

MINUTES OF REGULAR MEETING
OF
OLD SIXTH WARD REDEVELOPMENT AUTHORITY

December 14, 2017

The Board of Directors (the “Board”) of Old Sixth Ward Redevelopment Authority (the “Authority”), convened in regular session, open to the public, on the 14th day of December 2017, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Claude Anello	Chair
Jason Johnson	Vice Chair
Larissa Lindsay	Secretary
Cynthia Card	Assistant Secretary
Patricia Garza	Director
Alice Valdez	Director
Ann Guercio	Director
Chris Silkwood	Director

and all of said persons were present except Directors Garza and Johnson, thus constituting a quorum.

Also present were: Clark Lord, Mona Cannon and Debbie Russell of Bracewell LLP; Blake McGregor of Edminster Hinshaw Russ & Associates (“EHRA”); Joel Alba and Gary Hill of the City of Houston; and Cassandra Bacon of The Morton Accounting Services.

DETERMINE QUORUM; CALL TO ORDER

Director Anello noted that a quorum was present and called the meeting to order. He requested that the attendees introduce themselves.

APPROVE MINUTES

The Board considered approving the minutes of November 8, 2017. Director Lindsay moved that the Board approve the minutes of November 8, 13, 2017. Director Card seconded the motion and it passed unanimously.

FINANCIAL REPORT

Ms. Bacon reviewed the financial report, including the profit and loss budget to actual, balance sheet, unpaid bills detail, general operating fund, and profit and loss detail reports. A copy of the financial report is attached to these minutes.

Following discussion on the financial report, upon a motion made by Director Lindsay and seconded by Director Silkwood, the Board voted to approve the financial report, as presented, and the payment of invoices.

ENGINEERING SERVICES, PLANS, WORK ORDERS AND CHANGE ORDERS RELATED TO INFRASTRUCTURE IMPROVEMENTS IN THE OLD SIXTH WARD

Mr. McGregor presented the engineer's report, a copy of which is attached to these minutes.

Entry Monument Disks and Concrete Street Signs

Mr. McGregor reported that Williams Architectural Signage Design and Consulting ("Williams") changed the seasonal disks to fall.

Connections from Private Sanitary Sewers to the Public sewers – Phase 2B

Mr. McGregor stated that construction of the Phase 2B sanitary sewer replacement is approximately 90% complete. He then presented and recommended for payment Pay Estimate Numbers Two and Three from Texas Pride Utilities, LLC. in the amounts of \$56,880 and \$35,550.90.

Dow School Park

Mr. McGregor reported that Asakura Robinson ("AR") submitted the 100% plans to the Houston Parks and Recreation Department ("HPRD") and review comments are being worked on. He stated that AR will submit the permitting plans on Monday. The Board requested that permitting be delayed until the City approves the plans.

Traffic Sign Replacement

Mr. McGregor then reported that Williams should begin work on the project in January.

Coordination with the Bayou Preservation Association ("BPA") on Clean Water Act Grant

Mr. McGregor reported that BPA has received a Phase I Grant to demonstrate Low-Impact Development Technologies in Urban Street Right-of-Way in the Galveston Bay Watershed. He stated that Phase I includes Stakeholder Engagement and Preconstruction Monitoring. Mr. McGregor stated that he is working with BPA on behalf of the Authority on a preliminary plan to have the Authority be the Stakeholder for the project. He stated that BPA has chosen Hemphill as one of its project locations. He noted that BPA plans for construction to commence in 2019 and the current plans for Hemphill will have to be revised accordingly to meet the anticipated construction start date.

Design of HAWK Pedestrian Crossing

Mr. McGregor reported that he had issued the notice to proceed for the construction of the HAWK crossing. He stated that the decorative pole in the plans will not be maintained by the City. Mr. McGregor stated that he is working with Director Anello and the City to try and develop a solution.

Washington Avenue Sidewalk, Curb and METRO Bus Stop Improvements

Mr. McGregor reported that he has also stopped production on the construction plans for the Washington Avenue improvements as requested by the Board.

Sabine Street Reconstruction

Mr. McGregor reported that the Authority received the funds from the City for the Sabine Street reconstruction project.

General Engineering

The Board then discussed projects for 2018. Mr. McGregor reviewed several items for consideration: (i) acquisition of the Sawyer Street right-of-way, (ii) reconstruction of the ditch to the curb, (iii) paving the intersections with bricks and (iv) reconstruction of the Washington Avenue block face. After discussion, the board agreed on the following order of projects: (i), (iv), (ii) and (iii).

The Board then discussed supporting the setback requested by Frank Liu and agreed to support same subject to Mr. Liu donating land on Sawyer for widening.

After discussion, Director Card moved that the Board accept the engineer's report and approve Pay Estimate Nos Two and Three to Texas Pride Utilities. Director Silkwood seconded the motion and it carried by unanimous vote.

ATTORNEY'S REPORT

Reimbursement Agreement with Frank Liu

The Board discussed the proposed agreement with Frank Liu. After discussion, Director Card moved that the Board approve an agreement with Mr. Liu subject to receipt of plans for each phase of the proposed development. Director Lindsay seconded the motion and it carried by unanimous vote.

MECA'S REPORT

Director Valdez reported that she has turned in grants to FEMA in connection with the hurricane damage. She also reported that all of the copper wires to the air conditioning units were stolen.

EXECUTIVE SESSION

There was no executive session for the month.

ITEMS FOR NEXT MEETING

There were no items for the next meeting.

OTHER MATTERS

Director Silkwood submitted her resignation to the Board.

PUBLIC COMMENTS

There were no comments from the public.

Secretary

LIST OF ATTACHMENTS

financial report 1
engineer's report 2