

# **Southwest Housing Compliance Corporation Meeting**



**Thursday, May 18, 2017  
12:00 noon  
at**

**HACA's Central Office  
1124 S. IH 35  
Austin, Texas**

**PUBLIC NOTICE OF A MEETING  
TAKE NOTICE OF A BOARD OF DIRECTORS  
REGULAR BOARD MEETING  
OF THE SOUTHWEST HOUSING COMPLIANCE CORPORATION**

**TO BE HELD AT  
HACA Central  
1124 S. IH 35, Austin, Texas  
(512.477.4488)**

**COMMENCING AT 12:00 NOON ON THURSDAY, MAY 18, 2017, TO CONDUCT BUSINESS AS FOLLOWS:**

**CALL TO ORDER, ROLL CALL  
CERTIFICATION OF QUORUM**

**Edwina Carrington, Chairperson**

**CONSENT AGENDA**

Items on the Consent Agenda may be removed at the request of any Director and considered at another appropriate time on this agenda. Placement on the Consent Agenda does not limit the possibility of any presentation, discussion, or action at this meeting. Under no circumstances does the Consent Agenda alter any requirements under Chapter 551 of the Texas Government Code, Texas Open Meetings Act.

**CONSENT AGENDA**

**APPROVAL OF THE FOLLOWING ITEMS PRESENTED IN THE BOARD MATERIALS:**

**ITEM 1:** Presentation, Discussion, and Possible Action regarding the Approval of a Board Minutes  
Summary for the Board Meeting held on April 20, 2017

**Michael Cummings  
VP, SHCC**

**REPORTS**

Update on SHCC Activities

**EXECUTIVE SESSION**

The Board may go into Executive Session (close its meeting to the public) Pursuant to:

- a. § 551.071, Texas Gov't Code, consultations with Attorney regarding legal advice, pending or contemplated litigation; or a settlement offer;
- b. §551.072, Texas Gov't Code, discussion about the purchase, exchange, lease or value of real property;
- c. §551.074, Texas Gov't Code, discuss the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee.
- d. §551.087, Texas Gov't Code, discuss certain economic development negotiations.

**OPEN SESSION**

If there is an Executive Session, the Board will return to Open Session for discussion, consideration and possible action of matters discussed in Executive Session.

**ADJOURNMENT**

**"Pursuant to § 30.06, Penal Code, (trespass by holder of license with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not attend this meeting with a concealed handgun."**

**"Pursuant to § 30.07, Penal Code (trespass by holder of license with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not attend this meeting with a handgun that is carried openly."**

**"En virtud del § 30.06, Código Penal, (traspaso titular de licencia con una pistola), una persona bajo el subcapítulo H, capítulo 411, código de gobierno (Ley de licencia de arma o pistola), no se permiten en este reunión con una arma o pistola."**

**"En virtud del § 30.07, Código Penal (prevaricación por titular de la licencia con un arma o pistola abiertamente llevado), una persona bajo el subcapítulo H, capítulo 411, código de gobierno (Ley de licencia de arma o pistola), no se permiten en esta reunión con un arma o pistola que lleva abiertamente."**

\*The Southwest Housing Compliance Corporation (SHCC) Board of Commissioners reserves the right to discuss and consider items out of order on the agenda on an as needed basis.

The Southwest Housing Compliance Corporation is committed to compliance with the Americans with Disability Act. Reasonable modifications and equal access to the communications will be provided upon request. Meeting locations are planned with wheelchair access. If requiring Sign Language Interpreters or alternative formats, please give notice at least 2 days (48 hours) before the meeting date. Please call Judy Paciocco or Nidia Hiroms at HACA at 512.477.4488, for additional information; TTY users route through Relay Texas at 711. For more information on SHCC, please contact Nidia Hiroms at 512.477.4488 x 2104.

**SOUTHWEST HOUSING COMPLIANCE CORPORATION  
BOARD OF DIRECTORS  
REGULAR BOARD MEETING**

**CALL TO ORDER  
AND  
ROLL CALL**

<b>Edwina Carrington, Chairperson</b>	_____
<b>Charles Bailey, Vice-Chairperson</b>	_____
<b>Tyra Duncan-Hall, 2<sup>nd</sup> Vice-Chairperson</b>	_____
<b>Isaac Robinson, Commissioner</b>	_____
<b>Carl S. Richie, Jr., Commissioner</b>	_____

May 18, 2017

**SOUTHWEST HOUSING COMPLIANCE CORPORATION  
BOARD OF DIRECTORS  
REGULAR BOARD MEETING**

**CONSENT AGENDA**

**AGENDA ITEM NO. 1**

**Presentation, Discussion, and Possible Action regarding the Approval of a Board Minutes Summary for the Board Meeting held on April 20, 2017**

May 18, 2017

**AUSTIN AFFORDABLE HOUSING CORPORATION  
BOARD OF DIRECTORS  
REGULAR BOARD MEETING**

**APRIL 20, 2017**

**SUMMARY OF MINUTES**

**THE AUSTIN AFFORDABLE HOUSING CORPORATION (AAHC) BOARD OF DIRECTORS PUBLIC MEETING NOTICE WAS POSTED FOR 12:00 NOON ON THURSDAY, APRIL 20, 2017 AND WAS HELD AT HACA'S CENTRAL OFFICE, 1124 S. IH 35, AUSTIN, TEXAS**

**CALL TO ORDER, ROLL CALL, CERTIFICATION OF QUORUM**

The Board of Directors Regular Board Meeting of the Austin Affordable Housing Corporation (AAHC), of April 20, 2017, was called to order by Chuck Bailey, HACA Vice Chairperson, at 12:12 p.m. The meeting was held at HACA's Central Office, 1124 S. IH 35, Austin, Texas

Roll call certified a quorum was present.

**MEMBERS PRESENT:**

Dr. Tyra Duncan-Hall, Chairperson  
Isaac Robinson, Vice-Chairperson  
Edwina Carrington, 2<sup>nd</sup> Vice-Chairperson  
Charles Bailey, Director

**MEMBER(S) ABSENT:**

Carl S. Richie, Jr., Director

**STAFF PRESENT:**

Ann Gass, Andrea Galloway, Catherine Crago, Kelly Crawford, Lisa Garcia, Michael Cummings, Michael Gerber, Michael Roth, Nidia Hiroms, Nora Morales, Pilar Sanchez, Ron Kowal, Subra Narayaniyer, Suzanne Schwertner, Sylvia Blanco and Thomas Cherian

**CONSENT AGENDA**

**APPROVAL OF THE FOLLOWING ITEMS PRESENTED IN THE BOARD MATERIALS:**

**ITEM 1A: Presentation, Discussion, and Possible Action regarding the Approval of a Board Minutes Summary for the Board Meeting held on March 9, 2017**

**Director Carrington** moved to approve the Board Minutes Summary for the Board Meeting held on March 9, 2017 as presented. **Director Robinson** seconded the motion. The motion passed. (4-Ayes and 0-Nays).

**ITEM 1B WAS PULLED OFF OF THE CONSENT AGENDA.**

**ITEM 1B: Presentation, Discussion and Possible Action regarding Resolution No. 93: A Resolution by the Board of Directors of the Austin Affordable Housing Corporation ("AAHC") authorizing AAHC to execute any and all documents, or take action, that is necessary or desirable to:**

- 1. Facilitate the acquisition of the Sterling Springs Apartments (the "Development"), which consists of multifamily housing units and associated amenities in Austin, Texas to be ground-leased from the Housing Authority of the City of Austin**
- 2. Cause AAHC to form a subsidiary limited liability company to own the Development (the "Owner");**
- 3. Cause the Owner to enter into acquisition and development financing for the Development; and**
- 4. Cause AAHC and/or the Owner to execute any such further documentation as necessary or desirable to allow the consummation of the transactions described herein**

**Director Robinson** moved to approve Resolution No. 93: authorizing AAHC to execute any and all documents, or take action, that is necessary or desirable to facilitate the acquisition of the Sterling Springs Apartments (the "Development"), which consists of multifamily housing units and associated amenities in Austin, Texas to be ground-leased from the Housing Authority of the City of Austin. **Director Carrington** seconded the motion. The motion passed. (4-Ayes and 0-Nays).

**ADJOURNMENT**

**Director Carrington** moved to adjourn the meeting. **Director Duncan-Hall** seconded the motion. The Motion passed unanimously. The meeting adjourned at 1:17 p.m.

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Tyra Duncan-Hall, Chairperson

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Michael G. Gerber, Secretary

**SOUTHWEST HOUSING COMPLIANCE CORPORATION  
BOARD OF DIRECTORS  
REGULAR BOARD MEETING**

**Update on SHCC Activities**

May 18, 2017

**SOUTHWEST HOUSING COMPLIANCE CORPORATION  
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**EXECUTIVE SESSION**

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- d. §551.087, Texas Gov't Code, discuss certain economic development negotiations.**

**Return to Open Session for discussion, consideration and possible action of matters discussed in Executive Session**

**SOUTHWEST HOUSING COMPLIANCE CORPORATION  
BOARD OF DIRECTORS  
REGULAR BOARD MEETING**

**Adjournment**

May 18, 2017