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VIA PREMIER SUPPORT SERVICE

November 4, 2015

Sharon Bronson, Chair
Mr. Raymond Carroll
Mr. Richard Elias
Ms. Ally Miller
Mr. Ramón Valadez

PIMA COUNTY BOARD OF SUPERVISORS

County Administration Building
130 West Congress Street, 11th Floor
Tucson, Arizona 85701

Re: The Industrial Development Authority of the County of Pima – Notice of Intention
to Issue Bonds – Education Facility Revenue Bonds (Caurus Academy Project),
Series 2015 – In an Amount Not to Exceed \$5,500,000

Dear Ms. Chair and Members of the Board:

As part of its program for financing Arizona charter schools, at its special meeting to be held on November 13, 2015, The Industrial Development Authority of the County of Pima (the “*Authority*”), will consider granting its final approval to a resolution authorizing the issuance of its Education Facility Revenue Bonds (Caurus Academy Project), Series 2015 (the “*2015 Bonds*”), in one or more series and in an aggregate principal amount not to exceed \$5,500,000, the proceeds of which will be loaned to Arizona Montessori Charter School at Anthem, dba Caurus Academy (the “*Borrower*”), an Arizona nonprofit corporation, which is exempt from taxation under Section 501(c)(3) of the United States Internal Revenue Code of 1986, as amended.

As always, this issuance of the 2015 Bonds is subject to the approval of the Pima County Board of Supervisors. Therefore, the Authority respectfully requests that this matter be placed on the Board of Supervisors’ Regular Meeting Agenda scheduled for November 17, 2015, for the purpose of having the Board of Supervisors approve the action of the Authority. Enclosed herewith are the following:

1. Fact Summary; and
2. Resolution of the Board of Supervisors.

In the opinion of Bond Counsel, no public hearing is required to be held pursuant to the Code and Federal Income Tax Regulations for the issuance of the 2015 Bonds.

In 2010, the Authority previously issued its Education Facility Revenue Bonds (Caurus Academy Project), Series 2010, in the original principal amount of \$4,380,000 (the “*2010 Bonds*”), to benefit the

Borrower. The proceeds of the 2010 Bonds were used to finance and/or refinance the costs of acquiring, constructing, improving, equipping and operating a charter school facility located at or near 41900 North 42nd Avenue in Anthem, Arizona, (ii) the funding of any required reserve fund as set forth in such Indenture, (iii) paying capitalized interest, if any, and (iv) paying certain issuance expenses (the "2010 Project").

The proceeds of the 2015 Bonds will be loaned to the Borrower to (i) refinance the 2010 Project through the refunding of the Authority's 2010 Bonds, (ii) finance or refinance the costs of acquisition, construction, improvement, renovation, operation and equipping of additional charter school facilities located at the same site, (iii) fund any required reserves as set forth in the Indenture, (iv) pay capitalized interest, if any, on the 2015 Bonds, and (v) pay certain issuance expenses relating to the 2015 Bonds (the "2015 Project").

The 2015 Bonds are to be issued in accordance with Title 35, Chapter 5, of the Arizona Revised Statutes, as amended (the "Act"). The 2015 Bonds will be issued as fully registered bonds and will be publicly offered by Lawson Financial Corporation. The 2015 Bonds will be issued without a rating in minimum denominations of \$25,000 and integral multiples of \$5,000 thereafter and sold only to qualified investors who certify that they (a) can bear the economic risk of the purchase of the 2015 Bonds, (b) have such knowledge and experience in business and financial matters as to be capable of evaluating the risks and merit of an investment in the 2015 Bonds, and (c) acknowledge that the 2015 Bonds are suitable only for inclusion in a diversified portfolio and that they have undertaken the responsibility for obtaining all the information that they deemed necessary. The 2015 Bonds will not be part of any pool bond issue.

As always, the 2015 Bonds are special limited obligations of the Authority. The 2015 Bonds are payable solely from payments made by the Borrower pursuant to a loan agreement and secured by a deed of trust on the Project site. Such payments are pledged to the Bondholders pursuant to an indenture of trust between the Authority and BOKF, NA, dba Bank of Arizona, as trustee. Neither the faith and credit, nor the taxing power of the Authority or Pima County or any other political subdivision thereof, are pledged to the payment of the 2015 Bonds. The Authority has no taxing power.

I will be available prior to the meeting to answer any questions you may have, or to meet with you at your convenience.

Thank you for your consideration of this matter.

Sincerely,

RUSSO, RUSSO & SLANIA, P.C.

/s/

Michael A. Slania
Attorney for the Authority

MAS/ala
Enclosures

c: Ms. Robin Brigode w/enclosures
Regina Nassen, Esq., Counsel to the Board
Charles Huckelberry, Pima County Administrator

FACT SUMMARY
THE INDUSTRIAL DEVELOPMENT AUTHORITY
OF THE COUNTY OF PIMA
EDUCATION FACILITY REVENUE BONDS
(CAURUS ACADEMY PROJECT), SERIES 2015

The following is a brief Fact Summary of the proposed bond issue.

The 2015 Bonds	As part of its program for financing Arizona charter schools, the Authority will issue its Education Facility Revenue Bonds (Caurus Academy Project), Series 2015 (the “2015 Bonds”), in an original principal amount not to exceed \$5,500,000 and a maturity date not to exceed 40 years. The 2015 Bonds will bear interest at a fixed rate. The average interest rate on the 2015 Bonds shall not be greater than 12 percent per annum. The 2015 Bonds may be redeemed at the option of the Borrower with the consent of the Authority and, under certain circumstances, must be redeemed prior to their stated maturity date. The 2015 Bonds will be issued as unrated bonds in the denominations of \$25,000 (and \$5,000 thereafter) and an investor letter.
Public Sale	The 2015 Bonds will be will be publicly sold by Lawson Financial Corporation pursuant to a Limited Offering Memorandum. The 2015 Bonds will have no rating and will be sold only to qualified investors who (a) can bear the economic risk of the purchase of the 2015 Bonds, (b) have such knowledge and experience in business and financial matters as to be capable of evaluating the risks and merit of an investment in the 2015 Bonds, and (c) acknowledge that the 2015 Bonds are suitable only for inclusion in a diversified portfolio and that they have undertaken the responsibility for obtaining all the information that they deemed necessary. Lawson Financial Corporation, or each Investor, will then execute an investor letter acknowledging such qualifications.
The Borrower	Arizona Montessori Charter School at Anthem, dba Caurus Academy, is an Arizona nonprofit corporation (the “Borrower”), and has been determined by the Internal Revenue Service to be an organization described in Section 501(c)(3) of the Code.
The 2010 Bonds	The Authority previously issued its Education Facility Revenue Bonds (Caurus Academy Project), Series 2010, in the original principal amount of \$4,380,000 (the “2010 Bonds”) to benefit the Borrower. The proceeds of the 2010 Bonds were used to finance the 2010 Project (defined below).
The 2010 Project Site	The Borrower acquired land located at or near 41900 North 42 nd Avenue in Anthem, Arizona (the “Anthem Site”).

The 2010 Project

The proceeds of the 2010 Bonds were used for the purpose of (i) financing and/or refinancing the acquisition of the Anthem Site and the construction, improvement, renovation, operation and equipping of charter school facilities, used for the operation of a charter school thereon, and the improvements, (ii) funding of any required reserves fund as set forth in that 2010 Indenture, (iii) paying capitalized interest on the 2010 Bonds, and (iv) paying certain issuance expenses (the *2010 Project*”).

The 2015 Project

The proceeds of the 2015 Bonds will be used to (i) refinance the 2010 Project through the refunding of the Series 2010 Bonds, (ii) finance or refinance the costs of acquisition, construction, improvement, renovation, operation and equipping of additional charter school facilities located at the Anthem Site (together with the Series 2010 Facilities, the “*Series 2015 Facilities*”), (iii) fund any required reserves as set forth in the Indenture, (iv) pay capitalized interest, if any, on the 2015 Bonds, and (v) pay certain issuance expenses.

Documentation

Pursuant to a Loan Agreement between the Authority and the Borrower, the Borrower has agreed to make payments to the Authority sufficient to pay the principal of, premium, if any, and interest on the 2015 Bonds when due. The Borrower’s obligations under the Loan Agreement will be secured by a Deed of Trust, which will be recorded on the property at the Anthem Site, including the Series 2015 Facilities.

Security for the 2015 Bonds

The loan to the Borrower will be secured by (a) a mortgage lien and security interest in the land, buildings, fixtures and equipment owned by the Borrower constituting the charter school campus at the Anthem Site (including the Series 2015 Facilities), and (b) an assignment of the leases, rents and all other revenues of the Borrower (including certain State revenues due to the Borrower).

The Authority has no taxing power. The 2015 Bonds and the interest thereon are not a general obligation of the Authority and are not an indebtedness of the Authority, Pima County, the State of Arizona, or any political subdivision thereof within the meaning of any Arizona constitutional or statutory provision whatsoever. Principal of, premium, if any, and interest on the 2015 Bonds are payable solely out of the revenues derived from the Loan Agreement (other than to the extent payable out of proceeds of the 2015 Bonds or income from the temporary investment thereof). Neither the faith and credit nor the taxing power, if any, of the Authority, Pima County, the State of Arizona, or any political subdivision thereof, is pledged to the payment of the principal of, premium, if any, or interest on the 2015 Bonds.

RESOLUTION NO. 2015 - ____

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF
PIMA COUNTY, ARIZONA APPROVING THE
PROCEEDINGS OF THE INDUSTRIAL DEVELOPMENT
AUTHORITY OF THE COUNTY OF PIMA REGARDING
THE ISSUANCE OF ITS NOT TO EXCEED \$5,500,000
EDUCATION FACILITY REVENUE BONDS (CAURUS
ACADEMY PROJECT), SERIES 2015 AND DECLARING AN
EMERGENCY**

WHEREAS, The Industrial Development Authority of the County of Pima (the "*Authority*") pursuant to the Industrial Development Financing Act, Title 35, Chapter 5, Arizona Revised Statutes, as amended (the "*Act*"), is authorized to issue and sell its Education Facility Revenue Bonds (Caurus Academy Project), Series 2015, in one or more series or subseries (the "*Bonds*"), the proceeds of which are to be loaned to Arizona Montessori Charter School at Anthem, dba Caurus Academy (the "*Borrower*"), an Arizona nonprofit corporation, to aid in the (i) refinancing the Authority's Education Facility Revenue Bonds (Caurus Academy Project), Series 2010 through the refunding of such bonds, (ii) financing or refinancing the costs of acquisition, construction, improvement, renovation, operation and equipping of land and charter school facilities at 41900 North 42nd Avenue in Anthem, Arizona, (iii) funding of any required reserves, as set forth in the Indenture (as hereinafter defined), (iv) paying capitalized interest, if any, on the Bonds, and (v) paying certain issuance expenses (the "*2015 Project*"); and

WHEREAS, on November 13, 2015, the Authority resolved to issue the Bonds in one or more series or subseries and in an aggregate amount not to exceed \$5,500,000 (the "*Authority's Resolution*"), such issuance being conditioned upon, among other things, the granting of approval to the issuance of the Bonds by the Pima County Board of Supervisors; and

WHEREAS, the Authority's Resolution has been made available to the Pima County Board of Supervisors, and the Authority's Resolution has been duly considered this date; and

WHEREAS, the Authority's Resolution authorizes, among other things, the issuance of the Bonds, the execution and delivery of (a) an Indenture of Trust, between the Authority and BOKF, NA, dba Bank of Arizona (the "*Indenture*"), (b) a Loan Agreement (the "*Loan Agreement*"), among the Authority and the Borrower, and (c) such other documents as required for the issuance of the Bonds; and

WHEREAS, the terms, maturities, provisions for redemption, security and sources of payment for the Bonds are set forth in the Indenture, the Loan Agreement and the form of Bonds themselves; and

WHEREAS, copies of said documents have been made available to the Pima County Board of Supervisors, together with the Authority's Resolution; and

WHEREAS, the Pima County Board of Supervisors has been informed that said documents have been reviewed by competent Bond Counsel, Kutak Rock LLP, and said Bond Counsel has determined that said documents adequately meet the requirements of the Act and the Internal Revenue Code of 1986, as amended (the "*Code*"); and

WHEREAS, in accordance with Section 35-721.B of the Act, the proceedings of the Authority under which the Bonds are to be issued require the approval of the Board of Supervisors of the issuance of the Bonds; and

WHEREAS, this Board has presented to it information regarding the Bonds and is further informed and advised with regard to the Bonds.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF PIMA COUNTY, ARIZONA, as follows:

1. Pursuant to the Act, the Board of Supervisors, as the governing body of the Authority, hereby approves the Bonds and the proceedings under which the Bonds are to be issued by the Authority, including specifically the Authority's Resolution, the Indenture, the Loan Agreement, and all other related or appropriate documents;
2. This Resolution shall be in full force and effect from and after its passage as provided by law, and any provisions of any previous resolutions in conflict with the provisions herein are hereby superseded;
3. The appropriate officers of the Pima County Board of Supervisors are hereby authorized and directed to do all such things and to execute and deliver all such documents on behalf of Pima County as may be necessary or desirable to effectuate the intent of this Resolution and the Authority's Resolution in connection with the issuance of the Bonds; and
4. It is necessary for the preservation of the peace, health and safety of the County that this resolution becomes immediately effective, and, accordingly, an emergency is hereby declared to exist, and this resolution shall be effective immediately upon its passage and adoption.

PASSED, ADOPTED AND APPROVED by the Board of Supervisors of Pima County,
Arizona this ____ day of November, 2015.

Sharon Bronson, Chair
PIMA COUNTY BOARD OF SUPERVISORS

ATTEST:

Robin Brigode, Clerk
PIMA COUNTY BOARD OF SUPERVISORS

APPROVED AS TO FORM:

KUTAK ROCK LLP,
Bond Counsel

By: 