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CNSB - SAN DIEGO UNION TRIBUNE  
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LOS ANGELES, CA 90060

**FILE NO. 4013039**

**PROOF OF PUBLICATION  
(2015.5 C.C.P.)**

**STATE OF CALIFORNIA  
County of San Diego**

The Undersigned, declares under penalty of perjury under the laws of the State of California: That he/she is the resident of the County of San Diego. That he/she is and at all times herein mentioned was a citizen of the United States, over the age of twenty-one years, and that he/she is not a party to, nor interested in the above-entitled matter; that he/she is Chief Clerk for the publisher of

The San Diego Union-Tribune

a newspaper of general circulation, printed and published daily in the City of San Diego, County of San Diego, and which newspaper is published for the dissemination of local news and intelligence of a general character, and which newspaper at all the times herein mentioned had and still has a bona fide subscription list of paying subscribers, and which newspaper has been established, printed and published at regular intervals in the said City of San Diego, County of San Diego, for a period exceeding one year next preceding the date of publication of the notice hereinafter referred to, and which newspaper is not devoted to nor published for the interests, entertainment or instruction of a particular class, profession, trade, calling, race, or denomination, or any number of same; that the notice of which the annexed is a printed copy, has been published in said newspaper in accordance with the instruction of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

**02/17/2026**

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.

Executed at San Diego, California, on this 17th day of February, 2026.

*C. Gaza*  
\_\_\_\_\_  
Signature

Legal No. **0011778717**

**NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN that on March 3, 2026, a public hearing as required by Section 147(f) of the Internal Revenue Code of 1986, as amended (the "Code"), will be held with respect to a proposed plan of finance that includes the issuance and reissuance from time to time, by the California Municipal Finance Authority (the "Authority"), of one or more series of exempt facility bonds for a qualified residential rental project pursuant to Section 142(a)(7) of the Code in an outstanding principal amount not to exceed \$40,000,000 (the "Bonds") to finance and refinance the acquisition, rehabilitation, construction, development and equipping of a 200-unit (including two manager's units) multifamily rental housing project located at 707 Broadway (the "Project") in the City of San Diego, County of San Diego, California (the "County"). The Project is to be owned and operated by a limited partnership of which Vintage Housing Holdings, LLC (the "Sponsor"), or a related person to the Sponsor is the general partner (such limited partnership, the "Borrower").

The Bonds and the obligation to pay principal thereof and interest thereon and any redemption premium with respect thereto do not constitute indebtedness or an obligation of the County, the Authority, the State of California or any political subdivision thereof, within the meaning of any constitutional or statutory debt limitation, or a charge against the general credit or taxing powers of any of them. The Bonds shall be limited obligations of the Authority, payable solely from certain revenues duly pledged therefor and generally representing amounts paid by the Borrower.

The public hearing will commence at 9:30 a.m. or as soon thereafter as the matter can be heard and will be held by teleconference. Interested persons wishing to express their views on the proposed plan of finance or on the nature and location of the facilities proposed to be financed can access the teleconference by dialing (844) 854-2222, access code 920111# when prompted. Interested persons may also submit written comments, and request additional information concerning the above matter, the California Municipal Finance Authority by U.S. mail at 2111 Palomar Airport Road, Suite 320, Carlsbad, California 92011, or by email to info1@cmfa-ca.com.

Dated: February 17, 2026

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**THE SAN DIEGO UNION**  
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