

**HOUSING AUTHORITY OF NEW ORLEANS  
MINUTES OF THE BOARD OF COMMISSIONERS  
REGULAR MEETING  
OCTOBER 25, 2016**

The Board of Commissioners of the Housing Authority of New Orleans met in Regular Session in the Helen W. Lang Board Room of the Authority located at 4100 Touro Street, Building B in the City of New Orleans, Louisiana 70122 at 4:00 p.m. on the 25th day of October, 2016.

**IN ATTENDANCE**

Gregg Fortner, HANO Executive Director  
Robert Barbor, HANO General Counsel

Zach Monroe, Sabiston Consultants  
Josh Collen, HRI  
Chris Clement, HRI  
Dottie Reese, HRI  
Margaret Montgomery Richard, HRI  
Terri North, Providence  
Tessa Hastley, GNOHA  
Mai Dang, Urban Strategies  
Nancy Montoya, Citizen  
Michelle Thomas, Thomas Consulting  
Christian Generes, Landis Construction Co.  
Sidney Barthelemy, HRI  
Judith Moran, MBS  
Michell Robinson, Neighborhood

**I. STATEMENT BY GENERAL COUNSEL**

**II. CALL TO ORDER**

The meeting was called to order by Vice President Riener at 4:43pm.

**III. ROLL CALL**

**PRESENT**

Vice President Riener  
Commissioner Hackett Antrum  
Commissioner Johnigan  
Commissioner Joseph  
Commissioner Morris

**ABSENT**

President Bernal  
Commissioner Rice  
Commissioner Wilson

**A quorum was present.**

**IV. APPROVAL OF THE AGENDA**

**Motion: To Approve the Agenda.**

Motion by: Commissioner Morris

Second by: Commissioner Johnigan

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

**Motion passed.**

**V. APPROVAL OF THE MINUTES OF THE REGULAR BOARD MEETING HELD ON SEPTEMBER 27, 2016**

**Motion: To Approve the Minutes of the Regular Board Meeting Held on September 27, 2016**

Motion by: Commissioner Johnigan

Second by: Commissioner Joseph

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

**Motion passed.**

**VI. EXECUTIVE DIRECTOR'S REPORT**

- **Executive Director's Report** - Presented by Gregg Fortner, Executive Director

**VII. COMMITTEE REPORT(S)**

- **Development, Asset Management & Operations Committee Report** – Presentation by Commissioner Morris

**VIII. ITEMS FOR APPROVAL**

**AUTHORIZATIONS**

**Resolution #2016-25 - Section 8 Management Assessment Program (SEMAP) Certification for Fiscal Year 2016**

**Motion: Section 8 Management Assessment Program (SEMAP) Certification for Fiscal Year 2016**– to authorize approves the SEMAP Certification submission, and authorizes the Executive Director to sign the SEMAP Certification for submission to HUD in accordance with 24 CFR 985.101.

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Morris

Discussion: Commissioner Hackett Antrum, Commissioner Joseph, Vice President Riener

Public Comment: None

Call for Vote: All in favor; none opposed

**Resolution #2016-25 Passed.**

**The Board addressed Resolutions #2016-26, #2016-27 and #2016-28 at the same time.**

**Resolution #2016-26 - CNI - Iberville Phase V Financial Closing** – to authorize the Executive Director as follows:

1. Execute any and all documents on behalf of HANO necessary to complete the financial closing for the Iberville Phase V mixed-finance redevelopment project.
2. Execute any documents necessary to provide operating subsidy for up to twenty-four (24) public housing units and to obtain any and all necessary United States Department of Housing and Urban Development (HUD) approvals related thereto.
3. Execute any and all documents to provide On Iberville Phase V, LLC loan funds in the amount not to exceed \$8,216,730 towards the cost of construction, rehabilitation, and development of the Iberville Phase V redevelopment project.

**Resolution #2016-27 - CNI – Iberville Phase V Early Mobilization** – to authorize the Executive Director to execute any and all documents on behalf of HANO required to effectuate the Mobilization Agreement for the Iberville Phase V mixed-finance redevelopment project.

**Resolution #2016-28 - CNI - Iberville Phase VI Financial Closing** – to authorize the Executive Director as follows:

1. Execute any and all documents on behalf of HANO necessary to complete the financial closing for the Iberville Phase VI mixed-finance redevelopment project.
2. Execute any documents necessary to provide operating subsidy for up to seventeen (17) public housing units and to obtain any and all necessary United States Department of Housing and Urban Development (HUD) approvals related thereto.
3. Execute any and all documents to provide On Iberville Phase VI, LLC loan funds in an amount not to exceed \$4,802,158 towards the cost of construction, rehabilitation, and development of the Iberville Phase V redevelopment project.

**Motion: to Approve Resolutions #2016-26, #2016-27 and #2016-28.**

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Joseph

Discussion: Commissioner Hackett Antrum, Commissioner Johnigan, Commissioner Morris

Public Comment: None

Call for Vote: All in favor; none opposed

**Resolutions #2016-26, #2016-27 and #2016-28 Passed.**

**Resolution #2016-29 - Transfer of LLT Properties to NORA**

**Motion: Transfer of LLT Properties to NORA** – to approve the disposition of the Properties to NORA in consideration of the prevention and elimination of blighted property, in order to permit the management and disposition of the Property in accordance with NORA’s Residential Disposition Policies and Procedures thereby placing the Property back into commerce, and the public benefits to be derived therefrom, and the Executive Director, or his designee is hereby authorized and directed to negotiate and execute on behalf of HANO all documents necessary or convenient to effectuate the disposition herein contemplated, which documents shall specifically include a Cooperative Endeavor Agreement and Act of Transfer between HANO and NORA, and any and all other documents necessary to effect said transfer, and to pay all necessary and reasonable expenses or fees associated with this transfer.

| <b>Municipal Address</b> |
|--------------------------|
| 1667 N. Rocheblave St.   |
| 2620 Palmyra St.         |
| 2410 Dumaine St.         |
| 2221 Bienville St.       |
| 2612-14 St. Philip St.   |
| 1012-14 N. Broad         |
| 1543 N. Robertson St.    |
| 2643-45 Dumaine St.      |
| 2631 St. Ann St.         |
| 2505-07 Palmyra St.      |
| 2521-23 Banks St.        |
| 1917 Gov. Nicholls St.   |
| 2529 Lapeyrouse St.      |
| 1819 St. Philip St.      |

Motion by: Commissioner Morris

Second by: Commissioner Joseph

Discussion: Vice President Riener, Commissioner Morris, Commissioner Hackett Antrum

Public Comment: None

Call for Vote: Commissioner Hackett Antrum recused herself from voting.

Yeas: Vice President Riener, Commissioner Johnigan, Commissioner Joseph, Commissioner Morris

Nays: None

**Resolutions #2016-29 Passed.**

**Resolution #2016-30 - Designation of Financial Transaction Authority**

**Motion: Designation of Financial Transaction Authority** – to authorize the individuals named above to act as signatories on HANO bank accounts and that the Executive Director, the Chief Financial Officer, and administrative staff take any and all action necessary to effectuate the changes delineated herein.

**Group One** (Executive Group) will be comprised of two individuals  
Gregg Fortner, Executive Director/Robert B. Barbor, General Counsel

**Group Two** will be comprised of two individuals  
Olukayode Adetayo, Chief Financial Officer/Shelley Smith, Director of Strategic Planning

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Johnigan

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

**Resolution #2016-30 Passed.**

**IX. COMMENT(S)**

- **Public Comments**
  - Nancy Montoya
  - Lorraine Washington
  - Michelle Robinson
  
- **Board of Commissioners Comments**

**X. ADJOURNMENT**

Motion by: Commissioner Morris

Second by: Commissioner Joseph

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

**Meeting adjourned at 5:50 p.m..**

**APPROVED:**



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DWAYNE G. BERNAL     *Alice Rienes*  
PRESIDENT, BOARD OF COMMISSIONERS