

# NOTICE OF A PUBLIC MEETING

## Harris County Housing Authority

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

August 13, 2020

Notice is hereby given that the Harris County Housing Authority Board of Commissioners **Board Meeting** will be held at **1:30 pm on August 19, 2020**, via telephonic conferencing at dial-in number **281-729-9180** for the purpose of considering and taking action on matters brought before the HCHA Board of Commissioners. Agendas may be obtained in advance of the board meeting via the internet at [www.hchatexas.org](http://www.hchatexas.org). Any questions or public comments can be provided in writing at [Events@hchatexas.org](mailto: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](mailto: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 HCHA BOARD OF COMMISSIONERS

AND PERSONNEL OR REPRESENTATIVES OF THE HARRIS COUNTY  
HOUSING AUTHORITY.

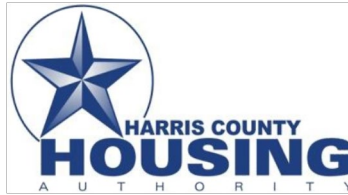
The Harris County Housing Authority Board of Commissioners normally meets the third Wednesday of every month at 1:30 pm.

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, August 19, 2020  
HCHA Board Room (Closed to Public)  
Harris County Housing Authority  
1933 Hussion Street  
Houston, TX 77003**

**For Public Access  
Via Telephonic Conference, please dial in 281-729-9180**

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**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 July 15, 2020, board meeting
- Action Item 2:** Discussion and request to accept and approve the minutes of the July 27, 2020, special 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](mailto: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 June 18, 2020 – August 19, 2020 (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 3:** Resolution by the Harris County Housing Authority (the “Authority”) authorizing Harris County Housing Authority Public Facility Corporation's issuance, sale, and delivery of a Multifamily Housing Governmental Note (Northwood Apartments) Series 2020A and a Multifamily Housing Governmental Note (Northwood Apartments) Series 2020 B and containing other provisions relating to the subject
- Action Item 4:** Resolution by the Harris County Housing Authority (the “Authority”) approving and ratifying: (i) the admission of an investor limited partner and a special limited partner to LDG Northwood, LP (the “Partnership”), (ii) for HCHA Northwood GP, LLC (the “General Partner”) to enter into an amended and restated limited partnership for the Partnership, (iii) for the Partnership to enter into a ground lease with the Authority, and (iv) such other actions necessary or convenient to carry out this resolution
- Action Item 5:** Resolution by the Harris County Housing Authority (the “Authority”) approving actions in connection with Community Development Block Grant-Disaster Recovery (CDBG-DR) financing for Northwood Apartments Project and such other actions necessary or convenient to carry out this resolution
- Action Item 6:** Resolution by the Harris County Housing Authority (the “Authority”) approving and ratifying actions in connection with Community Development Block Grant-Disaster Recovery (CDBG-DR) financing for Northwood Apartments for partnership and such other actions necessary or convenient to carry out this resolution
- Action Item 7:** Resolution by the Harris County Housing Authority (the “Authority”) approving and ratifying actions in connection with the financing for Northwood Apartments Project and such other actions necessary or convenient to carry out this resolution
- Action Item 8:** Resolution authorizing the execution of a contract for Queuing Services and equipment
- Action Item 9:** Resolution authorizing the negotiation and execution of a Memorandum of Understanding between the Coalition For The Homeless and Harris County Housing Authority
- Action Item 10:** Resolution authorizing a First Amendment to the Internet Technology Managed Services agreement between Salco Solutions Group and Harris County Housing Authority

## 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)

August 13, 2020

Notice is hereby given that the Harris County Housing Authority Board of Directors **HCHA Redevelopment Authority Meeting** will be held **after the 1:30 pm** Harris County Housing Authority Board of Commissioners on **August 19, 2020**, via telephonic conferencing at dial-in number **281-729-9180** 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](mailto: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](mailto:Vivian.Clark@hchatexas.org).

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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  
*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, August 19, 2020  
HCHA Board Room (Closed to Public)  
Harris County Housing Authority  
1933 Hussion Street  
Houston, TX 77003**

**For Public Access  
Via Telephonic Conference, please dial in 281-729-9180**

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**AGENDA**

**I. Call to Order and Record of Attendance**

**II. 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](mailto:Events@hchatexas.org) or follow the instructions that will be provided to unmute your mic at the appropriate time to make public comments.*

**III. Discussion and Action Items**

**Action Item 1:** Discussion and request to accept and approve the minutes from the July 15, 2020 board meeting

**Action Item 2:** Discussion and request to accept and approve the minutes from the July 27, 2020 board meeting

**Action Item 3:** Resolution by HCHA Redevelopment Authority, Inc. approving and ratifying: (i) the admission of an investor limited partner and a special limited partner and a special limited partner to LDG



Northwood, LP (ii) for HCHA Northwood GP, LLC to enter into an amended and restated limited partnership agreement for the Partnership, (iii) for the Partnership to enter into a ground lease with the Harris County Housing Authority, and (iv) 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 the Community Development Block Grant-Disaster Recovery (CDBG-DR) financing for Northwood Apartments as lender and such other actions necessary or convenient to carry out this resolution

**Action Item 5:** Resolution by HCHA Redevelopment Authority, Inc. approving and ratifying actions in connection with the Community Development Block Grant-Disaster Recovery (CDBG-DR) financing for Northwood Apartments as borrower and such other actions necessary or convenient to carry out this resolution

**Action Item 6:** Resolution by HCHA Redevelopment Authority, Inc. (the "Corporation") approving and ratifying actions in connection with the financing for Northwood Apartments and such other actions necessary or convenient to carry out this resolution

#### **IV. Adjournment**

# NOTICE OF A PUBLIC MEETING

## Harris County Housing Authority

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

August 13, 2020

Notice is hereby given that the Harris County Housing Authority Board of Directors **Harris County Housing Authority Public Facility Corporation Meeting** will be held **after the 1:30 pm** HCHA Redevelopment Corporation Harris County Housing Authority Board of Commissioners on **August 19, 2020**, via telephonic conferencing at dial-in number **281-729-9180** 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](mailto: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](mailto:Vivian.Clark@hchatexas.org).

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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  
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  
HARRIS COUNTY HOUSING AUTHORITY  
PUBLIC FACILITY CORPORATION**

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

**Wednesday, August 19, 2020  
HCHA Board Room  
Harris County Housing Authority  
1933 Hussion Street  
Houston, TX 77003**

**For Public Access  
Via Telephonic Conference, please dial in 281-729-9180**

**AGENDA**

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**I. Call to Order and Record of Attendance**

**II. 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 complete the required- form and hand it to one of the directors before the meeting.*

**III. Discussion and Action Items**

**Action Item 2:** Discussion and request to accept and approve the minutes from the July 15, 2020 special board meeting

**Action Item 3:** Resolution authorizing Harris County Housing Authority Public Facility Corporation issuance of Multifamily Housing Governmental Note (Northwood Apartments) Series 2020A and Multifamily Housing Governmental Note (The Hollows Apartments) Series 2020B and other matters in connection therewith

**IV. Adjournment**