

**STRATEGIC HOUSING FINANCE CORPORATION
BOARD OF DIRECTORS
REGULAR MEETING
502 E. Highland Mall Blvd., Suite 106-B
Austin, Texas 78752
August 2, 2018
10:00 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., 106-B, Austin, TX 78752 on the above date. A quorum was established, and President Eddie Karam called the meeting to order at 12:28 p.m.

1. CALL TO ORDER, ROLL CALL

Roll Call of Directors: President Eddie Karam, Vice President Wilmer Roberts, Director Ann Denton, Director John Hernandez, Director Robbye Meyer. Guests: Cliff Blount with Naman, Howell, Smith & Lee, PLLC. Staff in Attendance: Executive Vice President Patrick Howard, Director of Real Estate Development Robert Onion, Executive Assistant Esther Johnson, Senior Administrative Assistant Debbie Honeycutt, Director of Finance and Administration Jenilee Ramirez and Accountant Michael Kagombe.

2. CERTIFICATION OF QUORUM

Executive Vice President Patrick Howard certified the quorum.

3. 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.

4. CONSENT AGENDA

4A. Approval of the Minutes from the June 21, 2018 Regular Meeting

Director Ann Denton made a **motion** to approve Item 4A. Vice President Wilmer Roberts seconded the motion, which **passed** unanimously.

5. REPORTS

5A. Presentation and discussion regarding Existing Affordable Multifamily Development

Partnerships {Robert Onion, Director of Real Estate}

(Cityview at the Park Apartments, Southpark Ranch Apartments, Paddock at Norwood Apartments, Forest Park Apartments, Silver Springs Apartments, William Cannon Place Apartments, Heights on Parmer Apartments, Cambridge Villas, Austin Colorado Creek Apartments, Marquis at Shoreline Apartments, Austin Creekview Apartment Homes, Heights on Parmer Phase II Apartments, Parmer at Boyce Apartments and Del Valle Apartments)

Director of Real Estate Development Robert Onion presented Item 5A.

5B. Presentation and discussion regarding Potential Affordable Multifamily Development

Partnerships {Robert Onion}

Mr. Onion presented Item 5B.

5C. Governance, Finance and Administration Committee

Director Robbye Meyer said the committee did not meet; therefore, there was not a report.

5D. Real Estate Development Committee

Director Robbye Meyer said the committee did not meet; therefore, there was not a report.

6. REGULAR AGENDA

6A. Presentation, discussion and possible action of Resolution No. SHFC -2018-08: To Approve a Memorandum of Understanding (MOU) between Strategic Housing Finance Corporation of Travis County and LDG Development, LLC (“Developer”) for the development of Commons at Manor Village Apartments

Ms. Denton made a **motion** to approve Resolution No. SHFC-2018-08. Vice President Roberts seconded the motion, which **passed** unanimously.

6B. Presentation and possible action regarding Resolution No. SHFC-2018-09: To Authorize the issuance, sale and delivery of one or more series of taxable or tax-exempt multifamily housing revenue obligations for Commons at Manor Village Apartments Series 2018. Authorize the execution and delivery of documents and instruments necessary to carry out the financing of such multifamily residential rental development, and other related provisions as necessary to complete the transaction; and Approve the form and substance thereof

Vice President Roberts made a **motion** to approve Resolution No. SHFC-2018-09. Ms. Meyer seconded the motion, which **passed** unanimously.

6C. Presentation and possible action regarding Resolution No. SHFC-2018-10: To Authorize the debt financing, equity financing, property acquisition service related agreements and other matters necessary or convenient for Strategic Housing Finance Corporation of Travis County to participate in the development and operation of Commons at Manor Village Apartments transaction; and the execution and delivery of documents and instruments necessary to carry out the contemplated transaction, and to take other actions related to the subject.

Vice President Roberts made a **motion** to approve Resolution No. SHFC-2018-10. Ms. Denton seconded the motion, which **passed** unanimously.

6D. Presentation, discussion and possible action to Resolution No. SHFC – 2018-11: to Approve the Personnel Evaluation Template recommendations from Woollard Nichols and Associates {Patrick Howard, CEO/Executive Director}

Vice President Roberts made a **motion** to approve Resolution No. SHFC-2018-11. Mr. Hernandez seconded the motion, which **passed** 4 yeas and 1 abstained.

6E. Discussion and consideration regarding Board of Directors issues and concerns

There were none at that time.

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
- According to the Texas Government Code Annotated 551.076, Security
- According to the Texas Government Code Annotated 551.087, Economic Development Negotiations

The Board of Directors may consider any matter posted on the agenda in Executive Session if there are issues that require consideration in Executive Session and the Board of Directors announce that the item will be considered during the Executive Session.

There were none at that time.

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

N/A

ADJOURNMENT

Vice President Roberts made a **motion** to adjourn the Board meeting. Mr. Hernandez seconded the motion, which **passed** unanimously.

The Board meeting adjourned at 12:45 p.m.

Respectfully submitted,



Patrick Howard, Executive Vice President

MISSION STATEMENT

*Preserving and developing affordable housing and vibrant communities
to enhance the quality of life for all.*

- A copy of these minutes can be found on the web site (www.hatctx.com)
- An audio recording is available upon request, 512-854-8245