

Housing Authority of the City of Laredo  
Regular Board of Commissioners Meeting  
<https://us05web.zoom.us/j/10Sq1vF1k>  
Call in Number: 1-346-248-7799  
Webinar Meeting ID: 892 5854 4909  
LHA Board Room  
2000 San Francisco Avenue  
Laredo, Texas 78040  
Wednesday, May 21, 2025  
9:00 A.M.

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**Board of Commissioners**

Cynthia Mares, Board Chair  
Silvia Madrid, Vice-Chair  
Joe E. Aranda, Commissioner

Leo Flores, Commissioner  
Myrna Flores, Resident Commissioner

*The Board of Commissioners will convene for a Board meeting to discuss the following matters.*

**A-25-R-3**

**Agenda**

**May 21, 2025**

1. CALL TO ORDER
2. INVOCATION PRAYER
3. PLEDGE OF ALLEGIANCE
4. ROLL CALL AND DECLARATION OF QUORUM
5. 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)

6. PRESENTATION BY RESIDENT ADVISORY BOARD
7. APPROVAL OF MINUTES

A. Approval of Minutes for the Board of Commissioners meeting on March 26, 2025.

8. **STANDING REPORTS AND PRESENTATIONS (No Action to be taken on these items)**  
Executive Director's Report to include the status of grant programs and ongoing construction projects.

Programs	Construction Projects	Grants
Public Housing Program	Carlos Richter BiblioTech	City of Laredo HOME-ARP Grant (Permanent Supportive Housing)

Casa Verde & Riverbank Apartments	Colonia Guadalupe Community Center (Building B)	Rapid Rehousing Grant
Housing Choice Voucher Program		
Emergency Housing Vouchers Program		
Stability Vouchers Program		

## 9. EXECUTIVE SESSION

- A. Deliberations regarding the acquisition and value of real property legally described as all of Blocks 34 and 35 of the Laredo Airport Subdivision Laredo, Webb County, Texas, for the purpose of constructing a future housing development pursuant to Texas Government Code, Section 551.071/551.072 (deliberations with legal counsel and deliberations regarding acquisition and or value of real property).
- B. Deliberations regarding the appointment or employment of personnel and matters incident and related thereto pursuant to Texas Government Code Section 551.074.

## 10. OPEN SESSIONS

- A. Discussion, consideration, and possible action to authorize the Executive Director to negotiate and execute a letter of intent regarding the acquisition of real estate property legally described as all of Blocks 34 and 35 of the Laredo Airport Subdivision Laredo, Webb County, Texas, from Japage Partnership, Houston, Texas, subject to legal review, for the purpose of a future housing development, and matters related thereto.
- B. Discussion and possible action to approve the appointment of personnel as recommended by the Executive Director and matters related and incident thereto.

**Executive Session—Pursuant to Chapter 551, Subchapter D Texas Government Code at any time during the meeting of the Board of Commissioners for the Housing Authority of the City of Laredo, the Board may meet in executive session for consultation concerning attorney-client matters (real estate, litigation, contracts, personnel, and security) pursuant to Chapter 551 of the Texas Government Code:**

- A. **Section 551.071. Consultation with Attorney—Consultation with, and advice from legal counsel concerning pending/contemplated litigation, settlement offers and negotiations, ongoing disputes and potential disputes, and other legal issues.**
- B. **Section 551.072. Deliberation Regarding Real Property—Discussion of real property purchase, exchange, lease, license, gift, donation, and/or negotiated settlement, including property to be acquired for right-of-way.**
- C. **Section 551.074. Personnel Matters—Deliberation concerning the appointment, employment, reassignment, evaluation, duties, discipline, and/or dismissal of personnel.**

## 11. CONSENT AGENDA

**All of the following items may be acted upon by one motion. No separate discussion or action on any of the items is necessary unless desired by a commissioner.**

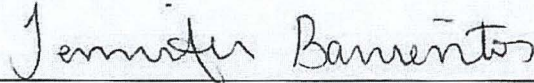
- A. Consideration to authorize the Executive Director to extend the contract with Slay Architecture for an additional year, as allowable by Contract No. 2022-0516-1, Architectural & Engineering Services, effective May 16, 2025 through May 15, 2026. This represents the fourth year of the contract maximum of five years.
- B. Consideration to authorize the Executive Director to extend the contract with Architects Plus, Inc. for an additional year, as allowable by Contract No. 2022-0516-2, Architectural & Engineering Services, effective May 16, 2025 through May 15, 2026. This represents the fourth year of the contract maximum of five years.
- C. Consideration to authorize the Executive Director to extend the contract with Able City for an additional year, as allowable by Contract No. 2022-0516-3, Architectural & Engineering Services, effective May 16, 2025 through May 15, 2026. This represents the fourth year of the contract maximum of five years.
- D. Consideration to authorize the Executive Director to extend the contract with Redline Architecture for an additional year, as allowable by Contract No. 2022-0516-4, Architectural & Engineering Services, effective May 16, 2025 through May 15, 2026. This represents the fourth year of the contract maximum of five years.
- E. Consideration to authorize the Executive Director to extend the contract with Trinity MEP Engineering LLC for an additional year, as allowable by Contract No. 2022-0613-1, Engineering Consultant Services, effective June 13, 2025 through June 12, 2026. This represents the fourth year of the contract maximum of five years.
- F. Consideration to authorize the Executive Director to extend the contract with Bronze Builders LLC for an additional year, as allowable by Contract No. 2022-0131-2, Project Management Services, effective June 28, 2025 through June 27, 2026. This represents the fourth year of the contract maximum of five years.
- G. Consideration to authorize the Executive Director to extend the contract with Antonio Murillo for an additional year, as allowable by Contract No. 2023-0731-1, HQS Housing Inspection Services, effective July 31, 2025 through July 30, 2026. This represents the third year of the contract maximum of five years.
- H. Consideration to approve the writing-off of non-collectable amounts for vacated units in Public Housing, Russell Terrace, Meadow Elderly, Aldo Tatangelo, and Los Balcones Apartments from October 1, 2024 through March 31, 2025, as recommended by staff.
- I. Consideration regarding Resolution No. 25-R-05 ratifying the approval of the approved updated Financial Policies effective April 1, 2025.
- J. Consideration to approve the certification of the Section 8 Management Assessment Program (SEMAP) for the Fiscal Year ending March 31, 2025, as recommended by staff, and authorize the Executive Director to submit the SEMAP Submission Certification to the U.S. Department of Housing & Urban Development (HUD) and adopt Resolution No. 25-R-06.

- K. Consideration to approve the updated Ethics, Code of Conduct, Conflict of Interest & Nepotism Policy and adopt Resolution No. 25-R-07.

## 12. ACTION ITEMS

- A. Consideration and possible action regarding the renewal of Employee Health Insurance with Blue Cross Blue Shield Health Insurance, effective June 1, 2025 through May 31, 2026.
- B. Consideration and possible action regarding the renewal of the Commercial Property Insurance with HAI Group for the Laredo Housing Facilities Corporation effective June 27, 2025 through June 26, 2026.
- C. Consideration and possible action to authorizing the Executive Director to reassign current BiblioTech Technicians and Resident Services Coordinators to temporary full-time employees for the summer months and matters related or incident thereto.

## 13. ADJOURNMENT

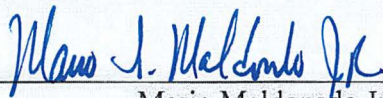


Jennifer Barrientos, Executive Director

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.

## CERTIFICATION

This notice was posted at the Municipal Government Offices, 1110 Houston Street, Laredo, Texas, 78040 at a place convenient and readily ADA/accessible to the public at all times. Said notice was posted on Friday, May 16, 2025, at 4:00 p.m.



Mario Maldonado Jr., City Secretary