

## **Minutes of the Meeting of the Board of Directors of Reinvestment Zone Number Seven, City of Houston, Texas**

The Board of Directors of Reinvestment Zone Number Seven, City of Houston (the "Zone") held a joint meeting with the Board of Directors of OST/Alameda Corridors Redevelopment Authority (the "Authority") on the public with the Board of Directors of Reinvestment Zone Number Seven, City of Houston (the "Zone") on Tuesday, February 27, 2024, at 12:00 p.m. at OST/Alameda Corridors Redevelopment Authority, in the One Emancipation Center Community Room 3131 Emancipation Suite 200, Houston, Texas 77004, to consider, discuss and adopt such orders, resolutions, or motions, and take other direct or indirect actions as may be necessary, convenient, or desirable. The roll was called of all the duly appointed members of the Board:

<u>Position #</u>	<u>Board Members</u>
1	Algenita Scott Davis
2	Hexser Holliday, II
3	Zinetta A. Burney
4	Brian G. Smith
5	Lauren Haller Fontaine
6	Cathy Evans-Jackson
7	Michael R. Williams

All of the above were present except Brian G. Smith and Zinetta A. Burney. Others in attendance were Clark Lord, Andrew Busker, Dr. Karun Sreerama, Dr. Mekdim Damtie, Dominique King, Melissa Qujanu, Tene Thomas, Naomi Carrier, Danielle Page, Theola Petteway, Floyd Smith, Deborah Juneau, Tia Alexander, Derrick Woods, and Tamiko Brock. Zackery Martin, Arquella Hargrove, Sonja Walker, and Nikki Knight attended via Zoom.

The meeting was called to order at 12:12 p.m. by Board Chair Algenita Scott Davis.

### **PUBLIC COMMENTS**

Dr. Teddy McDavid with OST Community Partnership introduced Dominique King, Director of Real Estate Development with Harris County Housing Authority, who made a presentation on a senior housing development project called Bernicia Place to be located at the Metro Southeast Transit Center.

### **CONSENT AGENDA**

Upon motion by Director Cathy Evans-Jackson and seconded by Director Michael R. Williams, the Board of Directors approved the minutes of the January 23, 2024, meeting of the Authority and the Zone; and approved the Payment of Recurring and Non-Recurring Expenses.

### **ACCOUNTANT'S REPORT**

Upon motion by Director Michael R. Williams and seconded by Director Cathy Evans-Jackson, the Board of Directors received (a) the Compilation Report for the Period Ending December 31, 2023; and (b) the Quarterly Investment Report for the Period Ending December 31, 2023, as presented by Tene Thomas, Partner of McConnell & Jones.

## **EXECUTIVE DIRECTOR'S REPORT ON ADMINISTRATIVE MATTERS AND STRATEGIC**

### **PARTNERSHIPS**

Upon motion by Director Hexser Holliday II and seconded by Director Brian Smith, the Board of Directors received the Executive Director's Report on Administrative Matters and Strategic Partnerships as presented by Theola Petteway, Executive Director.

### **FINANCE/OPERATIONS**

Upon motion by Director Hexser Holliday II and seconded by Director Michael R. Williams, the Board of Directors received the Finance and Operation Report as presented by Floyd Smith, Director of Operations. There was no action on the following: (i.) the Authority's New Organizational Structure with Succession Planning and Proposed Job Positions with Job Titles providing Best Practices; and (ii.) Agreement for Professional Services with McConnell & Jones, LLP.

### **CAPITAL PROJECTS**

Upon motion by Director Michael R. Williams and seconded by Director Cathy Evans-Jackson, the Board of Directors received the Capital Projects for Bond Funded Projects as presented by Dr. Karun Sreerama, Concepts Engineers, Inc.; and the Non-Bond Funded Projects as presented by Zackery Martin, Martin Construction Management & Design, LLC.

### **PLANNING & DEVELOPMENT**

No report was provided to the board.

### **NEXT REGULAR MEETING**

The next meeting will be held on Tuesday, March 19, 2024, at 12:00 p.m.

### **ADJOURNMENT**

The meeting was adjourned at 1:12 p.m.



Cathy Evans-Jackson, Board Secretary

## **Minutes of the Meeting of the Board of Directors of OST/Almeda Corridors Redevelopment Authority**

The Board of Directors of OST/Almeda Corridors Redevelopment Authority (the "Authority") held a joint meeting open to the public with the Board of Directors of Reinvestment Zone Number Seven, City of Houston (the "Zone") on Tuesday, February 27, 2024, at 12:00 p.m. at OST/Almeda Corridors Redevelopment Authority, in the One Emancipation Center Community Room 3131 Emancipation Suite 200, Houston, Texas 77004, to consider, discuss and adopt such orders, resolutions, or motions, and take other direct or indirect actions as may be necessary, convenient, or desirable. The roll was called of all the duly appointed members of the Board:

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### **CONSENT AGENDA**

Upon motion by Director Cathy Evans-Jackson and seconded by Director Michael R. Williams, the Board of Directors approved the minutes of the January 23, 2024, meeting of the Authority and the Zone; and approved the Payment of Recurring and Non-Recurring Expenses.

### **ACCOUNTANT'S REPORT**

Upon motion by Director Michael R. Williams and seconded by Director Cathy Evans-Jackson, the Board of Directors received (a) the Compilation Report for the Period Ending December 31, 2023; and (b) the Quarterly Investment Report for the Period Ending December 31, 2023, as presented by Tene Thomas, Partner of McConnell & Jones.

**EXECUTIVE DIRECTOR'S REPORT ON ADMINISTRATIVE MATTERS AND STRATEGIC PARTNERSHIPS**

Upon motion by Director Hexser Holliday II and seconded by Director Brian Smith, the Board of Directors received the Executive Director's Report on Administrative Matters and Strategic Partnerships as presented by Theola Petteway, Executive Director.

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**PLANNING & DEVELOPMENT**

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Cathy Evans-Jackson, Board Secretary