

NOTICE OF A PUBLIC MEETING

Harris County Housing Authority

(A Texas Public Housing Authority under chapter 392 of the local government code)

February 18, 2021

Notice is hereby given that the Harris County Housing Authority Board of Commissioners **Board Meeting** will be held at **1:30 pm February 24, 2021,**

via **Gotomeeting.com** or **telephonic conferencing** at

<https://www.gotomeet.me/HCHABoardMeeting/February-24-2021>. You can

also dial in using your phone. United States: +1 (646) 749-3122, Access

Code: 255-471-429 for the purpose of considering and taking action on matters

brought before the Harris County Housing Authority Board of Commissioners.

Agendas may be obtained in advance of the board meeting via the internet at

www.hchatexas.org. Any questions or public comments can be provided in

writing at Events@hchatexas.org and will be addressed during the meeting. This

meeting will be recorded, and a recording of the meeting will be available to the

public and may be requested by submitting an email request to

Vivian.Clark@hchatexas.org.

SPECIAL COVID-19 NOTICE OF TELEPHONIC MEETING

This meeting shall be a TELEPHONIC MEETING only, pursuant to

Governor Greg Abbott's March 16, 2020, directive: "Governor Abbott Allows

Virtual and Telephonic Open Meetings to Maintain Government Transparency”.

PHYSICAL ATTENDANCE AT THIS MEETING, IF ANY, SHALL BE LIMITED TO MEMBERS OF THE HARRIS COUNTY HOUSING AUTHORITY PUBLIC FACILITY CORPORATION BOARD OF DIRECTORS AND PERSONNEL OR REPRESENTATIVES OF THE HARRIS COUNTY HOUSING AUTHORITY.

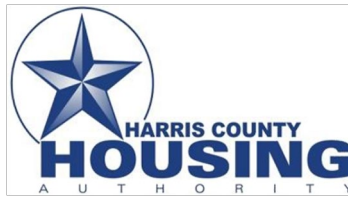
Posted by:

Sincerely,



Vivian Clark
Executive Assistant
Harris County Housing Authority





Gerald Womack
Chairman

Joe Villarreal
Vice Chairman

Joe Ellis
Commissioner

Dr. Adriana Tamez
Commissioner

Kerry Wright
Commissioner

REGULAR MEETING OF THE BOARD OF COMMISSIONERS

1:30 P.M.

Wednesday, February 24, 2021 HCHA
Board Room (Closed to Public) Harris
County Housing Authority 1933
Hussion Street
Houston, TX 77003

For Public Access

Please join the meeting from your computer, tablet, or smartphone.

<https://www.gotomeet.me/HCHABoardMeeting/February-24-2021>

You can also dial in using your phone.

United States: [+1 \(646\) 749-3122](tel:+16467493122)

Access Code: 255-471-429

AGENDA

- I. Call to Order and Record of Attendance
- II. Open with Prayer and Pledge of Allegiance
- III. Approval of the Minutes of Previous Meeting

Action Item 1: Discussion and request to accept and approve the minutes of the January 20, 2021 board meeting

- IV. **Public Comments**
It is the policy of this Board to allow 15 minutes of each meeting for a forum. If you wish to speak to this Board during the "public comments" section of our agenda, please email your comments in writing in advance to Events@hchatexas.org or follow the instructions that will be provided to unmute your mic at the appropriate time to make public comments.

- V. **Executive Director/Chief Executive Officer's Report**
 - a) HCHA activities from January 21, 2021 – February 17, 2021 (presented by Horace Allison).

VI. Financial Presentation

- a) Monthly Financials (presented by Paul Curry).

VII. Department Presentation

- a) HCV Program (presented by Debra McCray).
- b) Current and New Affordable Housing Developments (presented by Samson Babalola).

VIII. Discussion and Action Items

- Action Item 2:** Resolution approving a revision of HCHA's Check Writing Policy
- Action Item 3:** Resolution authorizing a Broadband Communications Services Agreement with Comcast Cable Communications Management, LLC to provide internet services to Harris County Housing Authority clients
- Action Item 4:** Resolution authorizing a contract to purchase audio/visual equipment and technical programming services for the Harris County Housing Authority Board Room
- Action Item 5:** Resolution authorizing the negotiation and execution of a contract for Environmental Consulting Services
- Action Item 6:** Resolution approving the Fiscal Year ending March 31, 2021 Budget Revision No. 1
- Action Item 7:** Resolution authorizing the negotiation and execution of a contract for Banking Services with Amegy Bank of Texas
- Action Item 8:** Resolution authorizing the payment of costs associated with the Eminent Domain case involving 1901 Hussion Street, Houston, Texas 77003
- Action Item 9:** Resolution authorizing the amendment of a contract for Land-Use Master Planning Services for HCHA's 91-Acre Tract near Lake Houston
- Action Item 10:** Resolution by the Harris County Harris Authority approving and ratifying actions in connection with NLH Bluestem, LP borrowing Community Development Block Grant-Disaster Recovery (CDBG-DR) for the financing of the Bluestem Apartments Project and such other actions necessary or convenient to carry out this resolution
- Action Item 11:** Resolution by the Harris County Harris Authority approving actions in connection with Lending Community Development Block Grant-Disaster Recovery (CDBG-DR) financing for the Bluestem Apartments Project and such other actions necessary or convenient to carry out this resolution
- Action Item 12:** Resolution by the Harris County Harris Authority (the "Authority") approving and ratifying: (i) for HCHA Bluestem GP, LLC (the "General

Partner”) to enter into an Amended and Restated Limited Partnership Agreement for the partnership for NLH Bluestem, LP (the “Partnership”), (ii) for the Partnership to enter into a Ground Lease with the Authority, and (iii) such other actions necessary or convenient to carry out this resolution

Action Item 13:

Resolution by the Harris County Harris Authority (the “Authority”) approving and ratifying actions in connection with the Loan financing for the Bluestem Apartments Project and such other actions necessary or convenient to carry out this resolution

IX. Executive Session

The Harris County Housing Authority Board of Commissioners may go into executive session, if necessary, pursuant to Chapter 551 of the Texas Government Code, for one or more of the following reasons: (1) consultation with its attorneys to seek or receive legal advice or consultation regarding pending or contemplated litigation; (2) discussion about the value or transfer of real property; (3) discussion about a prospective gift or donation; (4) consideration of specific personnel matters; (5) discussion of certain economic development matters or other matters authorized by law. The Housing Authority Board of Commissioners may announce that it will go into executive session on any item listed on this agenda if the subject matter is permitted for a closed session by provisions of Chapter 551 of the Texas Government Code.

Today the Harris County Housing Authority Board of Commissioners shall go into executive session to discuss the following:

Consultation with its attorneys to seek or receive legal advice or consultation regarding pending or contemplated litigation

Discussion about the value or transfer of real property

X. Reconvene in public session and possible action relating to matters addressed in executive session

XI. Adjournment

NOTICE OF A PUBLIC MEETING

Harris County Housing Authority

(A Texas Public Housing Authority under chapter 392 of the local government code)

February 18, 2021

Notice is hereby given that the Harris County Housing Authority Board of Directors **HCHA Redevelopment Authority Meeting** will be held **after the 1:30 am** Harris County Housing Authority Board of Commissioners on **February 24, 2021, via [Gotomeeting.com](https://www.gotomeeting.com) or telephonic conferencing at <https://www.gotomeet.me/HCHABoardMeeting/February-24-2021>. You can also dial in using your phone. United States: [+1 \(646\) 749-3122](tel:+16467493122), Access Code: [255-471-429](tel:+16467493122)** for the purpose of considering and taking action on matters brought before the Harris County Housing Authority Board of Directors. Any questions or public comments can be provided in writing at Events@hchatexas.org and will be addressed during the meeting. This meeting will be recorded, and a recording of the meeting will be available to the public and may be requested by submitting an email request to Vivian.Clark@hchatexas.org.

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Posted by:

Sincerely,



Vivian Clark
Executive Assistant
Harris County Housing Authority





Gerald Womack
President

Joe Villarreal
Vice President

Joe Ellis
Treasurer

Dr. Adriana Tamez
Director

Kerry Wright
Director

Horace Allison
Secretary

**MEETING OF THE
BOARD OF DIRECTORS OF THE
HCHA REDEVELOPMENT AUTHORITY, INC.**

**Time: Immediately after the adjournment of the preceding regular meeting of the
Harris County Housing Authority Board of Commissioners Meeting**

Wednesday, February 24, 2021

**HCHA Board Room (Closed to Public)
Harris County Housing Authority
1933 Hussion Street
Houston, TX 77003**

**Please join the meeting from your computer, tablet, or smartphone.
<https://www.gotomeet.me/HCHABoardMeeting/February-24-2021>**

**You can also dial in using your phone.
United States: [+1 \(646\) 749-3122](tel:+16467493122)**

Access Code: 255-417-429

AGENDA

I. Call to Order and Record of Attendance

II. Public Comments

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III. Discussion and Action Items

Action Item 1: Discussion and request to accept and approve the minutes from the January 20, 2021 board meeting

Action Item 2: Resolution by the HCHA Redevelopment Authority, Inc. approving and

ratifying: (i) for HCHA Bluestem GP, LLC to enter into an Amended and Restated Limited Partnership Agreement for NLH Bluestem, LP (The "Partnership"), (ii) for the partnership to enter into a Ground Lease with the Harris County Housing Authority, and (iii) such other actions necessary or convenient to carry out this resolution

Action Item 3: Resolution by the HCHA Redevelopment Authority, Inc. approving and ratifying actions in connection with the Community Development Block Grant - Disaster Recovery (CDBG-DR) financing for the Bluestem Apartments Project as borrower and such other actions necessary or convenient to carry out this resolution

Action Item 4: Resolution by HCHA Redevelopment Authority, Inc. approving actions in connection with lending the Community Development Block Grant - Disaster Recovery (CDBG-DR) financing for the Bluestem Apartments Project and such other actions necessary or convenient to carry out this resolution

Action Item 5: Resolution by HCHA Redevelopment Authority, Inc. (The "Corporation") approving and ratifying actions in connection with loan financing for the Bluestem Apartments Project and such other actions necessary or convenient to carry out this resolution

IV. Adjournment