

MINUTES  
REINVESTMENT ZONE NUMBER TWENTY-SEVEN, CITY OF HOUSTON, TEXAS

December 17, 2018

The Board of Directors (the "Board") of Reinvestment Zone Number Twenty-Seven, City of Houston, Texas (the "Zone") met in regular session, open to the public, on December 17, 2018, at the St. Stephen's Episcopal Church, Pecore Hall, 1805 W. Alabama, Houston, Texas 77098, inside the boundaries of the Zone, and the roll was called of the members of the Board:

Lisa W. Hunt	Position 1
Randy Mitchmore	Position 2 Chairman
Joe D. Webb	Position 3 Secretary
Sherry Weesner	Position 4 Vice-Chair
Paul Dickerson	Position 5
Jacqueline Martin	Position 6 Assistant Secretary
Kathy Hubbard	Position 7

and all of the above were present except Directors Hubbard and Dickerson, thus constituting a quorum.

Also present at the meeting were Carnell Emanuel of the City of Houston (the "City"); Damon Williams of Knudson, LP ("Knudson"); Kay Warhol, Ray and Carol Ollwerther, Truman Edminster, Greg LeGrande, Steve Longmire, and Jim Tucker; and Alia Vinson, Sanjay Bapat, and Alyssa Ollwerther of Allen Boone Humphries Robinson LLP ("ABHR").

ESTABLISH QUORUM AND CALL TO ORDER

Chairman Mitchmore called the meeting to order at 6:02 p.m.

MINUTES

The Board considered approving the minutes of the November 19, 2018, regular meeting. After review and discussion, Director Martin moved to approve the minutes as presented. Director Webb seconded the motion, which passed by unanimous vote.

RECEIVE PUBLIC COMMENT

Mr. Longmire provided comments to the Zone's proposed Pedestrian/Bicycle Mobility Program. He also requested that the Board consider providing a safety feature to accompany the traffic signal at Montrose Boulevard and West Main Street.

Mr. LeGrande requested that the Board consider enhancements to a pocket park located at 424 Westheimer Road in the Zone. He also thanked the Board for the sidewalk repairs that have been made in the Zone.

#### RECEIVE COMMITTEE REPORTS

The Board reviewed a report from the Projects and Planning Committee, a copy of which is attached.

Director Weesner presented a report from the Public Outreach Committee.

#### REPORT FROM KNUDSON, L.P.

Mr. Williams reviewed the status of the Zone's website design with the Board, as prepared by eLsqrd Media Group ("eLsqrd"). Discussion ensued regarding which documents to post on the Zone's website. The Board directed Mr. Williams to work with eLsqrd to post the upcoming meeting agendas on the Zone's website.

Mr. Williams updated the Board on the use of a public announcement system from the Mayor's Office of Special Events and stated that the Mayor's Office of Special Events will not be able to provide the Zone with a public announcement system.

Mr. Williams presented a proposed Pedestrian/Bicycle Mobility Program (the "Program") for the Zone. After discussion, Director Weesner moved to authorize the Projects and Planning Committee to recommend projects to the Board that should be included in the Program. Director Webb seconded the motion, which carried unanimously. In connection with the proposed Program, Ms. Vinson reviewed a Resolution Adopting the Pedestrian/Bicycle Mobility Program. After review and discussion, Director Webb moved to adopt the Resolution Adopting the Pedestrian/Bicycle Mobility Program. Director Weesner seconded the motion, which carried unanimously. The Board also discussed a baseline toolset to consider projects in the Program and evaluations of projects that have been completed.

The Board reviewed the Scenic Houston Streetscape Resource Guide. In connection with the Guide, Ms. Vinson reviewed a Resolution Adopting the Scenic Houston Streetscape Resource Guide. After review and discussion, Director Hunt moved to adopt the Resolution Adopting the Scenic Houston Streetscape Resource Guide. Director Webb seconded the motion, which carried unanimously.

The Board discussed the issuance of a request for qualifications for engineer services for the Zone. After discussion, Director Hunt moved to (1) authorize the Projects and Planning Committee to prepare a request for qualifications ("RFQ") for engineering services for the Zone's Pedestrian/Bicycle Mobility Program; and (2) authorize publication of the RFQ in the Houston Business Journal and posting same on the Zone's website and the City of Houston's website. Director Webb seconded the motion, which carried unanimously.

Mr. Williams and Ms. Vinson updated the Board on the status of the creation of the redevelopment authority. Ms. Vinson gave a general overview of the process of the creation of the redevelopment authority, including the proposed tri-party agreement between the Zone, the redevelopment authority, and the City of Houston.

Ms. Vinson stated that there were not any legislative updates at this time.

Mr. Williams stated that there were no new updates on the H-GAC Livable Centers Study.

#### REVIEW FINANCIAL INFORMATION AND AUTHORIZE PAYMENT OF INVOICES

The Board discussed the invoices submitted by ABHR for legal fees, Equi-Tax, Inc. for monthly consulting fees, Knudson for monthly administrative fees, and Jones & Carter for engineering services to the sidewalk trip hazard repair pilot project. The Board also reviewed a letter to the City of Houston requesting reimbursement for costs related to the sidewalk trip hazard repair pilot project, pursuant to section 3 of the Addendum to the Purchase Order. After review and discussion, and based on the recommendation of the Finance Committee, Director Weesner moved to (1) approve the invoices submitted by ABHR, Equi-Tax, Inc., Knudson, and Jones and Carter; and (2) authorize ABHR to send a letter to the City of Houston requesting reimbursement, pursuant to the Addendum to the Purchase Order. Director Martin seconded the motion, which passed by unanimous vote.

#### ANNOUNCEMENTS REGARDING WORKSHOPS, SEMINARS, AND PRESENTATIONS RELATING TO ZONE MATTERS

There were no announcements regarding workshops, seminars, and presentations relating to Zone matters.

#### DISCUSS MEETING SCHEDULE

The Board concurred to meet on February 18, 2019, at 6:00 p.m.

#### CONVENE IN EXECUTIVE SESSION PURSUANT TO SECTION 551.072, TEXAS GOVERNMENT CODE, TO DISCUSS ECONOMIC DEVELOPMENT NEGOTIATION OF THE ZONE

The Board did not convene in executive session.

The Board continued discussion regarding the redevelopment authority creation.

ADJOURN

There being no further business to come before the Board, the meeting was adjourned.

  
\_\_\_\_\_  
Secretary, Board of Directors

LIST OF ATTACHMENTS TO MINUTES

Page

Report from Project and Planning Committee .....2