

NOTICE OF A PUBLIC MEETING

Harris County Housing Authority

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

5, 2024

Notice is hereby given that the Board of Commissioners of the Harris County Housing Authority (HCHA) will hold a public meeting at **1:00 pm** on **April 17, 2024**, at the HCHA's office located at 1933 Hussion Street, Building 3, in Houston, Texas 77003. At the public meeting, the Board of Commissioners may take action on the matters identified on the **Amended Agenda** attached hereto and incorporated herein.

Agendas may be obtained in advance of the public meeting at our office located at 1933 Hussion Street, Building 3, Houston, Texas 77003 or via the internet at www.hchatexas.org. The HCHA Board of Commissioners normally meets the third Wednesday of every month at 1:00 pm.

Posted by:



Vivian Clark
Executive Assistant
Harris County Housing Authority





Gerald Womack
Chairman

Joe Villarreal
Vice Chairman

Dr. Adriana Tamez
Commissioner

Asheley Gilbert
Commissioner

Paul Shanklin
Commissioner

REGULAR MEETING OF THE BOARD OF COMMISSIONERS

1:00 P.M.

Wednesday, April 17, 2024
HCHA Board Room
Harris County Housing Authority
1933 Hussion Street
Houston, TX 77003

AMENDED AGENDA

I. Call to Order and Record of Attendance

II. Open with Prayer and Pledge of Allegiance

III. Administration of the Oath of Office to New Commissioner

IV. Public Comments

Our policy is to allow time at the beginning of each meeting for public comments. Each Speaker is limited to three (3) minutes per agenda item and six (6) minutes total. These limits may be reduced depending on how many people sign up to comment. If you wish to speak during the public comment section of our agenda, please email your name and address in advance to Events@hchatexas.org or provide that information in writing to one of the staff members. A complete set of the rules for public comment and safety is available on our website at hchatexas.org – under About Us, select the Board Information tab.

V. Approval of the Minutes of Previous Meeting

Action Item 1: Approval of the minutes of the March 20, 2024, Board meeting

VI. Executive Director/Chief Executive Officer's Report

- a) M/WBE
- b) HCHA activities March 21, 2024 – April 17, 2024 (presented by Melissa Quijano).

VII. Financial Presentation

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

VIII. Department Presentation

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

IX. Executive Session

Under Chapter 551 of the Government Code, the Board may go into executive session to: (1) consult with its attorneys to seek or receive legal advice about pending or contemplated litigation or matters its attorney must keep confidential under the Texas Disciplinary Rules of Professional Conduct; (2) discuss the value or transfer of real property; (3) consider specific personnel matters; (4) discuss certain economic development matters; or (5) discuss other matters authorized by law. The Board may also 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 Chapter 551 of the Government Code.

At the meeting noticed by this agenda, the Board expects to go into executive session to:

Consult with its attorney regarding the status of and possible resolution of pending litigation, in particular, Cause No. 2017-71486, pending in the 133rd District Court of Harris County, Texas (§551.071); and

Consult with its attorney regarding the current application status and plan of action following the cancellation of its bond reservation to provide funding for the Bernicia Place development by the Texas Bond Review Board; and

Consult with its attorney regarding the status of addressing tenant complaints and/or issues with the Management entity at the Sierra Meadows Apartment Complex.

Consult with its attorney regarding a request from an adjacent business owner, namely Dairy Queen which sits adjacent to Heritage Estate's land site which is a development wherein HCHA has an ownership interest. Dairy Queen has requested access to HCHA's property via a Permanent Utility Easement for the purpose of installing a separate and independent access point to the Bammel Line and component parts of Harris County's Mixed-Use Development District, that extend onto or into HCHA's property.

Consult with its attorney regarding a Letter of Intent from PulteGro to purchase approximately a 91.9-acre tract (the "Property") located in the City of Houston on West Lake Houston Parkway as more fully described in "Exhibit A" entitled "Land Plan for USACOE-Approved Site Plan for 91.93 Acres."

Consult with its attorney regarding a Letter of Intent from PulteGro to purchase approximately 56.55 acres out of a 91.9-acre tract (the "Property") located in the City of Houston on West Lake Houston Parkway (the acreage to be purchased being located north of and including the entry boulevard and north of the "Great Lawn" as more fully described in "Exhibit A entitled "Land Plan for The View at Lake Houston".

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

X. Discussion and Action Items

Action Item 2: Resolution celebrating National Fair Housing Month

Action Item 3: Resolution authorizing Harris County Housing Authority's Executive Director to negotiate and enter into an extension agreement for the provision of internet technology managed services

Action Item 4: Resolution approving the 2024 Utility Allowance Schedules used by Harris County Housing Authority in administering the Housing Choice Voucher Program

Action Item 5: Resolution authorizing Harris County Housing Authority's Executive Director to negotiate and enter into an extension agreement for the provision of fee accounting services

Action Item 6: Resolution approving the submission of the 2024 Section Eight Management Assessment Program Certification to the U.S. Department of Housing and Urban Development

XI. Adjournment