

Housing Authority of the City of Laredo
Regular Board of Commissioners Meeting
LHA Board Room
2000 San Francisco Ave.
Laredo, Texas 78040
Friday, December 20, 2019
1:30 P.M.

A-19-R-11

Agenda

December 20, 2019

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL AND DECLARATION OF QUORUM
4. CHAIRMAN'S COMMENTS
5. CITIZENS COMMENTS

DEC 17 '19 PM 1:00
REC'D CITY SEC OFF

This is the opportunity for visitors and guests to address the Board of Commissioners on any issue. The Board may not discuss any presented issue, nor may any action be taken on any issues at the time. There will be a 3-minute limitation per speaker. (Texas Attorney General Opinion-JC-0169)

6. DISCLOSURE OF CONFLICTS OF INTEREST FOR BOARD OF COMMISSIONERS AND STAFF
7. APPROVAL OF MINUTES
 - A. Approval of Minutes for Board of Commissioners meeting on November 22, 2019
8. PRESENTATION BY CENTRAL RESIDENT COUNCIL
9. PUBLIC HEARING: To receive public comments and input, and close the public hearing period.
 - A. Presentation and public comments on the proposed Public Hearing for the amendment of the Waiting List Local Preferences and adopting the Code of Conduct Preamble of the Section 8 Administrative Plan.

- B. Presentation and public comments on the proposed Public Hearing for the amendment of the Waiting List Local Preferences and adopting the Code of Conduct Preamble of the Public Housing Admissions and Continued Occupancy Policy.
- C. Presentation and public comments on the proposed Public Hearing for the amendment of the 2019 Five Year/Annual PHA Plan.

10. PRESENTATION (No Action to be take on these items)

11. STANDING REPORTS AND PRESENTATIONS (No Action to be taken on these items)

- A. Executive Director's Report
- B. Unaudited Financials for the month of November 2019
- C. Status on FY 2018-2019 Audit
- D. Status on Community Safety and Security (Peace Officer) Program
- E. Status and progress of ongoing construction projects

12. CONSENT AGENDA: Resolutions

All of the items may be acted upon by one motion. No separate discussion or action of the items is necessary unless desired by a Commissioner.

- A. Authorizing contract amendment that includes a 6-month extension to Executive Management Services Contract, at the request of the Board of Commissioners during the November 22, 2019 meeting.
- B. Authorizing an extension of the General Depository Services Agreement with Falcon International Bank for two (2) additional twelve-month periods, as per permitted under said agreement and RFP No. 06-0715-1.
- C. Authorizing the opening of two (2) operating bank accounts at Falcon International Bank under the Laredo Housing Facilities Corporation for 820 E. Price (Bernal Sunrise Courts) and Laredo Housing Development Corporation for 1505 O'kane (Los Balcones Apartments).

13. ACTION ITEM

- A. Discussion and possible action to authorize and adopt the increase to the micro-purchasing threshold as it pertains to the Russell Terrace Revitalization Project close-out from \$2,000 to \$10,000, as allowed by HUD regulation 2 CFR 200.67, as per HUD letter dated March 12, 2019.
- B. Discussion and possible action to authorize the use of Laredo Housing Opportunities Corporation cash assets to fund the Central Office Cost Center project construction close-out expense transactions for the Laredo Housing Facilities Corporation Russell Terrace Revitalization Project, as needed, and to be fully replenished upon issuance of monthly draw payments from BBVA, bank for the project, to the Laredo Housing Authority. The construction project close-out is March 21, 2020, at which point the project will begin its financial conversion into permanent loan status with BBVA.
- C. Discussion and possible action to amend and adopt the Section 8 Administrative Plan as presented by staff and in consideration of all public input, to become effective January 1, 2020 and adopt Resolution No. 19-R-17.
- D. Discussion and possible action to amend and adopt the Public Housing Admissions and Continued Occupancy Policy as presented by staff and in consideration of all public input, to become effective January 1, 2020 and adopt Resolution No. 19-R-18.
- E. Discussion and possible action to amend the 2019 Five Year/Annual PHA Plan as presented by staff and in consideration of all public input and adopt Resolution No. 19-R-19.
- F. Discussion and possible action to approve the 2020 Section 8 Housing Choice Voucher (HCV) Program Payment Standard Amounts effective January 1, 2020 using the Fair Market Rents and adopt Resolution No. 19-R-20, as recommended by staff.
- G. Discussion and possible action to amend the LHA Personnel Policy as it relates to temporary employment and associated fringe benefits. This item may be addressed in executive session pursuant to Texas Government Code Section 551.074 (personnel matters).

14. EXECUTIVE CLOSED SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE

The Board of Commissioners for the Housing Authority of the City of Laredo reserve the right to adjourn into Executive Session at any time during the course of this meeting to discuss any of the matters listed on the posted agenda, above, as authorized by the Texas Government Code, including Sections 551.071 (consultation with attorneys), 551.072 (deliberations about real property), 551.073 (deliberations about gifts and donations), 551.074 (personnel matters), 551.076 (deliberations about security devices), and 551.086 (economic development).

15. ACTION ON ANY CLOSED ITEM

16. ADJOURNMENT

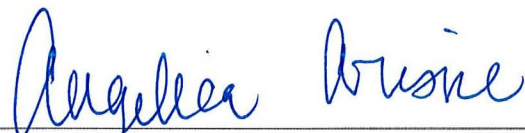


Alma D. Mata, Executive Director

The Housing Authority of the City of Laredo is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations and equal access to communications will be provided who those who provide notice to the Executive Director at (956) 722-4521 at least 48 hours in advance. This meeting site is accessible to disabled persons. Disabled parking is provided in the north parking lot adjacent to the Administration Building, and disabled building access is located at the main entrance.

CERTIFICATON

This notice was posted at the Municipal Government Offices, 1110 Houston Street, Laredo, Texas, at a place convenient and readily ADA/accessible to the public at all times. Said notice was posted on Tuesday, December 17, 2019 at 1:30 p.m.


for:

Jose A. Valdez Jr., City Secretary