

Laredo Housing Opportunities Corporation
Regular
Board of Directors Meeting



LHA Board Room
2000 San Francisco Ave.
Laredo, Texas 78040

Monday, May 22, 2023
10:30 a.m.

Laredo Housing Opportunities Corporation

Regular Board of Directors Meeting

Zoom Video Link:

<https://us02web.zoom.us/j/84531296241?pwd=cEFFeFVSZkliNDIjdE1JaUpOcHc2dz09>

Call in Number: 1-346-248-7799

Webinar ID: [845 3129 6241](#)

LHA Board Room

2000 San Francisco Ave.

Laredo, Texas 78040

Monday, May 22, 2023

10:30 A.M.

Board of Directors

Cynthia Mares, President
Silvia Madrid, Vice President
Joe E. Aranda, Director

Jose L. Ceballos, Director
Gloria Ann Freeman, Director

The Board of Commissioners will convene for a Board meeting for discussion on the following matters (NOTE: A quorum of the Board will be physically present at this location, but up to two other Commissioners may attend by videoconferencing, as permitted by Tex. Gov't Code Section 551.127)

A-23-R-2

Agenda

May 22, 2023

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL AND DECLARATION OF QUORUM**
- 4. CITIZENS COMMENTS**

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)

5. APPROVAL OF MINUTES

- A.** Approval of Minutes for Board of Directors meeting on February 22, 2023.

6. ACTION ITEM

- A.** Discussion and possible action approving the Memorandum of Understanding between the Laredo Housing Opportunity Corporation and Brownstone Affordable Housing, Ltd. for the development of Hillside Crossing an affordable

housing development. This item may be discussed in Executive Session pursuant to Section 551.07 l, consultation with attorney.

7. ADJOURNMENT



Mary Gaona, Secretary

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 to 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 Thursday, May 18, 2023 at 4:30 p.m.

Jose A. Valdez Jr., City Secretary

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)

President Mares stated that there were no comments.

6. DISCLOSURE OF CONFLICTS OF INTEREST FOR BOARD OF COMMISSIONERS AND STAFF

President Mares stated that there were no disclosures.

7. ACTION ITEM

- A.** Discussion and possible action to renew authorized signer for all bank accounts with newly elected President.
- B.** Discussion and possible action to authorize the Executive Director to establish two (2) general depository accounts with Falcon International Bank for LHA River Bank Village GP LLC and BAH Casa Verde GP LLC.
- C.** Discussion and possible action to authorize the Executive Director to extend the contract with Nava Group, LLC for an additional year, as allowable by Contract No. 2020-0510-1, effective December 28, 2022 through December 27, 2023. This represents the third year of the contract maximum of five years.
- D.** Discussion and possible action to authorize the Executive Director to extend the contract with Quantcorp Construction, LLC for an additional year, as allowable by Contract No. 2022-0131-1, effective February 21, 2023 through February 20, 2024. This represents the second year of the contract maximum of five years.

Director Jose L. Ceballos moved to approve action items based on the recommendation of the Laredo Housing Regular Meeting.

Director Joe E. Aranda seconded the motion.

Motion passed unanimously.

8. ADJOURNMENT

Director Jose L. Ceballos moved to approve action items based on the Recommended of the Laredo Housing Regular Board Meeting.

Director Joe E. Aranda seconded the motion.

Motion passed unanimously.

Meeting adjourned at 12:31 p.m.

Cynthia Mares, President

Mary Gaona, Executive Director

LHOC DIRECTORS' COMMUNICATION

DATE: 05/22/2023	SUBJECT: Discussion and possible action approving the Memorandum of Understanding between the Laredo Housing Opportunities Corporation and Brownstone Affordable Housing, Ltd. for the development of Hillside Crossing an affordable housing development. This item may be discussed in Executive Session pursuant to Section 551.071, consultation with attorney.
Item #: 6A	
INITIATED BY: Mary Gaona Executive Director	STAFF SOURCE Jennifer Barrientos Director of Finance
PREVIOUS BOARD ACTION: On April 5, 2023, the Board of Commissioners heard a presentation from Mr. Jed Brown and Mr. Doak Brown with Brownstone Affordable Housing, Ltd. After the presentation and some discussion, the Board of Commissioners agreed to move forward favorably with this project subject to a due diligence stage where a draft of the MOU is reviewed by our legal counsel including Mr. Mark Foster and in that process our Director and Board Chair get an architect and engineer to review the construction standards to assure that the assets is all that we want it to be.	
BACKGROUND: The Texas Department of Housing and Community Affairs (TDHCA) is wanting to assure that a public notification of tax-exempt status along with another approval from the governmental entity that originally supported the project is acquired. Brownstone Affordable Housing, Ltd. will be requesting to have an item placed on the agenda for the City Council meeting scheduled for June 5 th .	
FINANCIAL:	
RECOMMENDATION: To approve the execution of the Memorandum of Understanding between the Laredo Housing Opportunities Corporation and Brownstone Affordable Housing, Ltd.	