

**MINUTES OF REGULAR MEETING**  
**OF**  
**OLD SIXTH WARD REDEVELOPMENT AUTHORITY**

November 9, 2016

The Board of Directors (the “Board”) of Old Sixth Ward Redevelopment Authority (the “Authority”), convened in regular session, open to the public, on the 9<sup>th</sup> day of November 2016, 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 Johnson and Guercio, thus constituting a quorum.

Also present were: Clark Lord and Debbie Russell of Bracewell LLP; Blake McGregor of Edminster Hinshaw Russ & Associates (“EHRA”); Gary Hill of the City of Houston; Cassandra Bacon of The Morton Accounting Services; Lee Roder and Ray Anderson, residents of the Authority.

**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 September 14, 2016. Director Lindsay moved that the Board approve the minutes of September 14, 2016. Director Silkwood seconded the motion and it passed unanimously. Director Garza abstained from voting on the motion.

## **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 Silkwood and seconded by Director Card, 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.

### **Sabine Street Reconstruction**

Mr. McGregor reported that the contract for the reconstruction of Sabine Street will have to be re-bid at such time as the Authority can afford to proceed with the project. He stated that he has reached out to the City for a possible joint funding of the project. Mr. Hill stated that he still needs a few items to increase the "score" on the project. The Board discussed asking residents to prepare letters to the City to help on the score.

### **Entry Monument Disks and Concrete Street Signs**

Mr. McGregor reported that Williams Architectural Signage Design and Consulting ("Williams") had changed the disks to the Day of the Dead and will change to the Houston Marathon early in 2017.

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

Mr. McGregor stated that the Phase 2B sanitary sewer replacement has been put on hold until the interlocal agreement with the City has been amended. He stated that the City has indicated that the project will be funded in early 2017.

### **Park for Humans and Dogs**

Mr. McGregor reported that the project is essentially complete with only a few finishing touches to be added.

### **Dow School Park**

Mr. McGregor reported that Asakura Robinson ("AR") submitted the 75% plans to the Houston Parks and Recreation Department on November 4, 2016.

### Traffic Sign Replacement

Mr. McGregor then reported that Williams has completed the sign replacement on Kane and Decatur. He then presented a proposal from Williams to add Union, Lubbock, Taylor, Hemphill and Henderson for sign replacement in the amount of \$13,678.49. Upon a motion made by Director Anello and seconded by Director Card, the Board voted unanimously to approve the proposal for the additional sign replacement by Williams.

### 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 the summer of 2018 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 has started to work on the HAWK crossing again as requested by the Board. He stated that he plans to submit the plans to the City by November 16, 2016.

### 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.

### General Engineering Services

Mr. McGregor reported that he is coordinating with the apartment complex to assist in getting electrical service to the dog park. He also stated that he evaluated the budget to see if it is possible to fund the HAWK beacon in the current fiscal year.

### **PIPA PROPOSAL**

The Board deferred action on the proposal until the January meeting.

## **ATTORNEY'S REPORT**

### **Interlocal Agreement Agreements**

Mr. Lord reported that the amended interlocal agreement with the City for the sanitary sewer replacement should be considered soon.

Mr. Lord also reported on the status of the interlocal agreement for the Dow School Park. He stated that it appears that the agreement will be moving forward in the near future.

## **PROJECTS REPORT**

### **Set-Back Request**

Director Anello reported that Frank Liu has requested that the Board support a request for a five-foot setback for his project on Washington Avenue. After discussion, Director Card moved that the Board approve a letter of support for the setback request. Director Lindsay seconded the motion and it carried by unanimous vote.

### **Proposal from Vossos Landscape Design for Landscaping**

Director Anello presented a proposal from Vossos Landscape Design for the installation of additional trees in the Authority in the amount of \$6,800. After discussion, Director Lindsay moved that the Board approve the proposal from Vossos as presented. Director Card seconded the motion and it carried with a vote of five to one. Director Garza voted against the motion.

### **Community Outreach Program**

There was no report for the month.

### **Boundary Expansion- First Ward**

Director Anello reported that plans for expansion are not being considered by the City at this time. The Board deferred action on the matter.

## **MECA'S REPORT**

Director Valdez reported on the Day of the Dead festivities at MECA.

## **EXECUTIVE SESSION**

There was no executive session for the month.

## **ITEMS FOR NEXT MEETING**

No additional items were discussed.

**PUBLIC COMMENTS**

There were no comments from the public.

Secretary

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