Code"), has requested that the Industrial Development Authority of the City of Alexandria (the "Authority") recommend approval to the City Council of the City of Alexandria (the "City Council") of the issuance of the Authority's revenue bonds (the "Bonds") in an amount not to exceed \$16,500,000 at one time or from time to time in one or more series to assist the Borrower in financing or refinancing all or a portion of the costs incurred in connection with the acquisition and/or rehabilitation of a multifamily residential rental housing facility consisting of one 16-story building comprising approximately 328,604 rentable square feet containing approximately 326 units, currently known as Avana Alexandria and located at 3001 Park Center Drive in the City of Alexandria, Virginia (the "Facility"), all to be owned and operated by the Borrower or AHDC PC Dr, LLC or another party related to the Borrower; and (ii) certain other expenditures associated with the foregoing to the extent financeable which may include, without limitation, original issue discount, costs of issuance, capitalized interest, credit enhancement costs, liquidity costs, working capital and a debt service reserve.

As set forth in the resolution of the Authority attached hereto, the Authority has agreed to issue its Bonds as requested. The Authority has conducted a public hearing on the proposed Bonds and has recommended that the City Council approve the issuance of the Bonds as required by Section 147(f) of the Code and Section 15.2-4906 of the Code of Virginia of 1950, as amended (the "Virginia Code").

Also attached hereto is: (1) a certificate evidencing the conduct of the public hearing and the action taken by the Authority; (2) the Fiscal Impact Statement required pursuant to Virginia Code Section 15.2-4907; and (3) the form of resolution suggested by counsel to evidence the approval of the City Council.



Secretary, Industrial Development Authority of the
City of Alexandria