



**MIDTOWN REDEVELOPMENT AUTHORITY
and**

**REINVESTMENT ZONE NUMBER TWO, CITY OF HOUSTON, TEXAS
(ALSO KNOWN AS THE MIDTOWN REINVESTMENT ZONE)**

**TO: THE BOARD OF DIRECTORS OF THE MIDTOWN REDEVELOPMENT AUTHORITY
AND THE MIDTOWN REINVESTMENT ZONE AND TO ALL OTHER INTERESTED
PERSONS:**

Notice is hereby given that the Board of Directors of the Midtown Redevelopment Authority (the "Authority") will hold a **joint special** meeting, open to the public, with the Board of Directors of the Midtown Reinvestment Zone on **Thursday, December 8, 2022, at 12:30 P.M. at 410 Pierce Street, 1st Floor Conference Room (enter at the Pierce St. and Brazos St. door) Houston, Texas 77002.** The meeting location will be open to the public during open portions of the meeting. The public will be permitted to offer comments as provided on the agenda and as permitted by the presiding officer during the meeting.

The Board of Directors of each of the Authority and the Midtown Reinvestment Zone will (i) consider, present and discuss orders, resolutions or motions; (ii) adopt, approve and ratify such orders, resolutions or motions; and (iii) take other actions as may be necessary, convenient or desirable, with respect to the following matters:

AGENDA

1. Call to Order and Introduction of Guests.
2. Public Comment.
3. Agenda for the Midtown Reinvestment Zone:
 - a. Minutes for October 27, 2022.
4. Consent Agenda for the Authority:
 - a. Minutes for October 27, 2022;
 - b. Monthly financial reports for October 2022;

- c. Invoices from Trustee and Operating Accounts for November 2022;
 - d. Funding to Ladder Capital Finance LLC, as Assignee of Caydon Houston Property LP, pursuant to Development Agreement.
 - e. Annual renewal of Professional Services Agreement with OJB Landscape Architecture
 - f. Annual renewal of Professional Services Agreement with Design Workshop
 - g. Ratification and Acknowledgment of Sale of the Following Properties:
 - i. 3035 Francis Street, Houston, TX 77004;
 - ii. 6053 Bellfort, Houston, TX 77033; 2808 St. Charles and adjoining property known as 0 St. Charles, Houston, Texas 77004; 3592 Palmer and adjoining property known as 0 Palmer, Houston, Texas 77004; and 6912 Calhoun, Houston, Texas 77021;
 - iii. 3316 Anita Street, Houston TX 77004; and
 - iv. 2702 Holman and adjoining property known as 0 Holman, Houston, TX 77004.
5. Investment Report for Quarter Ending September 30, 2022.
6. Midtown Affordable Housing Program:
- a. Affordable Housing Operations Campus;
 - i. Change Orders;
 - ii. Partners Financial Report 2022 & Annual 2023 Budget.
 - b. Recommendation to reduce the affordability period and adopt a deferred payment loan forgiveness schedule for the Authority's Single-Family Affordable Home Projects.
 - c. Amend the Development and Purchase Agreement with Mayberry Homes, Inc., dated as of October 27, 2022 to increase the sales price of single-family homes in the Southern Palms development project.
 - d. Affordable Housing Report.
7. Midtown Capital Improvements Program:
- a. Caroline Street Reconstruction – ESPA Corp/KCI
 - i. Change Orders
 - b. Midtown Park – Front 90 Improvements - Walter P Moore / Design Workshop
 - i. Change Orders
 - c. Brazos Street Reconstruction – Walter P Moore
 - i. Design Services Work Order
8. With respect to the foregoing agenda items, the Authority may conduct an executive session with regards to the following, as appropriate and necessary:
- a. Consultation with attorney (Section 551.071, Texas Government Code);
 - b. The purchase, exchange, lease or value of real property (Section 551.072, Texas Government Code);
 - c. Personnel matters (Section 551.074, Texas Government Code);
 - d. Security personnel or devices (Section 551.076, Texas Government Code); and
 - e. Economic development negotiations (Sections 551.087, Texas Government Code).

Upon entering into the executive session, the presiding officer shall announce which agenda items will be discussed.

9. Adjourn.



Matt Thibodeaux

Executive Director MT/ks