

**EXHIBIT A**

TEFRA Notice

NATIONAL FINANCE AUTHORITY

NOTICE OF PUBLIC HEARING

\$65,000,000 REVENUE BONDS  
(MORNINGSTAR SENIOR LIVING, INC. PROJECT), SERIES OF 2022

NOTICE IS HEREBY GIVEN that on June 20, 2022, a public hearing, as required by Section 147(f) of the Internal Revenue Code of 1986, as amended (the “Code”), will be held by the National Finance Authority (the “Authority”), a component unit of the Business Finance Authority of the State of New Hampshire, with respect to a plan of finance for the proposed issuance by the Authority of its Revenue Bonds (Morningstar Senior Living, Inc. Project), Series of 2022, in one or more issues (the “Bonds”), in an amount not to exceed \$65,000,000. The hearing will commence at 12:30pm, or as soon thereafter as the matter can be heard, and will be held at the offices of the Authority at 135 N. State Street, Concord, New Hampshire 03301.

The Bonds are expected to be issued pursuant to Chapter 162-A of the New Hampshire Statutes, and the proceeds from the sale of the Bonds will be loaned to Morningstar Senior Living, Inc. (the “Borrower”). The Bonds are expected to be qualified 501(c)(3) bonds, as defined in Section 145 of the Code, and applied along with other available funds, to finance a project on behalf of the Borrower consisting of (1) financing the design and construction of the final phases of a cottage community known as Heritage Village, located at or near 139 W. Beil Ave., Nazareth, PA; (2) refunding and retiring the outstanding Revenue Bonds, Series of 2012 (Morningstar Senior Living, Inc. Project), previously issued for the benefit of Heritage Village and for Moravian Hall Square, located at 175 W. North St., Nazareth, PA; (3) funding a debt service reserve fund; (4) funding capitalized interest on a portion of the Bonds; and (5) payment of costs and expenses associated with issuance of the Bonds (collectively, the “Project”). The facilities are to be owned and operated by the Borrower, a not-for-profit corporation organized and existing under the laws of the Commonwealth of Pennsylvania and an organization described in Section 501(c)(3) of the Code.

The Bonds will be special, limited obligations of the Authority payable solely from the loan repayments to be made by the Borrower to the Authority, and certain funds and accounts established in connection with the Bonds, as applicable.

The hearing will provide a reasonable opportunity to be heard for persons wishing to express their views on the merits of the Project, its location, the issuance of the Bonds, or related matters. A person wishing to speak at the hearing will be asked to provide his or her name, address and the person(s) or entity(ies) he or she represents, if any, prior to speaking. Written comments will also be accepted at the hearing.

In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this hearing should contact the Program Administrator at 603-369-3886.

This Notice is published in accordance with the requirements of Section 147(f) of the Internal Revenue Code, as amended.

Dated: June 13, 2022