

**MINUTES OF THE
BOARD OF COMMISSIONERS
MEETING
HOUSING AUTHORITY OF THE CITY OF MCKINNEY**

A special meeting of the Board of Commissioners of the Housing Authority of the City of McKinney was held at 5:30pm on the 6th of March, 2013.

The meeting was called to order at 3:43pm. The following Commissioners were present:

Donald Stockford
Tom Johnson
Justin Beller
Julie Smith

MHA staff in attendance:

Roslyn Miller
Shamira Lawrence
Rebecca Salinas

Members of the general public in attendance:

Alonzo Tutson-P.R.I.D.E Community Leader
Michael Syme – Development Counsel
Michael Bowen-HSA
Art Schuldt-HSA

Chairman Stockford called for the invocation and Commissioner Johnson responded.

There was a call to hear comments from the public. Former Chairman Alonzo Tutson advised that he was here to show support for the Master Development.

The next item was to consider/discuss/act on Master Development NRP/HSA Update. Art Schuldt gave a brief history of the NRP/HSA relationship with MHA. He advised that he would go through the draft of the Strategic Plan. He reiterated that it is merely a draft and wants to get staff and Board input before finalizing the plan. He advised that the team is prepared to present a 4-percent tax credit.

Mr. Bowen advised that they are attempting to bridge the gap between the resources that are available in McKinney and the residents.

Chairman Stockford inquired if Job Corp McKinney will continue to provide services in McKinney. It was advised by the Executive Director that members of Job Corp had sent out correspondence asking for partner support; however the outcome was not known.

Mr. Schuldt guided the Board through the Draft provided and answered all questions which arised.

Art Schuldt spoke of having a job resource center.

The goal is to obtain a 4 percent tax credit deal in order to get the development done this year.

Mr. Schuldt advised the Board to consider a Redevelopment Task Force. Mr. Schuldt committed to provide of list of potential partners for the Task Force.

Commissioner Johnson asked if there were any political reasons why the west side of McKinney was not considered for the redevelopment project. Mr. Schuldt advised that all reasoning for choosing an eastside location was economical.

Commissioner Johnson requested a glossary for the acronyms throughout the Draft.

Mr. Symes gave a synopsis of the system of guarantees that will be provided to MHA during this process.

Commissioner Smith asked for an overview of how the developers make money on the development projects such as these. Mr. Schuldt responded.

Mrs. Miller inquired as to the viable options for redeveloping and taking advantage of the prime location that Merritt has in respect to the future developments of the City as a whole.

Mr. Symes asked how the relocation will be funded. Mr. Schuldt advised that the cost is generally about 1000.00 per unit.

Commissioner Johnson requested a solid timeline. Mr. Schuldt committed to having a complete time table by Monday, March 11' 2013.

The Financial Plan should be finalized and submitted to the Board by the March 19, 2013 work session.

Commissioners General Commentary-none

The next item was to adjourn to executive. Commissioner Johnson motioned to executive session. Commissioner Smith seconded motion. The board entered executive session at 5:39pm.

The board returned from executive session at 6:00pm.

No action was taken.

The Chairman called for the meeting to adjourn. The meeting adjourned at 6:00pm.

Chairman

Date

Secretary