

**SAN ANTONIO HOUSING TRUST PUBLIC FACILITY CORPORATION  
OFFICIAL MEETING MINUTES  
February 28, 2018**

- The Public Facility Corporation met in session at 10:05A.M., Municipal Plaza, Room C
- The meeting was called to order by Councilwoman Viagran and the roll was called by JD Hernandez.

**PRESENT: Rebecca Viagran, Roberto Treviño, Rey Saldaña, Shirley Gonzales**

**ABSENT: William "Cruz" Shaw**

• **Staff/Visitors Present:**

John Kenny, San Antonio Housing Trust Public Facility Corporation  
JD Hernandez, San Antonio Housing Trust Public Facility Corporation  
Dave Holland, Provident – VP  
Taylor Boyd, Provident – Partner  
Beth Legg, Mayor's Office – Intern  
Richard Keith, COSA NHSD – Asst. Director  
Barbara Ankamah Burford, COSA NHSD – NE Administrator  
Scott Zimmerer, CAP – Asst. City Attorney  
Victoria Gonzalez, Mayor's Office – Sr. Policy Advisor  
Brenca Berry, District 2 – COS  
Jay Podjenski, District 1 – COS

**1. Approval of minutes – October 11, 2017 Public Facility Corporation Minutes**

**COMMISSION ACTION:**

The motion was made by Councilman Robert Treviño and seconded by Councilman Rey Saldaña to approve the October 11, 2017 minutes as submitted.

**AYES: Councilwoman Rebecca Viagran, Councilwoman Shirley Gonzales, Councilman Roberto Treviño, Councilman Rey Saldaña**

**NAYS: None**

**ABSTAIN: None**

**THE MOTION CARRIED**

**2. Citizens to be heard – None**

**3. Briefing and possible Action On: Resolution authorizing the Brookwood Apartments Multifamily housing transaction, and other matters in connection therewith.**

Mr. James Plummer briefed council members on the final approval of the Brookwood Apartments multifamily housing project by 210 Development Group. This project was restructured due to funding prior to the partnership with the San Antonio Housing Trust Public Facility Corporation to utilize tax credits for 75% of the units. The land will be bought from the City for \$1,350,000. The PFC will receive 40% of the developer fee and 50% Cash flow and any proceeds from the sale or refinance of the project. This project is a senior living facility with amenities of an assisted living facility.

**COMMISSION ACTION:**

The motion was made by Councilman Rey Saldaña and seconded by Councilwoman Shirley Gonzales to approve of the attached Resolution.

**AYES: Councilwoman Rebecca Viagran, Councilwoman Shirley Gonzales, Councilman Roberto Treviño, Councilman Rey Saldaña**

**NAYS: None**

**ABSTAIN: None**

**THE MOTION CARRIED**

**4. Briefing and possible Action on: regarding a term sheet for the Friedrich Apartments multifamily housing development.**

This project is similar to the Crockett Street, Broadway Jones and Red Berry transactions that was approved before. Mr. Plummer brought up two concerns to the Board for consideration before agreeing to the term sheet. The first is that the whole block that this project is located on is a historical site. Provident is in the process of requesting that approximately 4 acres be taken from the registry so that they may use this part of the existing building and build the project with incorporating the old sign into the new building. The other concern was the John Miller lawsuit against the city for this property. Mr. Plummer suggested that on the condition that these two concerns were addressed and was given the okay by the historic society and Mr. Millers attorney to move forward on this project. This project is anticipated to be closed by September 2018.

Councilman Roberto Treviño asked about creating units at 60% of AMI. According to Dave Holland, the numbers would not work with this. With further discussion, Provident will attempt to subsidize a small number of units using the proceeds that the PFC would receive.

The motion was made by Councilman Roberto Treviño and seconded by Councilwoman Shirley Gonzales to approve the proposed term sheet with the two conditions made by Mr. James Plummer.

**AYES: Councilwoman Rebecca Viagran, Councilwoman Shirley Gonzales, Councilman Roberto Treviño, Councilman Rey Saldaña**

**NAYS: None**

**ABSTAIN: None**

**THE MOTION CARRIED**

**5. Briefing and possible Action on: grants to the City of San Antonio to support its programs benefitting single family housing.**

There was a short briefing given by Barbara Ankamah Burford on the Under One Roof and Minor Repair Programs. There was no action taken on this item.

**Adjournment**

The motion was made by Councilwoman Shirley Gonzalez and seconded by Councilman Roberto Treviño to adjourn. There being no further business, the meeting adjourned at 11:05 A.M.

**AYES: Councilwoman Rebecca Viagran, Councilwoman Shirley Gonzales, Councilman Roberto Treviño, Councilman Rey Saldaña**

**NAYS: None**

**ABSTAIN: None**

**THE MOTION CARRIED**