



**AGENDA FOR THE BOARD OF COMMISSIONERS
REGULAR MEETING -- THURSDAY, MARCH 16, 2017 – 5:00 P.M.
FWHS ADMINISTRATIVE OFFICE BOARD ROOM
1201 EAST 13TH STREET, FORT WORTH, TEXAS**

I. Regular Session – Call to Order.

II. Public Comments/Presentations/Certificates/Announcements.

- March 30, 2017 Public Meeting for Boswell at Wayside Middle School Cafeteria.
- HUD Secretary Visit to Fort Worth

III. Consent Agenda: The Statutory Consent Agenda includes non-controversial and routine items that the Board may act upon with a single vote. A Board member may pull any item from the Consent Agenda for discussion and action as part of the Regular Agenda.

- A. Consideration of the Minutes from a Regular Meeting on February 16, 2017 and Special Meetings on March 6, 7 and 9, 2017. **TAB 1**
- B. Correspondence Highlights and Communications from Letters, Newspapers, Magazine and Electronic Media sources from the previous month. **TAB 2**
- C. Monthly Status Reports – **TAB 3-7**
 - 1. Executive Department:
President’s Report; Human Resources, QuadCo Activity & Financials, FWHS Occupancy & Wait List Stats, FWHS Portfolio of Units Owned and/or Managed
 - 2. Assisted Housing:
Exec Summary & Client Demographics
 - 3. Development & Asset Mgmt.:
Activity Summary; RAD/Public Housing Demographics; Housing Mgmt. Activities; Affordable Housing Site Reports
 - 4. Finance & Administration:
Activity Summary; Budget Variance; Investment Portfolio
 - 5. Resident & Community Services:
Activity Summary; Homeownership; Family Self-Sufficiency; Special Programs

IV. Regular Agenda: The Board will individually consider and take action on any or all of the following items.

- A. Development and Asset Management Presentations.
 - (1) RAD Properties Update
 - (2) Cavile & Butler redevelopment
- B. Discussion of Directions Home Program Year 8 Recap
- C. Consideration of a resolution to authorize the President to execute an agreement with Green Maintenance Services for HQS Inspection Services beginning April 3, 2017 and ending April 2, 2019. **[2017.15]** **TAB 8**
- D. Consideration of a resolution to authorize the President to execute an Indefinite Quantity contract with seven selected vendors, to provide Environmental Engineering Services, on an as needed basis. **[2017.16]** **TAB 9**
- E. Consideration of resolution to approve Carleton Development to complete retail improvements at Hunter Plaza. **[2017.17]** **TAB 10**
- F. Consideration of resolution to approve an MOU with Ojala Holdings for Cumberland at Ridglea Place. **[2017.18]** **TAB 11**

G. Consideration of resolution to approve the new FWHS/QuadCo Employee Resources Manual (employee personnel policy). [2017.19] **TAB 12**

V. **Executive Session:** Closed as Authorized by Texas Government Code –

§551.072 Deliberate the possible purchase, exchange, lease, or value of real property.

1. RAD Conversions
2. Corporate Office Location Opportunity

§551.071 Consult with an attorney to seek his or her advice on legal matters exempt under Article X, Section 9 of the Texas State Bar Rules.

§551.074 Deliberate on personnel matters.

1. Evaluation of the FWHS President

VI. **Reconvene** for any final action, decision or vote with regard to any matter considered in the Executive Session.

VII. **Adjourn.**

The Board of Commissioners for the Housing Authority of the City of Fort Worth reserves the right to adjourn into Executive Session pursuant to chapter 551 of the Texas Government Code at any time during the course of this meeting to discuss any of the matters listed on this agenda, as authorized by Texas Government Code Sections 551.071(Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about (Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development). Before any closed meeting is convened, the Presiding Officer will publicly identify the section or sections of the Act authorizing the closed meeting. All final votes, actions or decisions will be taken in open meeting.



This facility is wheelchair accessible. For accommodations or sign interpretive services, please call Chris Key at (817) 333-3402 or through Relay Texas at 711 at least 48 hours in advance. If the notification is not received within 48 hours, the agency will make a reasonable attempt to provide the necessary accommodations.



Concealed Handgun Notice: Pursuant to § 30.06, Penal Code, (trespass by holder license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun.

Open-Carried Handgun Notice: Pursuant to § 30.07, Penal Code, (trespass by holder license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.



**BOARD OF DIRECTORS AGENDA FOR A SPECIAL MEETING
IMMEDIATELY FOLLOWING THE FWHS REGULAR MEETING
SCHEDULED FOR THURSDAY, MARCH 16, 2017 AT 5:00 P.M.
FWHS ADMINISTRATIVE OFFICE BOARD ROOM
1201 EAST 13TH STREET, FORT WORTH, TEXAS**

-
- I. Call to order.
 - II. Approval of the minutes of the Special Meeting held December 15, 2016.
 - III. General update on Personnel and Operational matters.
 - III. **Executive Session:** Closed as Authorized by Texas Government Code –
 - §551.071 Consult with an attorney to seek his or her advice on legal matters exempt under Article X, Section 9 of the Texas State Bar Rules.
 1. Discussion of Personnel & Operational matters
 - IV. Consideration of resolution to approve the new FWHS/QuadCo Employee Solutions Policy Manual (employee personnel policy). **[QC 2017.01]**
 - V. Adjourn.

The Board of Commissioners for the Housing Authority of the City of Fort Worth reserves the right to adjourn into Executive Session pursuant to chapter 551 of the Texas Government Code at any time during the course of this meeting to discuss any of the matters listed on this agenda, as authorized by Texas Government Code Sections 551.071(Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about (Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development). Before any closed meeting is convened, the Presiding Officer will publicly identify the section or sections of the Act authorizing the closed meeting. All final votes, actions or decisions will be taken in open meeting.



This facility is wheelchair accessible. For accommodations or sign interpretive services, please call Chris Key at (817) 333-3402 or through Relay Texas at 711 at least 48 hours in advance. If the notification is not received within 48 hours, the agency will make a reasonable attempt to provide the necessary accommodations.



Concealed Handgun Notice: Pursuant to § 30.06, Penal Code, (trespass by holder license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun.

Open-Carried Handgun Notice: Pursuant to § 30.07, Penal Code, (trespass by holder license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.