I. STATEMENT BY GENERAL COUNSEL

II. CALL TO ORDER

III. ROLL CALL

IV. APPROVAL OF THE MINUTES OF THE REGULAR MEETING HELD ON OCTOBER 28, 2014

V. EXECUTIVE DIRECTOR’S REPORT

VI. COMMITTEE REPORT(S)
   1. Finance & Audit Committee Report
   2. Development Committee Report
   3. Adoption of Amendments to Board of Commissioners By-Laws

VII. ITEMS FOR APPROVAL

AUTHORIZATION(S)

Resolution #2014-36 - Award of Contract – BW Cooper Phase 2 Demolition

Resolution #2014-37 - Iberville Phase III Closing Authorization

Resolution #2014-38 - Agreement with the City of New Orleans for the transfer of Public Safety and Enhancement Funds (PSE)

VIII. DISCUSSION

IX. PUBLIC COMMENT

X. ADJOURNMENT
SECTION 3 MWBE CERTIFICATION

Date: December 12, 2014
From: Larry Barabino, Jr. Section 3 MWBE Program Coordinator
Re: Invitation for Bids #14-912-38 - B.W. Cooper Phase II Demolition

After reviewing the submitted Section 3 Employment, Training and Contracting Plans, Contracting Schedule and Letters of Intent – Subcontractor Commitment Forms, I find Southern Site Development, LLC plans in line with HANO's Employment Training and Contracting Policy.
HOUSING AUTHORITY OF NEW ORLEANS

SECTION 3 EMPLOYMENT ACTION PLAN

(Note: FINAL PLAN WILL BE INCORPORATED INTO CONTRACT, IF AWARDED.)

Provide a written Plan describing the process and steps that will be taken to ensure that the requirements relative to the hiring of Section 3 residents will be met. Include in the description what specific actions will be taken to ensure that subcontractors comply with the requirements. The description must outline specific steps to be taken and detail the program or strategy to be employed to achieve the requirements. For construction and related contracts where the General Contractor is unknown at the bid/proposal stage, Respondent must outline a process for meeting the stated requirements and commit to providing a detailed job projection within 30 days of contract execution. Complete attached Employment and Training Schedule outlining job projections by category and anticipated timeline.

SSD intends to comply with HANO's Section 3 employment requirements by seeking and following HANO's directions and recommendations, and we are certain that we will meet or exceed HANO's requirement that 30% of all workers hired for this project will be certified Section 3 residents.

Some or all of the following methods will be utilized to locate appropriate Section 3 candidates:

- Notices will be prominently placed and applications made available at the job site;
- We will contact HANO, HANO Resident Councils, Resident Management Corporations and residents;
- We will contact HANO for their list of agencies that may be able to provide assistance regarding opportunities for training that can be utilized;
- We will contact local job training centers, employment service agencies, and community organizations;
- We will develop on-the-job training opportunities to participate in job training programs;
- We will develop or participate in certified Pre-Apprenticeship/Apprenticeship Training Programs for construction and demolition-related trades; and in the event we still need to locate applicants;
- We will advertise in the local media and keep an ongoing list of residents who apply on their own or by referral;
- We will report all job openings in connection with this project at crescentcityjobmatch.com and require that all of our subcontractors do the same;
- All new hires will go through the on-site hiring process with the Section 3 Coordinator;
- We will closely monitor our own compliance to HANO's policies as well as our subcontractors' compliance and make adjustments when and where they are needed, and we will seek out and meet with HANO whenever necessary to maintain compliance.

NOTE: This plan shall incorporate actions to be taken by the bidder's bidder's proposed subcontractors/suppliers.

Name: Barry Roberts  Title: Senior Vice President  Date: 10/30/2014

Southern Site Development, LLC

Board Approved March 13, 2012
HOUSING AUTHORITY OF NEW ORLEANS

SECTION 3 TRAINING ACTION PLAN

(Note: FINAL PLAN WILL BE INCORPORATED INTO CONTRACT, IF AWARDED.)

Provide a written Plan describing the process and steps that will be taken to ensure that the requirements relative to pre-apprenticeship training, apprenticeship training, paid and unpaid internships of Section 3 residents will be met. Include in the description what types of internships, trainings, trades and the specific actions that will be taken to ensure that subcontractors comply with the requirements. The description must outline specific steps to be taken and detail the program or strategy to be employed to achieve the requirements. For construction and related contracts where the General Contractor or subcontractors are unknown at the bid/proposal stage, Respondent must outline a process for meeting the stated requirements and commit to providing a detailed job projection within 30 days of contract execution. Complete attached Employment and Training Schedule outlining job projections by category, internships, pre-apprenticeship trainings, apprenticeship trainings and anticipated timelines.

Based on the size of the award and the scope of work, we anticipate being able to offer training in the form of a certified apprenticeship and/or pre-apprenticeship to five (5) Section 3 Residents, as defined by HANO.

These designated trainees will be offered OSHA 8 Hour Safety Certification as well as Certified First Aid and CPR. In addition, they will receive apprenticeship experience in traditional demolition means and methods. One of these trainees will receive training in equipment operation, including but not limited to "bobcats" and skid steer loaders.

Our Section 3 Employment and Training Schedule is attached, and we welcome HANO’s advice, guidance, and participation in the planning and execution of these contracting, hiring and training goals.

NOTE: This plan shall incorporate actions to be taken by the bidder's/offerer's proposed subcontractors/suppliers.

Name: Barry Roberts
Title: Senior Vice President
Date: October 30, 2014

Southern Site Development, LLC
Board Approved March 13, 2012
HANO
HOUSING AUTHORITY OF NEW ORLEANS

CONTRACTING ACTION PLAN FOR SECTION 3/DBE/WBE

(FINAL PLAN WILL BE INCORPORATED INTO CONTRACT, IF AWARDED.)

Provide a written Plan describing the process and steps that will be taken to ensure that the requirements relative to contracting with Section 3 businesses, Minority and Women Business Enterprises will be met. Include in the description what specific actions will be taken to ensure that subcontractors comply with the requirements. The description must outline specific steps to be taken and detail the program or strategy to be employed to achieve the requirements.

Provide an outline of the specific contracts that will be awarded to Section 3/DBE/WBE businesses, if known. Use additional sheets of paper, if necessary.

Southern Site Development, LLC ("SSD") intends to comply with HANO's Section 3/DBE/WBE contract requirements by following HANO's direction and recommendations. Utilizing HANO's "Certified Subcontractors" spreadsheet in addition to our previously existing relationships with Demo Diva and Baker Ready Mix, it is SSD's intention to exceed the Section 3/DBE/WBE requirements for the D.W. Cooper Phase II Demolition. Some of the specific contracts that can be available to Section 3/DBE/WBE subcontractors include, but are not limited to erosion control, asbestos abatement, debris hauling, and utility shut-off and removal.

Some of the specific means and methods by which SSD intends to satisfy or exceed the Section 3/DBE/WBE Contracting requirements of the Cooper Demolition Contract include:
- We will contact DBE/WBE/Section 3 companies in HANO's directory;
- We will prominently place a notice of commitment relative to DBE/WBE contracting at the project site and other appropriate places, including posting the notice on our website;
- We will contact HANO for additional certified firms;
- We will contact other organizations that might be helpful in identifying DBE/WBE/Section 3 subcontractors; and
- We will advertise in the local media if we're unable to satisfy the requirements by the above-listed actions.

It is very likely that we will utilize multiple debris hauling companies on this project. As debris hauling is always a large portion of any demolition project, we are hopeful that using this type of work will make it possible to meet or exceed our DBE/WBE/Section 3 subcontracting goals and providing work for multiple Section 3/DBE/WBE companies.

Any subcontractor of ours that fails to meet these requirements will contribute 2% of their total contract amount to HANO's Section 3 Training Fund.

NOTE: This plan shall incorporate actions to be taken by the bidder's/offeror's proposed subcontractors/suppliers.

Signed: Barry Roberts, Senior Vice President Name: October 30, 2014

Southern Site Development, LLC

Board Approved March 13, 2012
<table>
<thead>
<tr>
<th>EMPLOYEE NAME/ADDRESS</th>
<th>DATE OF HIRE</th>
<th>JOB CLASSIFICATION</th>
</tr>
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<tbody>
<tr>
<td>Sample</td>
<td>7/10/06</td>
<td>Supervisor, Equipment Operator</td>
</tr>
<tr>
<td>Michael Gorman</td>
<td>04/18/07</td>
<td>Management, Owner</td>
</tr>
<tr>
<td>117 Estates at the Lake Dr., Canton GA</td>
<td></td>
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<tr>
<td>Gregory Gorman</td>
<td>04/18/07</td>
<td>Management</td>
</tr>
<tr>
<td>Barry Roberts</td>
<td>06/01/12</td>
<td>Management</td>
</tr>
<tr>
<td>1331 Spalding Dr., Atlanta, GA</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Sharon Barnhart</td>
<td>08/01/12</td>
<td>Administrative</td>
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<tr>
<td>2953 Redding Rd., Atlanta, GA</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Fred Maddox</td>
<td>06/02/12</td>
<td>Supervisor, Equipment Operator</td>
</tr>
<tr>
<td>3672 Tervis Cl., Rex, GA</td>
<td></td>
<td></td>
</tr>
<tr>
<td>LES Powell</td>
<td>10/11/12</td>
<td>Supervisor, Equipment Operator</td>
</tr>
<tr>
<td>Johnny Webb</td>
<td>08/28/12</td>
<td>Equipment Operator, Labor</td>
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<tr>
<td>5585 Morning Creek Circle, College Pk, GA</td>
<td></td>
<td></td>
</tr>
<tr>
<td>George Nichol</td>
<td>06/04/13</td>
<td>Supervisor / Equipment Operator</td>
</tr>
<tr>
<td>1445 Hwy 138, Monroe, GA</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Mario Spencer</td>
<td>05/09/11</td>
<td>Equipment Operator</td>
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<tr>
<td>4418 Favored Way, Union City, GA</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Chris Carreno</td>
<td>05/09/11</td>
<td>Carpenter, Labor</td>
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<tr>
<td>1871 Redding Way</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Phil Zok</td>
<td>06/04/12</td>
<td>Supervisor, Equipment Operator</td>
</tr>
<tr>
<td>317 Lancelet Loop, Clayton, GA</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Core Employee: John Doe

Contractor's regular, permanent employee who normally performs work for the contractor when work is available.

Name: Barry Roberts  Title: Senior Vice President  Date: October 30, 2014

*Employees from shared employee pool with sister company, ADS Trinity, LLC - only some of these employees will be on this project.

Southern Site Development, LLC
Board Approved March 13, 2012
HOUSING AUTHORITY OF NEW ORLEANS

STATEMENT OF UNDERSTANDING

IFB No.: 14-912-38

Under penalty of perjury, as prescribed in 18 U.S.C. 1014, the undersigned certifies that:

- Has prepared and submitted its bid proposal to HANO with a full understanding of HANO's requirements with respect to employment, training, and contracting with Section 3 residents, Section 3 business concerns, Disadvantaged Business Enterprises (DBEs), and Women Business Enterprises (WBEs); and
- Agrees to act in good faith to ensure that the specified requirements relative to employment, training, and contracting are met; and
- The representations contained in the Section 3 Employment and Training Action Plan submitted with the bid proposal are true and correct as of this date; and
- Proposes to use the services of the Section 3 business concerns, DBEs, and WBEs listed in the Contracting Action Plan; and
- Will not alter the level of employment, training, and contracting with Section 3 residents, Section 3 business concerns, DBEs, and WBEs identified in the Section 3 Employment and Training Schedule and in the Contracting Schedule without prior written notice to HANO; and
- Agrees to provide regular compliance reports to HANO, at the intervals specified by HANO and in the format specified by HANO; and
- Will monitor, ensure, and report subcontractor compliance with respect to HANO's employment and contracting requirements; and
- Will provide HANO with documentation in the format and timeframe requested by HANO, such as subcontractor certifications, employee/college verifications, etc., to confirm eligibility of those employees, trainees, subcontractors claiming Section 3, DBE, and/or WBE status.

Southern Site Development, LLC

By: [Signature]

Barry Roberts
Printed or Typed Name

Title: Senior Vice-President

Date: October 30, 2014

If a corporate seal is not affixed, this document must be notarized.

Subscribed and sworn to before me this 30th day of October, 2014

My Commission expires: 05/05/2018

Date Executed: October 30, 2014

Board Approved March 13, 2012
## Contracting Schedule

**Housing Authority of New Orleans**

<table>
<thead>
<tr>
<th>Description of Work To be Performed</th>
<th>Description of Work To be Performed</th>
<th>Description of Work To be Performed</th>
</tr>
</thead>
<tbody>
<tr>
<td>Roofing</td>
<td>Roofing</td>
<td>Roofing</td>
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<tr>
<td>Housing Solutions</td>
<td>Housing Solutions</td>
<td>Housing Solutions</td>
</tr>
<tr>
<td>Roofing</td>
<td>Roofing</td>
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<td>Contract Administration</td>
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<td>Demolition</td>
<td>Demolition</td>
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<td>Site Visit Notes</td>
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<td>Site Visit Notes</td>
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<tr>
<td>x</td>
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<td>x</td>
</tr>
<tr>
<td>$1,000,000</td>
<td>$1,000,000</td>
<td>$1,000,000</td>
</tr>
</tbody>
</table>

### Notes:
- Additional space is needed.
- Section 4’s bid, and any terms not contained in this schedule and shall not be construed as an extension of the Specifications.
- Contracting Schedule that do not meet a level of participation that are not acceptable may cause the bid to be deemed non-responsive.

---

**Addendum 2, Page 5, November 5, 2014**

<table>
<thead>
<tr>
<th>Item</th>
<th>Amount</th>
<th>Percentage of Total Contract Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.</td>
<td>$5,000</td>
<td>5%</td>
</tr>
<tr>
<td>2.</td>
<td>$20,000</td>
<td>20%</td>
</tr>
<tr>
<td>3.</td>
<td>$1,000</td>
<td>10%</td>
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---

**Board of Directors Meeting of 12, 2013**

*Signature*
SSD
SOUTHERN SITE DEVELOPMENT

HOUSING AUTHORITY OF NEW ORLEANS

LETTER OF INTENT – Subcontractor Commitment Form

To: Southern Site Development, LLC
Name of Prime Contractor

IFB# 14-912-38

The undersigned will enter into a signed agreement with the Prime Contractor listed above. Copies of agreements including, but not limited to, joint ventures, subcontracts, supplier agreements or purchase orders referencing the IFB, RFP, RFQ, or Purchase Order Numbers shall be forwarded to HANO at

Housing Authority of New Orleans
4100 Touro Street
New Orleans, Louisiana 70122
ATTN: Section 3/DBE/WBE Coordinator

Name of Subcontractor: Fulcrum Enterprises
Description of Work to Be Performed by Subcontractor: Hauling
Contract Value (Inclusive of change orders): To be determined via signed contract upon prime contract award
Term of Contract (Include start and end dates): To be determined via signed contract upon prime contract award
Subcontractor Status (Section 3/DBE, WBE): DBE, WBE

By
Prime Contractor Signature

Barry Roberts
Printed or Typed Name
Title: Senior Vice President
Date: December 9, 2014

If a corporate seal is not affixed, this document must be notarized. Provide Letter of Intent on Company Letterhead.

Subscribed and sworn to before me ________________________________ (Notary Public Seal)
This ______ Day of December, 2014
My Commission Expires: 08/05/2018
Date Executed: 12/9/2014
HOUSING AUTHORITY OF NEW ORLEANS

LETTER OF INTENT – Subcontractor Commitment Form

To: Southern Site Development, LLC                      IFB# 14-912-38
     Name of Prime Contractor

The undersigned will enter into a signed agreement with the Prime Contractor listed above. Copies of agreements including, but not limited to, joint ventures, subcontracts, supplier agreements or purchase orders referencing the IFB, RFP, RFQ, or Purchase Order Numbers shall be forwarded to HANO at

Housing Authority of New Orleans
4100 Touro Street
New Orleans, Louisiana 70122
ATTN: Section 3/DBE/WBE Coordinator

<table>
<thead>
<tr>
<th>Name of Subcontractor</th>
<th>Emerge Solutions</th>
</tr>
</thead>
<tbody>
<tr>
<td>Description of Work to Be Performed by Subcontractor</td>
<td>Hauling</td>
</tr>
<tr>
<td>Contract Value (Inclusive of change orders)</td>
<td>To be determined via signed contract upon prime contract award</td>
</tr>
<tr>
<td>Term of Contract (Include start and end dates)</td>
<td>To be determined via signed contract upon prime contract award</td>
</tr>
<tr>
<td>Subcontractor Status (Section 3, DBE, WBE)</td>
<td>DBE, WBE</td>
</tr>
</tbody>
</table>

By: Barry Roberts
Prime Contractor Signature

Barry Roberts
Printed or Typed Name
Title: Senior Vice President
Date: December 9, 2014

If a corporate seal is not affixed, this document must be notarized. Provide Letter of Intent on Company Letterhead.

Subscribed and sworn to before me, (Notary Public Seal)
This Day of December, 2014
My Commission Expires: 08/05/2018
Date Executed: 12/9/2014
SSD
SOUTHERN SITE DEVELOPMENT

HOUSING AUTHORITY OF NEW ORLEANS

LETTER OF INTENT – Subcontractor Commitment Form

To: Southern Site Development, LLC
   Name of Prime Contractor

IFB# 14-912-38

The undersigned will enter into a signed agreement with the Prime Contractor listed above. Copies of agreements including, but not limited to, joint ventures, subcontracts, supplier agreements or purchase orders referencing the IFB, RFP, RFQ, or Purchase Order Numbers shall be forwarded to HANO at

Housing Authority of New Orleans
4100 Touro Street
New Orleans, Louisiana 70122
ATTN: Section 3/DBE/WBE Coordinator

Name of Subcontractor
Demo Diva Demolition

Description of Work to Be Performed by Subcontractor
Demolition, dumpsters, hauling

Contract Value (Inclusive of change orders)
To be determined via signed contract upon prime contract award

Term of Contract (Include start and end dates)
To be determined via signed contract upon prime contract award

Subcontractor Status (Section 3, DBE, WBE)
DBE, WBE

By
Prime Contractor Signature

Barry Roberts
Printed or Typed Name
Title: Senior Vice President
Date: December 9, 2014

If a corporate seal is not affixed, this document must be notarized. Provide Letter of Intent on Company Letterhead.

Subscribed and sworn to before me (Notary Public Seal)

This 94th Day of December, 2014
My Commission Expires: 08/05/2018
Date Executed: 12/9/2014

[Notary Public Seal]

DEREKA COUNTY, GEORGIA
HOUSING AUTHORITY OF NEW ORLEANS

LETTER OF INTENT — Subcontractor Commitment Form

To: Southern Site Development, LLC
Name of Prime Contractor

IFB# 14-912-38

The undersigned will enter into a signed agreement with the Prime Contractor listed above. Copies of agreements including, but not limited to, joint ventures, subcontracts, supplier agreements or purchase orders referencing the IFB, RFP, RFQ, or Purchase Order Numbers shall be forwarded to HANO at

Housing Authority of New Orleans
4100 Touro Street
New Orleans, Louisiana 70112
ATTN: Section 3/DBE/WBE Coordinator

Name of Subcontractor: Baker Ready Mix
Description of Work to Be Performed by Subcontractor: Construction Management, Consulting
Contract Value (Inclusive of change orders): To be determined via signed contract upon prime contract award
Term of Contract (Include start and end dates): To be determined via signed contract upon prime contract award
Subcontractor Status (Section 3, DBE, WBE): DBE, Section 3

By: [Signature]
Prime Contractor Signature

Barry Roberts
Printed or Typed Name
Title: Senior Vice President
Date: Revised December 9, 2014

If a corporate seal is not affixed, this document must be notarized. Provide Letter of Intent on Company Letterhead.

Subscribed and sworn to before me (Notary Public Seal)
This 4th Day of December, 2014
My Commission Expires: 08/05/2018
Date Executed: 12/9/2014
HOUSING AUTHORITY OF NEW ORLEANS

LETTER OF INTENT – Subcontractor Commitment Form

To: **Southern Site Development, LLC**
Name of Prime Contractor

IFB# 14-912-38

The undersigned will enter into a signed agreement with the Prime Contractor listed above. Copies of agreements including, but not limited to, joint ventures, subcontracts, supplier agreements or purchase orders referencing the IFB, RFP, RFQ, or Purchase Order Numbers shall be forwarded to HANO at

Housing Authority of New Orleans
4100 Touro Street
New Orleans, Louisiana 70122
ATTN: Section 3/DBE/WBE Coordinator

Name of Subcontractor: **Abatement Construction & Service Contracting, Inc.**
Description of Work to Be Performed by Subcontractor: **Asbestos Abatement**
Contract Value (Inclusive of change orders): To be determined via signed contract upon prime contract award
Term of Contract (Include start and end dates): To be determined via signed contract upon prime contract award
Subcontractor Status (Section 3, DBE, WBE): **DBE, WBE**

By

Prime Contractor Signature

Barry Roberts
Printed or Typed Name
Title: **Senior Vice President**
Date: December 9, 2014

If a corporate seal is not affixed, this document must be notarized. Provide Letter of Intent on Company Letterhead.

Subscribed and sworn to before me, (Notary Public Seal)

This Day of December 2014
My Commission Expires: 08/05/2015
Date Executed: 12/9/2014
December 12, 2014

MEMORANDUM

To: Dwayne G. Bernal
Chairman, Board of Commissioners

Through: Gregg Fortner
Executive Director

From: Jennifer Adams
Acting Director, Development and Modernization

Re: Iberville Phase III Closing Authorization

The Housing Authority of New Orleans (HANO) procured the Iberville Revitalization Company LLC (IRC) to be the Master Developer for the Choice Neighborhoods Initiative (CNI) to redevelop the Iberville site. The redevelopment will include 821 public housing or project-based voucher replacement housing units on site and in the surrounding neighborhood. Iberville Onsite Phase III, which consists of a portion of two blocks, will provide 105 units, including 42 replacement units. Of the replacement units, 36 will be public housing and 6 will be Permanent Supportive Housing project-based voucher units administered by the Louisiana Housing Corporation.

The Iberville Onsite Phase III project was awarded an allocation of Low Income Housing Tax Credits (LIHTCs) with a placed-in-service deadline of December 31, 2016. The financial closing is scheduled to occur in December 2014 to maintain the schedule for providing replacement housing units and to meet the placed-in-service deadline.

The total permanent budget is $31,691,576. The Developer, On Iberville Phase III, LLC, has requested permanent financing from HANO in the amount of $13,671,241. The loan is payable from cash flow with a 1% interest rate. The loan includes the following HANO sources and uses:

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<thead>
<tr>
<th>AMOUNT</th>
<th>SOURCE</th>
<th>USE</th>
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<tbody>
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<td>construction</td>
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<td>$6,691,778</td>
<td>RHF</td>
<td>construction</td>
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<td>$674,295</td>
<td>RHF</td>
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<td>$1,500,000</td>
<td>program income</td>
<td>construction</td>
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<td>$605,168</td>
<td>sellers note</td>
<td>acquisition</td>
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The remaining sources of permanent financing are:

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<th>Source</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
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<tr>
<td>Federal Historic Tax Credit Equity</td>
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<td>State Historic Tax Credit Proceeds</td>
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<td>Louisiana Housing Corp CDBG Loan</td>
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</tr>
<tr>
<td>First Mortgage</td>
<td>$5,100,000</td>
</tr>
</tbody>
</table>

CERTIFICATIONS

Finance
The Chief Financial Officer has certified that the funds are available to complete the project from Choice Neighborhood Initiative funds, Replacement Housing Factor Funds, and Program Income.

It is requested that the Board of Commissioners authorize the Executive Director to perform the following actions necessary to complete the financial closing for the Iberville Phase III mixed-finance redevelopment project:

1. Execute any and all documents on behalf of HANO necessary to complete the financial closing for Iberville Phase III mixed-finance redevelopment project.

2. Execute any other documents necessary to provide operating subsidy for up to thirty-six (36) public housing units and to obtain any and all necessary U.S. Department of Housing and Urban Development (HUD) approvals related thereto.

Execute any and all documents necessary to provide On Iberville Phase III, LLC loan funds in an amount not to exceed $13,700,000.00 towards the cost of construction, rehabilitation, and development of the Iberville Phase III redevelopment project.
RESOLUTION NO. 2014-37

WHEREAS, the Housing Authority of New Orleans (HANO), is a public housing agency as defined in the United States Housing Act of 1937, and is responsible for planning, financing, constructing, maintaining and managing public housing developments in New Orleans, Louisiana; and

WHEREAS, HANO and the Iberville Revitalization Company, LLC (IRC), the Master Developer for the Choice Neighborhoods Initiative (CNI), have executed the Iberville/Treme Choice Neighborhoods Initiative Implementation Agreement ("Implementation Agreement"), which serves as the Master Development Agreement for all components of the CNI Transformation Plan, and which establishes the guiding principles, overarching business terms, and roles and responsibilities of IRC and HANO for the implementation of CNI; and

WHEREAS, the IRC seeks to redevelop Iberville Onsite Phase III, which consists of a portion of two blocks, with its Developer Affiliate, On Iberville Phase III, LLC, to provide one hundred five (105) units including forty-two (42) replacement units, including 36 public housing units and 6 Permanent Supportive Housing project-based voucher units administered by the Louisiana Housing Corporation; and

WHEREAS, the Iberville Onsite Phase III project received an award of Low Income Housing Tax Credits with a placed in service deadline of December 31, 2016; and

WHEREAS, the Master Developer has requested that HANO provide permanent financing in an amount not to exceed $13,700,000.00; and

WHEREAS, HANO and the U.S. Department of Housing and Urban Development (HUD) entered into Annual Contributions Contract No. FW-1190, dated December 2, 1996 (the "ACC Contract"), pursuant to which HANO agreed to develop and operate certain low-rent housing, and HUD agreed to maintain the low rent character of such housing; and

WHEREAS, HANO, with the approval of HUD, desires to provide operating subsidy for up to thirty-six (36) public housing units.

THEREFORE, BE IT RESOLVED, that the Board of Commissioners of the Housing Authority of New Orleans hereby authorizes the Executive Director:

1. To execute any and all documents necessary to complete the financial closing for the Iberville Phase III mixed-finance redevelopment project.

2. To execute any other documents necessary to provide operating subsidy for up to thirty-six (36) public housing units and to obtain any and all necessary HUD approvals related thereto.
3. To execute any and all documents necessary to provide On Iberville Phase III, LLC loan funds in an amount not to exceed $13,700,000.00 towards the cost of construction, rehabilitation, and development of the Iberville Phase III redevelopment project.

Executed this 12th day of December, 2014

APPROVAL:

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DWAYNE G. BERNAL
CHAIRMAN, BOARD OF COMMISSIONERS
December 11, 2014

MEMORANDUM

To: Dwayne G. Bernal
   Chairman, Board of Commissioners

Through: Gregg Fortner
         Executive Director

From: April Kennedy
      Choice Neighborhood Initiative (CNI) Program Manager

Re: Agreement with the City of New Orleans for the transfer of Public Safety and Enhancement Funds (PSE)

On August 31, 2011, The Housing Authority of New Orleans (HANO) and co-grantee, the City of New Orleans were awarded a $30.5 million dollar Choice Neighborhoods Initiative (CNI) Implementation Grant, comprised of FY 2010 and FY 2011 funds, by the United States Department of Housing and Urban Development (HUD).

Through a federal Interagency Agreement (IAA) between HUD and the United States Department of Justice (DOJ) executed on September 23, 2011, DOJ made $2 million available to support an interagency Choice Neighborhoods/Public Safety collaborative. This Public Safety Enhancement (PSE) funding was awarded to four of the five existing CNI Implementation Grantees as a public safety supplement to their neighborhood revitalization strategies. On February 11, 2013 HUD awarded HANO and the City of New Orleans a PSE Grant in the amount of $480,000 to support technical assistance and the implementation of evidence-based projects designed to effectively respond to public safety concerns associated with Part I violent crimes, gang activity, and/or illegal drug activity. As required by the Public Safety Enhancement Addendum HANO submitted the PSE Technical Assistance Plan and related budget on June 30, 2014.

The Technical Assistance Plan includes the development of an integrated data software system for supportive service partners under the Mayor’s NOLA For Life program. There are approximately twenty-five (25) supportive service agencies linked in as a part of the NOLA For Life service network and over half of these agencies are also CNI partners. This funding will support PSE plans that incorporate local program and policy decisions to address and reduce persistent crime, and that address gaps in service delivery.

On July 11, 2014, HUD approved the Technical Assistance Plan and budget submittal, which provides for the transfer of $100,000 to the supportive services data sharing system through the NOLA For Life program.
CERTIFICATIONS

Finance
The Finance Department has certified that the PSE funds are available in LOCCS for the proposed activity.

Authorization is hereby requested for the Executive Director to execute any and all documents related to the transfer of PSE grant funds in the amount of $100,000 to the City of New Orleans for the supportive services data sharing system.
WHEREAS, On August 31, 2011, The Housing Authority of New Orleans (HANO) and the City of New Orleans were awarded a $30.5 million dollar Choice Neighborhoods Initiative (CNI) Implementation Grant, comprised of FY 2010 and FY 2011 funds, by the U.S. Department of Housing and Urban Development (HUD); and

WHEREAS, Through a federal Interagency Agreement (IAA) between HUD and the U.S. Department of Justice (DOJ) executed on September 23, 2011, Public Safety Enhancement (PSE) funding was awarded to four of the five exiting HUD FY 2010/2011 CNI Implementation grantees as a public safety supplement to their neighborhood revitalization strategies; and

WHEREAS, On February 11, 2013 HUD awarded HANO and the City a PSE Grant in the amount of $480,000 to support technical assistance and the implementation of evidence-based projects designed to effectively respond to public safety concerns associated with Part I violent crimes, gang activity, and/or illegal drug activity; and

WHEREAS, HANO submitted to HUD the PSE Technical Assistance Plan/budget on June 30, 2014; and

WHEREAS, The Technical Assistance Plan included the development of an integrated data software system for supportive service partners under the Mayor’s NOLA For Life program; and

WHEREAS, On July 11, 2014, HUD approved the Technical Assistance Plan and budget submittal, which provides for the transfer of $100,000 to the supportive services data sharing system for the purpose of an integrated data sharing system between the NOLA For Life and CNI supportive service partners.

THEREFORE BE IT RESOLVED, that the Board of Commissioners of the Housing Authority of New Orleans authorizes the Executive Director to execute any and all documents related to the transfer of PSE grant funds in the amount of $100,000 to the City’s NOLA for Life program for the supportive services data sharing system.

Executed this 11th day of December, 2014

APPROVAL:

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DWAYNE G. BERNAL
CHAIRMAN, BOARD OF COMMISSIONERS