

Minutes of the Meeting of the Board of Directors of OST/Alameda Corridors Redevelopment Authority

The Board of Directors of OST/Alameda Corridors Redevelopment Authority (the "Authority") held a joint meeting open to the public with the Board of Directors of Reinvestment Zone Number Seven, City of Houston (the "Zone") on Tuesday, February 21, 2023, at 12:00 p.m. at the offices of OST/Alameda Corridors Redevelopment Authority, 5445 Alameda Rd., Suite 502, Houston, Texas 77004, to consider, discuss and adopt such orders, resolutions, or motions, and take other direct or indirect actions as may be necessary, convenient, or desirable. The roll was called of all the duly appointed members of the Board:

<u>Position #</u>	<u>Board Members</u>
1	Algenita Scott Davis
2	Hexser Holliday, II
3	Zinetta A. Burney
4	Brian G. Smith
5	Lauren Haller Fontaine
6	Cathy Evans-Jackson
7	Antoine Bryant

All of the above were present in person except Directors Antoine Bryant. Others in attendance were Clark Lord, Andrew Busker, Zackery Martin, Karun Sreerama, Michael Mauer, Naomi Carrier, Thomas Jones, Tene Thomas, Theola Petteway, Eric Tschanz, Floyd Smith, Tamiko Brock, Deborah Juneau. and Kia Rand.

A quorum was present. Chair Burney called the meeting to order at 12:03 p.m. and Vice-Chair Scott Davis chaired the meeting.

PUBLIC COMMENTS

No public comments

CONSENT AGENDA

Upon motion by Director Holliday II and seconded by Director Evans-Jackson, the Board of Directors approved the minutes of previous meetings of the Authority and the Zone, and Payment of Recurring and Non-Recurring Expenses.

ACCOUNTANT'S REPORT

The Board of Directors received the Accountant's Report on the Compilation Report for the Period Ending December 31, 2022, and the Quarterly Investment Report for the Period Ending December 31, 2022 as presented by Tene Thomas from McConnell Jones.

EXECUTIVE DIRECTOR'S REPORT

Upon motion by Director Holiday II and seconded by Director Smith the Board of Directors received the Executive Director's Report on Administrative Matters as presented by Theola Petteway.

HISTORICAL EMANCIPATION AVENUE DISCUSSIONS INCLUDING WESLEY CHAPEL AME CHURCH

The Board of Directors received the presentation by Naomi Carrier with TCAALH presenting the historic value of Africa American History associated with the on Wesley Chapel AME Church Project and Emancipation Heritage Trail, and noted that the City of Houston purchased the church and the site.

FINANCE/OPERATIONS COMMITTEE

Upon motion by Director Smith and seconded by Director Holliday II, the Board of Directors received the Finance & Operations Committee Report as presented by Lauren Haller Fontaine Chair. The Board of Directors requested an Organizational Chart, Job Descriptions for staff, and a Telework Policy to be included in the Employee Handbook for the next board meeting on March 21, 2023.

CAPITAL PROJECTS, PLANNING & DEVELOPMENT REPORT

Upon motion by Director Smith and seconded by Director Evans-Jackson, the Board of Directors received the Capital Projects, Planning, and Development Report as presented by Erik Tschanz, Capital Projects Manager, and the report by Michael Mauer from M2L Associates regarding the Pre-Public Meeting with Tx DOT on the Medium Enhancement Project.

Upon motion by Director Smith and seconded by Director Evans-Jackson, the Board of Directors approved a Scope of Work and Not-to-Exceed Amount of \$37,015.00 for Asakura Robinson, LLC. to provide Additional Professional Engineering and Architectural Services for Park at Palm Center – Phase II (CIP #T-0706).

Upon motion by Director Holliday II and seconded by Director Smith, the Board of Directors approved a Scope of Work and Not-to-Exceed Amount of \$12,000.00 for Greater Third Ward Neighborhood Projects: Emancipation Avenue Reconstruction Project (CIP #T-0711A), Historic Holman Street Reconstruction Project (CIP #T-07130, Live Oak Street Improvement Project (CIP #T-0724), and Greater Third Ward Neighborhood Project – Sections A & B (CIP# T-0722).

The Board of Directors received a presentation by Dr. Karun Sreerama regarding Concept Engineers, Inc.'s Scope of Work to expedite the completion of bond-funded projects specifically with design coordination, City of Houston coordination, and construction plans review. Director Smith reported to the board that he had a contract with Concept Engineers, Inc. and completed a Local Government Officer Conflicts Disclosure Statement Form CIS which is filed with the Authority.

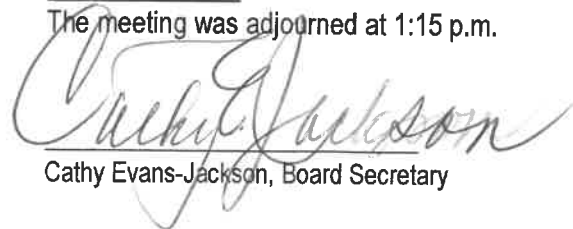
Upon motion by Director Holliday II and seconded by Director Evans-Jackson, the Board of Directors approved the completion of a final Scope of Work with Deliverables and authorized legal counsel to complete the Professional Services Agreement with Concept Engineers, Inc. for submission to the Board of Directors for approval.

NEXT REGULAR MEETING

The next meeting will be held on Tuesday, March 21, 2023, at 12:00 p.m.

ADJOURNMENT

The meeting was adjourned at 1:15 p.m.



Cathy Evans-Jackson, Board Secretary

Minutes of the Meeting of the Board of Directors of Reinvestment Zone Number Seven, City of Houston, Texas

The Board of Directors of Reinvestment Zone Number Seven, City of Houston (the "Zone") held a joint meeting with the Board of Directors of OST/Alameda Corridors Redevelopment Authority (the "Authority") on Tuesday, February 21, 2023, at 12:00 p.m. at the offices of OST/Alameda Corridors Redevelopment Authority, 5445 Alameda Rd., Suite 502, Houston, Texas 77004, to consider, discuss and adopt such orders, resolutions, or motions, and take other direct or indirect actions as may be necessary, convenient, or desirable. The roll was called of all the duly appointed members of the Board:

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