

**PUBLIC NOTICE OF A MEETING  
TAKE NOTICE OF A BOARD OF COMMISSIONERS  
REGULAR BOARD MEETING  
OF THE AUSTIN AFFORDABLE HOUSING CORPORATION**

**TO BE HELD AT  
HACA Central Office  
1124 S. IH 35  
Austin, TX 78704  
(512.477.4488)**

**COMMENCING AT 12:00 NOON ON THURSDAY, AUGUST 20, 2015, TO CONDUCT BUSINESS AS FOLLOWS:**

**CALL TO ORDER, ROLL CALL  
CERTIFICATION OF QUORUM**

**Tyra Duncan-Hall, Chairperson**

**CONSENT AGENDA**

Items on the Consent Agenda may be removed at the request of any Commissioner and considered at another appropriate time on this agenda. Placement on the Consent Agenda does not limit the possibility of any presentation, discussion, or action at this meeting. Under no circumstances does the Consent Agenda alter any requirements under Chapter 551 of the Texas Government Code, Texas Open Meetings Act.

**CONSENT AGENDA**

**APPROVAL OF THE FOLLOWING ITEMS PRESENTED IN THE BOARD MATERIALS:**

**ITEM 1:** Presentation, Discussion, and Possible Action regarding the Approval of a Board Minutes Summary for the Board Meeting held on July 16, 2015

**Ron Kowal**  
VP Housing Development/Asst  
Mgmt.

**APPROVAL OF THE FOLLOWING ITEMS PRESENTED IN THE BOARD MATERIALS:**

**ITEM 2:** Presentation, Discussion, and Possible Action regarding Resolution No. 75 by the Board of Directors of Austin Affordable Housing Corporation ("AAHC") authorizing AAHC to execute any and all documents, or take any other action, that is necessary or desirable to:

**Ron Kowal**  
VP Housing Development/Asst  
Mgmt.

1. Facilitate the development of The Harris Branch Senior Apartments, which consists of affordable housing units and associated amenities built upon land to be ground-leased from the Housing Authority of the City of Austin ("HACA");
2. Cause AAHC's wholly owned, subsidiary limited liability company, Harris AAHCLDG GP, LLC (the "General Partner") to execute an amended and restated agreement of limited partnership of Harris AAHCLDG, LP (the "Partnership") and other related documents;
3. Cause the Partnership to enter into development financing for the Project; and
4. Cause AAHC and/or the General Partner and/or the Partnership to execute any such further documentation as necessary or desirable to allow the consummation of the transactions described herein.

**ITEM 3:** Presentation, Discussion, and Possible Action regarding Resolution No. 76 by the Board of Directors of Austin Affordable Housing Corporation ("AAHC") authorizing AAHC to execute any and all documents, or take any other action, that is necessary or desirable to:

**Ron Kowal**  
VP Housing Development/Asst  
Mgmt.

1. Facilitate the development of Marquis at Center Ridge and the Marquis at Tech Ridge apartment developments (the "Developments"), which consists of affordable housing units and associated amenities built upon land to be ground-leased from the Housing Authority of the City of Austin ("HACA");
2. Cause AAHC to form subsidiary limited liability companies to own the Developments (the "Owners") and to act as a holding company for the Owners (the "Holding Company");

\*The Austin Affordable Housing Corporation (AAHC) Board of Commissioners reserves the right to discuss and consider items out of order on the agenda on an as needed basis.

The Austin Affordable Housing Corporation is committed to compliance with the Americans with Disability Act. Reasonable modifications and equal access to the communications will be provided upon request. Meeting locations are planned with wheelchair access. If requiring Sign Language Interpreters or alternative formats, please give notice at least 2 days (48 hours) before the meeting date. Please call Judy Paciocco or Nidia Hiroms at HACA at 512.477.4488, for additional information; TTY users route through Relay Texas at 711. For more information on AAHC, please contact Nidia Hiroms at 512.477.4488 x 2104.

3. Cause the Owners to enter into acquisition and development financing for the Developments;  
and
4. Cause AAHC and/or the Owners and/or the Holding Company to execute any such further documentation as necessary or desirable to allow the consummation of the transactions described herein.

## **REPORTS**

Update on AAHC Activities

## **EXECUTIVE SESSION**

The Board may go into Executive Session (close its meeting to the public) Pursuant to:

- a.* § 551.071, Texas Gov't Code, consultations with Attorney regarding legal advice, pending or contemplated litigation; or a settlement offer;
- b.* §551.072, Texas Gov't Code, discussion about the purchase, exchange, lease or value of real property;
- c.* §551.074, Texas Gov't Code, discuss the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee.
- d.* §551.077, Texas Gov't Code, discuss certain economic development negotiations.

## **OPEN SESSION**

If there is an Executive Session, the Board will return to Open Session for discussion, consideration and possible action of matters discussed in Executive Session.

## **ADJOURNMENT**