MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS
of the
HOUSING AUTHORITY OF THE CITY OF FORT LAUDERDALE
Held at 5:15 PM Thursday, September 15, 2011
437 SW 4th Avenue • Fort Lauderdale, Florida • 33315 • (954) 525-6444

Item 1. Roll Call
The meeting was called to order and the following Board members were present:

James Camp III, Chair
Robert W. Kelley, Vice Chair
Board Member, Nicholas Tranakas, M.D.
Board Member, Shirley Carson

Absent: Board Member, Maria Freeman

Staff:
None

Guest:
Louis Orosz

Item 2. Review and Approval of the September 15, 2011 Regular Meeting Agenda
The Agenda was reviewed and no corrections or changes noted. Commissioner Carson moved approval; Commissioner Tranakas seconded. All voted in the affirmative.

Item 3. Review and Approval of the August 18, 2011 Regular Meeting Minutes
The Minutes were reviewed and no corrections or changes noted Commissioner Carson moved approval; Commissioner Tranakas seconded. All voted in the affirmative.

Item 4. SECRETARY'S REPORT

1. **Request for Applications or Qualifications for Assistance Under the Section 8 Project Based Voucher (PBV) Program for Existing or New Construction Units (RFQ 2011-06)**
   The use of the Section 8 Project Based Voucher Program has been discussed on several Board Agendas.

   The above referenced Request for Applications/Qualifications was advertised in the local newspaper and Carlisle Development was the only vendor that responded to provide PBV assistance for the following projects:

   - Northwest Gardens II, an elderly designated 130 unit complex – the proposal is to Project Base 130 Section 8 Vouchers. Elderly designated projects are allowed 100% PBV assistance.

   - Northwest Gardens IV, a 140 unit family site – the proposal is to Project Base 35 Section 8 Vouchers. Family sites are allowed 25% PBV assistance.

   This item was continued from the August 18, 2011 Board meeting and the package was previously reviewed and evaluated by the H/A's committee to determine whether it met all the threshold requirements.

   The E.D. reviewed the response with the Board and requested a motion to approve the Committee's recommendation to choose the only response from Carlisle Development. Commissioner Tranakas moved the motion to approve; Commissioner Carson seconded. All voted in the affirmative.

2. **PHA Annual Plan for Fiscal Year 2011**
   The Agency Plan for fiscal year 2012 is completed and copies placed in site offices for review. A public meeting, as required, has been scheduled for 6:00 PM, Thursday, October 13, 2011, at the Sailboat Bend Community room at 425 SW 4th Avenue.

   Copies of the Agency Plan were presented to the Commissioners at the September Board meeting. The plan will be discussed and approved at the October 13, 2011 Board meeting and the Commissioners will be required to attend the public meeting immediately following the Board meeting.

Item 5. New Business

Updates

1. **Northwest Gardens I**
   The Northwest Gardens I site is almost completed and will be by the end of September. The Ribbon Cutting Ceremony is scheduled for Friday October 7th. The Commissioners will receive invitations to attend.

2. **Northwest Gardens III**
   The Northwest Gardens III site is currently under construction and progressing very well. The rezoning issue relating to the four duplexes that remain was deferred once more by the City Commission. The H/A is waiting for the City to resolve this issue.

3. **Dr. Kennedy Homes**
   The Dr. Kennedy Homes site is progressing – foundation was poured for first building.

4. **Tax Credit Application for Northwest Gardens II, IV & Sailboat Bend Renovation**
   The Tax credit schedule for next cycle is closing sometime in October and applications are been prepared for Northwest II (Graff, Oakpark Apts.) & IV (WHL Apartments, adjacent scattered parcels & Sistrunk Gardens). Also for Sailboat Bend Apartments Renovation.

   For Information
   The E.D. also informed the Board that the issue with the Contractors on the Northwest Gardens III site was resolved.

Item 6. Adjournment
There being no further discussion, the meeting was adjourned.

James D. Camp III, Chair

ATTEST:

Tam A. English
Executive Director/CEO/Secretary