



Louisiana Housing Corporation

ROLL CALL

LOUISIANA HOUSING CORPORATION FULL BOARD OF DIRECTORS MEETING

Wednesday, June 10, 2020 Meeting

Place: Louisiana Housing Corporation Building

Date: Wednesday, June 10, 2020

Time: 10:01 A.M. (via GlobalMeet video-conference)

Members: 10

Quorum: 6

BOARD MEMBER	PRESENT	ABSENT
1. CHAIRMAN LLOYD S. "BUDDY" SPILLERS	X	
2. VICE-CHAIRWOMAN JENNIFER VIDRINE	X	
3. LOUISIANA STATE TREASURER JOHN M. SCHRODER	X	
4. MR. JOHNNY A. BERTHELOT	X	
5. MS. TAMMY EARLES	X	
6. MR. DERRICK EDWARDS		X
7. MR. DARREN GUIDRY	X	
8. MS. STACY S. HEAD	X	
9. MR. WILLIE RACK	X	
10. MR. GILLIS R. WINDHAM	X	
11. VACANT		

Roll Call taken by Board Secretary/Coordinator Barry E. Brooks



Louisiana Housing Corporation

June 9, 2020

LHC BOARD OF DIRECTORS MEETING

FINAL AGENDA

Notice is hereby given of a Regular Meeting of the Louisiana Housing Corporation ("LHC/Corporation") Board of Directors ("Board"), to be held on **Wednesday, June 10, 2020 at 10:00 A.M., via video/telephone conference** from Louisiana Housing Corporation Building, 2415 Quail Drive, Baton Rouge, Louisiana, by order of the Chairman.

1. Call to Order and Roll Call.
2. Approval of the **Minutes of the May 6, 2020 LHC Regular Board Meeting.**
- 2.1 Approval of the **Minutes of the June 3, 2020 LHC Administrative and Finance Committee Meeting.**
3. **LHC Board Chairman's Report**
4. **LHC Executive Director's Report**

Multifamily and Assets Committee Matters

5. Resolution accepting the **proposal of Citibank, N.A. or such other purchaser as may be designated by the Taxpayer for the purchase of a not to exceed Seven Million Five Hundred Thousand Dollars (\$7,500,000) Multifamily Housing Governmental Notes (Neil Wagoner & Henderson Project, located at 901 Neil Wagoner Road and 700-1318 Henderson Drive in Winnfield, Winn Parish, Louisiana 71483);** fixing the parameter terms of said notes and otherwise providing with respect to said notes; and providing for other matters in connection with the foregoing. Staff recommends approval.
6. Resolution accepting the **proposal of Citibank, N.A. or such other purchaser as may be designated by the Taxpayer for the purchase of a not to exceed Fourteen Million Dollars (\$14,000,000) Multifamily Housing Governmental Note (Millennium Studios III Project), located on scattered sites in Shreveport, Caddo Parish, Louisiana;** fixing the

parameter terms of said note and otherwise providing with respect to said note; and providing for other matters in connection with the foregoing. Staff recommends approval.

7. Resolution accepting the **proposal of Walker and Dunlop, Inc. or such other purchaser as may be designated by the Taxpayer for the purchase of a not to exceed Twelve Million Four Hundred Thousand Dollars (\$12,400,000) Multifamily Housing Governmental Note (Cypress at Gardere Project located at 501 Gardere Lane, Baton Rouge, East Baton Rouge Parish, Louisiana 70820)**; fixing the parameter terms of said governmental note and otherwise providing with respect to said governmental note; and providing for other matters in connection with the foregoing. Staff recommends approval.
8. **Resolution accepting the proposal of Home Bank or such other purchaser as may be designated by the Taxpayer for the purchase of not to exceed Five Million Five Hundred Thousand Dollars (\$5,500,000) Multifamily Housing Revenue Bonds (Villas at Lafayette Project located at Global Circle in Lafayette, Lafayette Parish, Louisiana 70503)** 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 with the foregoing. Staff recommends approval.
9. Resolution of intention to issue not exceeding **Thirty-five Million Dollars (\$35,000,000) Multifamily Housing Revenue Bonds for Sherwood Oaks located at 10950 Darryl Drive, Baton Rouge, East Baton Rouge Parish, Louisiana 70815**, in one or more series to finance the acquisition, construction, rehabilitation, and equipping of a multifamily housing development within the State of Louisiana; to establish the maximum qualified basis and low-income housing credits to Sherwood Oaks; to authorize the staff and counsel to prepare the forms of such documents and agreements as may be necessary to allocate 4% Low-Income Housing Tax Credits to such facilities; and to provide for other matters in connection therewith. Staff recommends approval.
10. Resolution of intention to issue not exceeding **Fifteen Million Eight Hundred Thousand Dollars (\$15,800,000) Multifamily Housing Revenue Bonds for Bellemont Victoria I Apartments located at 3225 Victoria Drive, Baton Rouge, East Baton Rouge Parish, Louisiana, 70805**, in one or more series to finance the acquisition, construction, rehabilitation, and equipping of a multifamily housing development within the State of Louisiana; to establish the maximum qualified basis and low-income housing credits to Bellemont Victoria I Apartments; to authorize the staff and counsel to prepare the forms of such documents and

agreements as may be necessary to **allocate 4% Low-Income Housing Tax Credits to such facilities**; and to provide for other matters in connection therewith. Staff recommends approval.

11. Resolution of **intention to issue not exceeding Fifteen Million Dollars (\$15,000,000) Multifamily Housing Revenue Bonds for Belmont Victoria II Apartments located at 12254 La Margie Avenue, Baton Rouge, East Baton Rouge Parish, Louisiana 70815**, in one or more series to finance the acquisition, construction, rehabilitation, and equipping of a multifamily housing development within the State of Louisiana; **to establish the maximum qualified basis and low-income housing credits to Belmont Victoria II Apartments**; to authorize the staff and counsel to prepare the forms of such documents and agreements as may be necessary **to allocate 4% Low-Income Housing Tax Credits to such facilities**; and to provide for other matters in connection therewith.. Staff recommends approval.
12. Resolution of **intention to issue not exceeding Five Million Nine Hundred Thousand Dollars (\$5,900,000) Multifamily Housing Revenue Bonds for Bern Mas Apartments located at 7226 Chef Menteur Highway, New Orleans, Orleans Parish, Louisiana 70126**, in one or more series to finance the acquisition, construction, rehabilitation, and equipping of a multifamily housing development within the State of Louisiana; **to establish the maximum qualified basis and low-income housing credits to Bern Mas Apartments**; to authorize the staff and counsel to prepare the forms of such documents and agreements as may be necessary **to allocate 4% Low-Income Housing Tax Credits to such facilities**; and to provide for other matters in connection therewith. Staff recommends approval.
13. Resolution of **intention to issue not exceeding Seven Million Five Hundred Thousand Dollars (\$7,500,000) Multifamily Housing Revenue Bonds for Brookwood Apartments located at 300 Spring Street, Lafayette, Lafayette Parish, Louisiana 70501**, in one or more series to finance the acquisition, construction, rehabilitation, and equipping of a multifamily housing development within the State of Louisiana; **to establish the maximum qualified basis and low-income housing credits to Brookwood Apartments**; to authorize the staff and counsel to prepare the forms of such documents and agreements as may be necessary **to allocate 4% Low-Income Housing Tax Credits to such facilities**; and to provide for other matters in connection therewith. Staff recommends approval.
14. Resolution of **intention to issue not exceeding Eight Million Dollars (\$8,000,000) Multifamily Housing Revenue Bonds for New Iberia Apartments located at 1302 Adrian Street, New Iberia, Iberia Parish,**

- Louisiana 70560**, in one or more series to finance the acquisition, construction, rehabilitation, and equipping of a multifamily housing development within the State of Louisiana; **to establish the maximum qualified basis and low-income housing credits** to Iberia South Apartments; to authorize the staff and counsel to prepare the forms of such documents and agreements as may be necessary **to allocate 4% Low-Income Housing Tax Credits to such facilities**; and to provide for other matters in connection therewith. Staff recommends approval.
15. Resolution of **intention to issue not exceeding Eleven Million Dollars (\$11,000,000) Multifamily Housing Revenue Bonds for Kingston Point Apartments located at 1919 Boulevard De Province, Baton Rouge, East Baton Rouge Parish, Louisiana 70816**, in one or more series to finance the acquisition, construction, rehabilitation, and equipping of a multifamily housing development within the State of Louisiana; **to establish the maximum qualified basis and low-income housing credits** to Kingston Point Apartments; to authorize the staff and counsel to prepare the forms of such documents and agreements as may be necessary **to allocate 4% Low-Income Housing Tax Credits to such facilities**; and to provide for other matters in connection therewith. Staff recommends approval.
 16. Resolution of **intention to issue not exceeding Twenty-Three Million Dollars (\$23,000,000) Multifamily Housing Revenue Bonds for Park East I/II located at 567-655 Sharp Lane, Baton Rouge, East Baton Rouge Parish, Louisiana 70815**, in one or more series to finance the acquisition, construction, rehabilitation, and equipping of a multifamily housing development within the State of Louisiana; **to establish the maximum qualified basis and low-income housing credits** to Park East I/II; to authorize the staff and counsel to prepare the forms of such documents and agreements as may be necessary **to allocate 4% Low-Income Housing Tax Credits to such facilities**; and to provide for other matters in connection therewith. Staff recommends approval.
 17. Resolution **approving changes to Morningside at Juban Lakes located at 13707 to 11000 Buddy Ellis Road, Denham Springs, Livingston Parish, Louisiana** authorizing the Corporation staff and counsel to prepare the forms of such documents and agreements as may be necessary; and providing for other matters in connection therewith. Staff recommends approval.
 18. Resolution providing for **approval of the State's 2021 Draft Qualified Allocation Plan ("QAP")**; and providing for other matters in connection therewith. Staff recommends approval.

19. Resolution **approving the recommended awards for the CDBG-DR Piggyback Resilience Initiative Mixed Income (“PRIME”) Program Notice of Funding Availability to certain residential rental facilities;** and providing for other matters in connection therewith. Staff recommends approval.

Administrative and Finance Committee Matters

20. Resolution **adopting the LHC Operating Budget for the Fiscal Year Ending June 30, 2021 (labeled “Exhibit A”, entitled “Louisiana Housing Corporation Fiscal Year Ending June 30, 2021 Operating Budget”);** and providing for other matters in connection therewith. Staff recommends approval.
21. Resolution **approving a three (3) year extension of the employment of Edselle Keith Cunningham, Jr. as LHC Executive Director;** and providing for other matters in connection therewith.
22. Other Business.
23. Adjournment.



Edselle Keith Cunningham, Jr.
LHC Executive Director

If you require special services or accommodations, please contact LHC Board Coordinator and Secretary Barry E. Brooks at (225) 763 8773, or via email bbrooks@lhc.la.gov.

****Pursuant to the provisions of LSA-R.S. 42:16, upon two-thirds vote of the members present, the Board of Directors of the Louisiana Housing Corporation may choose to enter Executive Session, and by this notice, the Board reserves its right to go into Executive Session, as provided by law.****



Louisiana Housing Corporation

STATE OF LOUISIANA
PARISH OF EAST BATON ROUGE

CERTIFICATION OF INABILITY TO OPERATE DUE TO LACK OF QUORUM

In accordance with Proclamation Number 30 JBE 2020, issued by Governor John Bel Edwards on March 16, 2020 and by Proclamation Number 31 JBE 2020 issued on April 2, 2020, this notice shall serve as a certification of the Louisiana Housing Corporation's inability to otherwise operate in accordance with Louisiana Open Meetings Law due to a lack of a quorum as a result of the COVID-19 Public Health Emergency and the measures put in place to protect the health and safety of the public.

As attested to below, **Barry E. Brooks**, Secretary of the Louisiana Housing Corporation Board of Directors, has conferred with the members of the Board and confirmed their inability to attend a meeting in public in adherence with the measures in place under the direction and guidance from the White House, the Centers for Disease Control, and state health officials.

Considering the foregoing, the Louisiana Housing Corporation's Board of Directors Meeting will be held via tele-video conference on **Wednesday, June 10, 2020 at 10:00 a.m.** in a manner that allows for observation and input by members of the public, as set forth in the Notice posted on Friday, June 5, 2020.

**Barry E. Brooks, Secretary
Louisiana Housing Corporation**



On this 5th of June, 2020, before me personally appeared Barry E. Brooks, to me known to be the person described herein and who executed the foregoing instrument, and acknowledged that he executed it as his free act and deed.

Notary Public

**Jessica A. Guinn
Notary Public
Bar Roll No. 31181**



My commission expires at death