

MINUTES OF REGULAR MEETING
OF
OLD SIXTH WARD REDEVELOPMENT AUTHORITY

April 11, 2012

The Board of Directors (the “Board”) of Old Sixth Ward Redevelopment Authority (the “Authority”), convened in regular session, open to the public, on the 11th day of April 2012, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Claude Anello	Chair
Steve Kirkland	Vice Chair
Larissa Lindsay	Secretary
Cynthia Card	Assistant Secretary
Patricia Garza	Director
Alice Valdez	Director
Ann Guercio	Director

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

Also present were: Clark Lord of Bracewell & Giuliani, LLP; Athea Davis of Vinson & Elkins, LLP; Ralph De Leon of the City of Houston; Blake McGregor of Edminster Hinshaw Russ & Associates (“EHRA”); Melissa Morton of The Morton Accounting Services; Alice Valdez of MECA; and Monica Savino, a candidate for appointment to the Board.

DETERMINE QUORUM; CALL TO ORDER

Director Anello noted that a quorum was present and called the meeting to order.

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.

Design, construction and installation of entry monument signage

Mr. McGregor reported that Neon Electric is prepared to execute the contracts for the project.

Substitute sanitary sewer service and sidewalk improvements Phase 2A

Mr. McGregor reported that Pay Request No. 4 to Millis Development & Construction in the amount of \$153,586.94 was approved by the Pay Estimate Committee. The Board also discussed the change orders for removal of trees.

Connections from private sanitary sewers to the public sanitary sewers Phase 1B

Mr. McGregor next reported that the construction of the private sanitary sewer connections to the public sanitary sewers in Phase 1B has been bid and a contractor selected. He noted that the contracts will be executed once the Interlocal Agreement with the City of Houston has been executed.

Connections from private sanitary sewers to the public sanitary sewers Phase 2B

Mr. McGregor then reported that EHRA has collected 52 Right of Entry forms from the 84 properties included in Phase 2B. He stated that a topographic survey will be conducted on each of the properties within the next few weeks. Mr. McGregor noted that they will continue to try and contact the remaining property owners.

Historic street light fixtures

Mr. McGregor stated that Centerpoint has completed the installation of the historic street light fixtures.

Traffic analysis of the intersection of Washington and Sawyer Street and Washington and Silver Street

Mr. McGregor reported that the Traffic Circulation Analysis is complete, but noted that the project is on hold.

Work Order Three and Extension Four

Mr. McGregor then presented Work Order No. Three – Extension No. 4 from EHRA in the amount of \$45,500. Discussion then ensued regarding the culverts and sizing issues. Mr. McGregor stated that he would work with the City regarding same.

Upon a motion made by Director Lindsay and seconded by Director Guercio, the Board voted unanimously to approve Work Order No. Three – Extension No. 4.

Other

Mr. DeLeon discussed issues relating to Triangle Park. He stated that the artist, Mark Braford, had designed a fish sculpture. He noted that it would need to be retrofitted to fit into the park information zone. Mr. De Leon stated that materials and engineering is estimated to be between \$5,000 to \$6,000. Mr. McGregor stated that he could begin

work on the project on an hourly basis. The Board discussed an additional contribution of up to \$25,000 through a separate contract amendment.

After further discussion, Director Guercio moved that the Board approve up to \$25,000 for design and installation of the sculpture. Director Anello seconded the motion and it carried unanimously.

APPROVE MINUTES

The Board considered approving the minutes of February 8, 2012, and March 28, 2012. Following discussion, upon a motion made by Director Lindsay and seconded by Director Card, the Board voted unanimously to approve the minutes of February 8, 2012, and March 28, 2012.

SWORN STATEMENT AND OATH OF OFFICE

Ms. Savino took her Oath of Office and executed her Sworn Statement in connection with her appointment to the Board.

ENGAGE AUDITOR

The Board reviewed the proposed engagement letter from Parmet Chapman and Madsen to prepare the audit report for the fiscal year ending June 30, 2012, at the same fee as last year. After discussion, Director Lindsay moved that the Board accept the engagement letter as presented. Director Anello seconded and it passed with a vote of six for the motion and none against. Director Guercio abstained from voting on the motion.

FINANCIAL REPORT

Ms. Morton presented 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 Card and seconded by Director Guercio, the Board voted unanimously to approve the financial report, including the payment of invoices.

BUDGET FOR FISCAL YEAR END 2013

Mr. De Leon presented the budget for fiscal year end 2013 for the Board's review. Discussion ensued regarding the annexation, capital improvement projects, increments and receipts. Upon a motion made by Director Lindsay and seconded by Director Card, the Board voted unanimously to approve the budget as presented.

RESOLUTION APPOINTING INVESTMENT OFFICER

Mr. Lord then presented a Resolution Appointing an Investment Officer appointing Director Card as the Investment Officer for the Authority. After discussion, Director Anello moved that the Board adopt the Resolution as presented. Director Guercio seconded the motion and it carried unanimously. The Resolution, thus adopted, is attached hereto and made a part hereof for all purposes.

MECA'S REPORT

Ms. Valdez reported on the status of the Certificate of Occupancy. She also reported that copper wire was stolen from the air conditioning units outside the building. Ms. Valdez noted that there will be a reception on Friday, April 13, 2012.

EXECUTIVE SESSION

There was no executive session for the month.

ITEMS FOR NEXT MEETING

There were no matters discussed for the next meeting.

Secretary

LIST OF ATTACHMENTS

engineer’s report 1
financial report 3
Resolution Appointing an Investment Officer 4