

**BOARD OF COMMISSIONERS
OF THE
ANNISTON HOUSING AUTHORITY
Special Called Meeting
January 9, 2020**

Members Present: Cynthia Calix, Vice Chairwomen
Trudy Munford, Commissioner
Kenneth Winsley, Commissioner

Staff Present: Willie B. McMahand, Jr., Executive Director
Alan Brown, Finance Manager
Terri Lloyd, Planning & Development Officer

Others Present: Boice Turner, AHA Attorney

Call to Order

The meeting was called to order by Vice Chairwoman Calix.

HOME Application Discussion

Mr. McMahand introduced the HOME fund application process and the need to seek a partnership with the City of Anniston to secure additional funding under a mixed-finance approach for Parkwin and Washington Homes renovation project. Mr. McMahand explained that the Housing Authority strategy is to stay consistent with the AHA plans to convert potential renovations under the Rental Assistance Demonstration (RAD) Program using the mixed finance approach which might include the HUD financing program 221(D)(4). Mr. McMahand also explained the HOME fund application would be for \$392,000.00 which would be allocated for roof replacement for Parkwin and Washington Homes. A requirement of the HOME fund application is a 25% match of non-federal funds which would be allocated from the AHA Central Operating Cost Center (COCC).

Commissioner Munford concurred that a mixed finance deal favors partnerships in order to receive a better loan offer.

Board Resolution AHA-20-001 Submission of 2020 HOME Application

This is for the 2020 HOME fund application submission for Parkwin and Washington Homes in the amount of \$394,000.00. Commissioner Munford motioned to approve the resolution. The motion was seconded by Commission Winsley to approve the resolution. All voted unanimously.

Board Resolution AHA-20-002 Allocation of Central Office Cost Center (COCC) Funds

This is for the 2020 HOME fund application requirement of a 25% match in non-federal funds of \$98,000.00, contingent on the HOME fund application approval. Commissioner Winsley motioned to approve the resolution. The motion was seconded by Commissioner Munford to approve the resolution. All voted unanimously.

Other Business

Mr. McMahan introduced the proposed Board Meeting schedule. The Board of Commissioners requested a Conference schedule and that an annual calendar be created to include AHA due dates (HUD requirements) for Board overview. The February Board meeting will be a work session to discuss the budgets. A future Board work session will be scheduled to inform the Board of the HUD 221(d)(4) financing program.

Mr. McMahan informed the Commissioners that the January Board Meeting will include the November financials and the February Board meeting will include the December and January financials.

Executive Session

There was no Executive Session.

Adjournment

A motion was made by Commissioner Munford and seconded by Commissioner Winsley to adjourn the meeting. All voted unanimously.