

**STRATEGIC HOUSING FINANCE CORPORATION  
BOARD OF DIRECTORS  
REGULAR MEETING  
502 East Highland Mall Blvd., Suite 106-B  
Austin, Texas 78752  
Thursday, June 2, 2016  
11:00 a.m.**

**MINUTES**

The Strategic Housing Finance Corporation of Travis County, Texas, held a Regular Board of Directors meeting at 502 East Highland Mall Blvd., Suite 106-B, Austin, Texas 78752 on the above date. A quorum was established, and Director Ann Denton called the meeting to order at 11:33 a.m.

**ROLL CALL**

Roll Call of Directors: Director Ann Denton, Director John Hernandez, Director Eddie Karam, Director Robbye Meyer, Director Wilmer Roberts. Guest: Cliff Blount with Naman Howell, Smith & Lee. Staff in Attendance: Executive Vice President Patrick Howard, Executive Assistant Debbie Honeycutt, Asset Manager Robert Onion, and Finance Manager Betty Black. Executive Vice President Patrick Howard certified the quorum.

**CITIZEN COMMUNICATION**

*Anyone desiring to discuss or comment on items directly related to SHFC is always welcome; sign-in must be completed prior to the opening of the meeting. Please limit all presentations to 3 minutes or less. If the item is deemed related to an agenda item at the current meeting, the presiding officer will inform the citizen that pending action(s) remain.*

There were none at that time.

**ACTION ITEM**

Item 1: Administer the Strategic Housing Finance Board of Directors' Oath of Office to confirmed appointees of Travis County Commissioners Court

**Oath to new members of the SHFC Board of Directors.** Executive Vice President Patrick Howard administered the oath to Board Members, Wilmer Roberts and Robbye Meyer.

Item 2: Election of Officers (President and Vice President)

Director Ann Denton asked if there was an interest amongst any of the Board members to serve as President and Vice President before opening the floor for nominations.

Discussion followed.

Director John Hernandez made a **motion** to nominate Ann Denton for President of Strategic Housing Finance Corporation. Director Eddie Karam seconded the motion, which **passed** with 4 yea's and 1 abstention.

Director Ann Denton – Yea  
Director John Hernandez – Yea  
Director Eddie Karam – Yea  
Director Robbye Meyer – Yea  
Director Wilmer Roberts – Abstained

Mr. Karam made a **motion** to nominate John Hernandez for Vice President of the Strategic Housing Finance Corporation. Director Robbye Meyer seconded the motion, which **passed** with 4 yeas and 1 abstention.

Director Ann Denton – Yea  
Director John Hernandez – Yea  
Director Eddie Karam – Yea  
Director Robbye Meyer – Yea  
Director Wilmer Roberts – Abstained

#### **ACTION ITEM – CONSENT**

Item 3: Approval of the minutes from:

- A. May 5, 2016 Regular Meeting
- B. May 20, 2016 Work Session Meeting

Item 4: Presentation, discussion and possible action of **Resolution No. SHFC-2016-13: To Approve the 2016 - 2017 Annual Budget of the Strategic Housing Finance Corporation.** {Patrick Howard}

Item 5: Presentation, discussion and possible action of **Resolution No. SHFC – 2016-14: To Authorize and Approve (i) the Sale, Issuance, and Delivery of One or More Series of Multifamily Housing Revenue Bonds (Marquis at Shoreline Apartments) (ii) The execution and delivery of documents and instruments necessary to carry out the financing of such Multifamily Rental Residential Development and other related provisions as necessary to complete the transaction.**

Mr. Hernandez made a **motion** to approve Items 3A, 3B, 4, and 5. Mr. Karam seconded the motion, which passed with 4 yeas and 1 abstention.

Director Ann Denton – Yea  
Director John Hernandez - Yea  
Director Eddie Karam – Yea  
Director Robbye Meyer – Yea  
Director Wilmer Roberts – Abstained

#### **REPORTS**

Item 6: Presentation and discussion regarding the following:

- A. Existing and Potential Partnerships {Robert Onion}  
*(Cityview at the Park Apartments, Southpark Ranch Apartments, Paddock at Norwood Apartments, Forest Park Apartments, Silver Springs Apartments, William Cannon Place Apartments, Parmer Place Apartments, Cambridge Villas, and Austin Colorado Creek Apartments)*

Asset Manager Robert Onion presented Item 6; the Summary of SHFC's Portfolio, and SHFC's Cash Flow for 2015/2016 and Projected 2017 as of May 24, 2016 Reports.

Mr. Onion answered questions from the Board.

Discussion followed.

Mr. Hernandez asked for additional information, which would include a general statement of the overall performance of the SHFC Portfolio to be included on the Summary of SHFC Portfolio Report.

Item 7: Committee Assignments

Ms. Denton suggested that the Executive Committee meet with Patrick Howard to get his recommendations for Committee Assignments and bring back to the Board.

Item 8: Executive Session – Pursuant to the Texas Government Code Annotated, the Directors may discuss pertinent agenda items that require consideration in Executive Session.

According to the Texas Government Code Annotated 551.071, Consulting with Attorney  
According to the Texas Government Code Annotated 551.072, Real Property  
According to the Texas Government Code Annotated 551.074, Personnel Matters

There were none at that time.

Item 9: Reconvene from Executive Session and take any action deemed necessary as a result of the Executive Session discussions.

N/A

Item 10: Discussion and consideration regarding the Board of Directors issues and concerns

Mr. Howard said Item 10 has been used to discuss current or future activities, issues and concerns.

**ADJOURN**

Mr. Karam made a **motion** to adjourn the Board meeting. Ms. Meyer seconded the motion, which **passed** unanimously. The Board meeting was adjourned at 12:10 p.m.

Respectfully submitted,



Patrick Howard, Executive Vice President

- A copy of these minutes can be found on the web site ([www.hatetx.com](http://www.hatetx.com))
- An audio recording is available upon request, 512-480-8245.