

**Minutes of Annual Meeting
Held by the Board of Directors of the
Pharr Affordable Housing Corporation**

April 27, 2015

Annual Session held by the Board of Directors of the Pharr Affordable Housing Corporation held on April 27, 2015 at 12:45 p.m., at The Pharr Housing Authority, Raul "Roy" Navarro, Administration Building, Board Room located at located at 104 W. Polk Ave., Pharr, Texas. Upon roll call those present were as follows:

President: Antonio Lozano, Jr.

Directors: Reynaldo Zuniga, Yvonne Guzman, Patricia Valenciano

Absent: Anita Sandoval

Also Present: J. Fernando Lopez, Executive Director, Jaime X. Pena, Certified Public Accountant; Joe Cantu, Director of Administrative Services; Lisa Sandoval, Section 8 Director; Marisela Rios, Assistant Section 8 Director; Jessica Barrera, Occupancy Specialist; Griselda Garcia, Occupancy Specialist; Hortencia Medina, Occupancy Specialist; Erika Quintanilla, Director of Operations; Erica Barberena, Assistant Director of Operations; Claudia Ramirez, Fixed Asset Manager/PHDC Administrator; Lili Chavez, Family Self-Sufficiency Program Coordinator; Minnie Cano, Accounts Payable Clerk; Homero Camacho, Inspector; Francisco Ibarra, Inspector, Honorable Leo "Polo" Palacios, Mayor, City of Pharr; Mrs. Palacios; Hector Palacios; Imelda Palacios; Jaclyn Villarreal;

President Antonio Lozano, Jr. called the meeting to order and welcomed everyone present.

First Order of Business was Excuse the Absence of Any Board Member. President Antonio Lozano, Jr. said Director Anita Sandoval and Director Patricia Valenciano were not able to be present due to work. Director Yvonne Guzman moved to excuse the absence of Director Anita Sandoval and Director Patricia Valenciano. Director Reynaldo Zuniga duly seconded. Upon call for votes the following was recorded:

Ayes: Antonio Lozano, Jr., Reynaldo Zuniga, Yvonne Guzman

Nays: None

Next Order of Business was Consideration and Possible Action to Approve Minutes of Regular Meeting held on March 31, 2015. Director Yvonne Guzman moved to Approve Minutes of Regular Meeting held on March 31, 2015. Director Reynaldo Zuniga duly seconded. Upon call for votes the following was recorded.

Ayes: Antonio Lozano, Jr., Reynaldo Zuniga, Yvonne Guzman

Nays: None

Next Order of Business was Consideration and Possible Action to Approve Consideration and Possible Action to Approve Resolution No. 5 – Resolution Bond Counsel to perform work necessary for the loan(s) for Sunset Terrace Seniors to qualify as loans with interest exempt from Federal income taxes. Mr. Lopez reported to the Board the Housing Authority was required to hire an attorney, Mr. Paul Martin who basically will scrutinize every item that has anything to do with the project from the loans to the contract to make sure the items are eligible to be tax exempt from federal income taxes. Mr. Lopez said this was a very complex skill and there are not very many people in the area who have the experience to do that type of work. Mr. Lopez recommended approval of said agenda item, after Board discussion Director Yvonne Guzman moved to Approve Resolution No. 5 – Resolution Bond Counsel to perform work necessary for the loan(s) for Sunset Terrace Seniors to qualify as loans with interest exempt from federal income taxes. Director Reynaldo Zuniga duly seconded. Upon call for votes the following was recorded.

Ayes: Antonio Lozano, Jr., Reynaldo Zuniga, Yvonne Guzman

Nays: None

Next Order of Business was Executive Directors Report: Executive Directors Report: • Status of Sunset Senior’s Village/Ground Breaking/Recognition. Mr. Lopez advised the Board the Sunset Senior Village project would consist of a fifty-two project based voucher units and twelve units at 80% and sixteen units would be market rents for a total of eighty units. Mr. Lopez advised the Ground Breaking/Recognition and would come up with a date where everyone could attend.

There being no further business to come before the Board of Directors the President asked for a motion to adjourn. The motion was made by Director Yvonne Guzman, and duly second by Director Reynaldo Zuniga. Upon call for votes the following was recorded.

Ayes: Antonio Lozano, Jr., Reynaldo Zuniga, Yvonne Guzman

Nays: None

The meeting was adjourned at 1:50 p.m.

Seal

Attest:

Director Frank Nuñez

Secretary, Noel De Leon



Handwritten signatures of Frank Nuñez and Noel De Leon over horizontal lines.

