



Louisiana Housing Corporation

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LHC Board of Directors

Board Meeting Minutes

Wednesday, July 12, 2017

**2415 Quail Drive
V. Jean Butler Board Room
Baton Rouge, LA 70808
10:00 A.M.**

Board Members Present

Lloyd S. "Buddy" Spillers
Jennifer Vidrine
Michael T. Anderson
Tammy P. Earles
Lynnel Ruckert (obo Treasurer Ron Henson)
Elton M. Lagasse
Willie Rack
Donald B. Vallee
Gillis R. Windham

Board Members Absent

Larry Ferdinand

Staff Present

Barry E. Brooks
Edselle Keith Cunningham, Jr.
Bradley Sweazy
Jessica Guinn
Brenda Evans
Loretta Wallace

LHC Full Board Meeting Minutes

July 12, 2017

Page 2 of 8

Janel Young
Rene Landry
Leslie C. Strahan
Christine Bratkowski
Miriam Bowie
Carlette Powell
Liza Bergeron
Marjorianna Willman
Nicole Sweazy
Kevin Brady

Others Present

See Guest Sign-In Sheet

CALL TO ORDER

Board Chairman Lloyd S. "Buddy" Spillers called the meeting to order at 10:32 a.m. Board Secretary Barry E. Brooks called the roll; there was a quorum.

Chairman Spillers welcomed Ms. Lynnel Ruckert, Official Delegate for Louisiana State Treasurer Ron J. Henson. Ms. Ruckert gave a brief self-introduction, and also gave an updated on Congressman Steve Scalise's condition (she was formerly his Chief of Staff in Washington, D.C.).

APPROVAL OF MINUTES

Next item discussed were the June 14, 2017 Board Meeting Minutes.

Thereafter, there were discussions between Board Member Donald B. Valle and LHC Executive Director Edselle Keith Cunningham, Jr., regarding clarification as to whether for-profits could apply in the Restore Task Force funding initiative.

Additionally, Board Member Vallee requested that the Minutes be corrected to reflect the reasoning for his ABSTENTION on the resolution regarding approval of the LHC Fiscal 2017-2018 Operating Budget. Board Secretary Brooks noted that the June 14, 2017 Board Meeting Minutes would be corrected as requested.

Next, Board Member Vallee inquired as to the status of delivering the various information items he had previously requested.

After further extensive discussions on the aforementioned matter, Board Secretary Brooks advised that said items were near completion and would be delivered to the Board by end of the week.

On a motion by Board Member Michael T. Anderson and seconded by Board Vice Chairwoman Jennifer Vidrine, the Minutes of the June 14, 2017 LHC Board of Directors Meeting were approved, with corrections.

LHC BOARD CHAIRMAN'S REPORT

Chairman Spillers noted everyone had completed their first year on the Board (having been appointed in April 2016), and that he was glad that LHC was progressing and "moving forward".

Board Member Michael T. Anderson concurred, and noted that he considers everyone to be "...true professionals."

Board Vice-Chairwoman Vidrine thanked the LHC staff for their "...dedication, commitment, and passion."

Board Member Vallee noted that he enjoyed serving on the Board and bringing his "...wealth of knowledge" and was proud of his exemplary attendance record; and he thanked Charles Tate for putting his "...heart and soul" into the LHC and for his active participation and dialogue at the Board Meetings.

LHC EXECUTIVE DIRECTOR'S REPORT

LHC ED Cunningham briefly discussed the 2017 Funding Round – 72 submissions received, and the creation of a Non-Profit LHC entity.

LHC Disaster Recovery Housing (DRH) Manager Liza Bergeron gave an update on Disaster Recovery Housing, the MFR Gap Program, and the NLR Program.

Board Member Vallee suggested there be more effective "outreach" in publicizing the DRH funding initiatives. ED Cunningham noted that such was in progress. Chairman Spillers concurred that the Restore Task Force was having more meetings and public events throughout the flood-affected areas, as well as more aggressive media, news, and advertising campaigns.

LHC Human Resources Director Kevin Brady discussed the 2% Civil Service Adjustments scheduled for January 2018; that there would not be a 4% merit increase in October 2017 per Civil Service, but that since LHC did not give merit increases in 2015 such was reserved to be applied at a later date, budget being available. So LHC will provide 2% pay increases in October 2017 and 2% in January 2018 again, noting such having already been budgeted.

ELECTION OF 2017-2018 LHC BOARD OFFICERS -- LHC BOARD CHAIRMAN AND VICE-CHAIRMAN

The next item discussed was the Election of the 2017-2018 Board Officers.

Chairman Spillers opened the floor for nominations for Chairman.

Board Member Willie Rack nominated Mr. Lloyd S. "Buddy" Spillers for Board Chairman, which was seconded by Board Member Donald B. Vallee.

Board Member Gillis R. Windham moved the nominations be closed, which was seconded by Board Member Jennifer Vidrine.

Hearing no other nominations, Mr. Lloyd S. "Buddy" Spillers was elected Chairman of the LHC Board of Directors by acclamation.

Chairman Spillers then opened the floor for the nominations for Vice-Chairman.

Board Member Gillis R. Windham nominated Ms. Jennifer Vidrine for Board Vice-Chairman, which was seconded by Board Elton M. Lagasse.

Board Member Donald B. Vallee moved the nominations be closed, which was seconded by Board Member Michael T. Anderson.

Hearing no other nominations, Ms. Jennifer Vidrine was elected Vice-Chairwoman of the LHC Board of Directors by acclamation.

AGENDA ITEM #6

Next item discussed was the resolution regarding awards for the 2017 Spring HOME NOFA.

LHC Housing Program Administrator Marjorianna Willman briefly went over the specifics of the matter.

Board Member Vallee noted his concern regarding the concentration and funding of the same developers in the same areas. Specifically, he stated "...But we're sitting here again to put the same amount of money to the same developer in the same community."

There were further discussions on the aforementioned matter between the Board Members and LHC staff.

On a motion by Board Vice Chairwoman Jennifer Vidrine and second by Board Member Willie Rack, the resolution approving the recommended awards for the

2017 Spring Notice of Funding Availability to certain residential rental facilities; and providing for other matters in connection therewith, was moved to debate. There being no further discussion, opposition, or public comment, a vote was taken, and the motion passed. There was one (1) NO vote from Board Member Donald B. Vallee.

AGENDA ITEM #7

The next item discussed was the resolution regarding \$13M MHRB for Capdau Home for the Aged Project.

Ms. Willman briefly went over the specifics of the matter.

On a motion by Board Member Donald B. Vallee and seconded by Board Member Michael T. Anderson, the resolution accepting the proposal of Citibank, N.A. or such other purchaser as may be designated by the Developer for the purchase of not to exceed Thirteen Million Dollars (\$13,000,000) Multifamily Housing Revenue Bonds for Capdau Home for the Aged Project (3821 Franklin Ave, New Orleans, Orleans Parish, Louisiana 70122), in one or more series; fixing the parameter terms of said bonds and otherwise providing with respect to said bonds; and providing for other matters in connection therewith, was moved to debate. There being no further discussion, opposition, or public comment, a vote was taken, and the motion passed unanimously.

AGENDA ITEM #8

Next item discussed was the resolution regarding the NOFA of the Louisiana State Emergency Solutions Grant ("ESG").

Louisiana Housing Authority Executive Director Nicole Sweazy went over the specifics of the matter, noting it was an award of \$2.29M from HUD, that the application and scoring processes were the same as last year's, and that a minimum score of 75 was needed to be considered in addition to attending NOFA training.

On a motion by Board Member Donald B. Vallee and seconded by Board Vice-Chairwoman Jennifer Vidrine, the resolution to approve and authorize the staff of the LHC to proceed with the issuance of a NOFA of the Louisiana State Emergency Solutions Grant ("ESG") funds; and providing for other matters in connection therewith, was moved to debate. There being no further discussion, opposition, or public comment, a vote was taken, and the motion passed unanimously.

AGENDA ITEM #9

Next item discussed was the resolution regarding issuance of a NOFA of the Flood Rapid Rehousing ("FRR") funds.

LHA ED Sweazy went over the specifics of the matter.

On a motion by Board Member Donald B. Vallee and seconded by Board Vice-Chairwoman Jennifer Vidrine, the resolution to approve and authorize the staff of the LHC to proceed with the issuance of a NOFA of the Flood Rapid Rehousing ("FRR") funds; and providing for other matters in connection therewith, was moved to debate. There being no further discussion, opposition, or public comment, a vote was taken, and the motion passed unanimously.

AGENDA ITEM #10

Next item discussed was the resolution selecting the LHC Financial Advisor.

LHC ED Cunningham went over the specifics of the matter, noting that there were two (2) proposals submitted, and that Government Consultants was being recommended by LHC staff. The other submittal was from PFM.

Board Member Vallee inquired on the scoring and review process, as well as whom the reviewers were in the matter.

On a motion by Board Member Donald B. Vallee and seconded by Board Vice-Chairwoman Jennifer Vidrine, the resolution to approve and authorize the LHC to select and contract with the highest scoring proposer (Governmental Consultants) to the Request for Proposals for Financial Advisor services; and providing for other matters in connection therewith, was moved to debate. There being no further discussion, opposition, or public comment, a vote was taken, and the motion passed unanimously.

AGENDA ITEM #11

LHC ED Cunningham noted that the next item, a presentation by Whitney Bank regarding Broker Servicing, had been made earlier during the SFC meeting.

Thereafter, Single Family Committee Chairman Michael T. Anderson noted for the Record "...but there was a comment made in the Single Family...asking for references from Whitney Bank, and that's like asking Coca-Cola for references. I'd like to put on the Record we don't need to ask Whitney Bank for references. They have a stellar reputation...."

Chairman Spillers requested consensus from the Board on the aforementioned. The Board unanimously replied affirmatively.

AGENDA ITEM #12

Chairman Spillers noted that the next item regarding development of an LHC Non-Profit had been discussed earlier by LHC ED Cunningham.

AGENDA ITEM #10 – EXECUTIVE SESSION

Board Vice-Chairwoman Jennifer Vidrine moved that pursuant to La. R.S. 42:17 that the Board enter into Executive Session for the purpose of discussing strategies regarding the following litigation:

- *Dianah Hanson vs. Frederick Tombar, III and Louisiana Housing Corporation*, United States District Court, Middle District Court Civil Action No. 16-5-JWD-RLB.

The motion to enter into Executive Session was seconded by Board Willie Rack.

A Roll Call was done to Enter Executive Session. Votes were as follows:

YES (Mr. Spillers, Ms. Vidrine, Mr. Anderson, Ms. Ruckert, Ms. Earles, Mr. Lagasse, Mr. Rack, Mr. Vallee, Mr. Windham.)

NO: None.

The motion passed unanimously.

The Board entered into Executive Session at 11:37a.m.

On a motion by Board Member Donald B. Vallee And seconded by Board Member Willier Rack, the Board exited Executive Session at 11:42 a.m.

A Roll Call was done to Exit Executive Session. Votes were as follows:

YES (Mr. Spillers, Ms. Vidrine, Mr. Anderson, Ms. Ruckert, Ms. Earles, Mr. Lagasse, Mr. Rack, Mr. Vallee, Mr. Windham.)

NO: None.

The motion passed unanimously.

OTHER BUSINESS

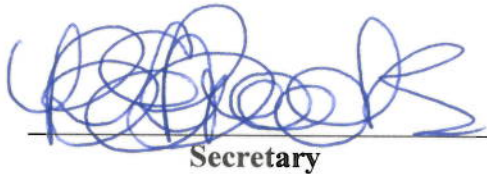
None.

ADJOURNMENT

There being no other matters to discuss, Board Member Donald B. Vallee offered a motion for adjournment that was seconded by Board Vice-Chairwoman Jennifer Vidrine. There being no discussion or opposition, the motion passed unanimously.

The Full Board meeting adjourned at 11:43 a.m.


Chairman


Secretary