

**MINUTES OF REGULAR MEETING
OF
TAX INCREMENT REINVESTMENT ZONE #3**

June 26, 2019

The Board of Directors (the "Board") of the Downtown Redevelopment Authority (the "Authority") convened in regular session, open to the public, at the offices of the Houston Downtown Management District, on the 26th day of June, 2019, and the roll was called of the duly constituted officers and members of the Board, to-wit:

F. Xavier Peña	Chair
Michele Sabino	Vice Chair
Barry Mandel	Secretary
Curtis Flowers	Treasurer/Investment Officer
William Kennerly	Director
Keith Hamm	Director
James Harrison	Director
Regina Garcia	Director
Bruce Austin	Director

and all of said persons were present except Directors Hamm, Harrison and Kennerly thus constituting a quorum.

Also present were Robert M. Eury, President of the Authority ("Authority"); Algenita Scott Davis, Jackie Traywick, Jamie Perkins and Robert Kramp of Central Houston, Inc. ("CHI"); Brett DeBord and Lonnie Hoogeboom of the Houston Downtown Management District ("HDMD"); and Jennifer Curley of the City of Houston.

DETERMINE QUORUM; CALL TO ORDER

Chair Peña noted that a quorum was present and called the meeting to order at 12:15 p.m.

INTRODUCTION OF GUESTS AND PUBLIC COMMENTS

Chair Peña requested all meeting attendees briefly introduce themselves and welcomed all.

MINUTES OF PREVIOUS MEETINGS

The Board considered approving the minutes of the previous meetings. Following discussion, upon a motion made by Vice Chair Sabino and seconded by Secretary Mandel, the Board voted unanimously to approve the minutes of the May 14, 2019 meetings.

FINANCIALS

Check Registers – May & June 2019

Ms. Traywick (CHI) provided an overview of the operating and 2015 bond account check registers for the months of May and June 2019.

No action was required.

Municipal Services Supplemental Funding

Chair Peña called on Mr. Eury to discuss matters related to Municipal Services. Mr. Eury commented on the HPD TIRZ 2019 Overtime report. Discussion ensued. Mr. Eury then presented a request for a supplemental payment of \$980,000 to the City of Houston for FY2020 municipal services as well as an authorization for DRA to execute agreements related thereto. After brief discussion and on a motion duly made and seconded, the item passed unanimously with a contingency for the full \$980,000 to be spent by the Downtown Patrol Division within the downtown freeway ring (I-45, I-69 and I-10).

Dallas/Travis Streetscape HPD Headquarters Planters

Chair Peña called on Mr. Eury to discuss a recommendation made by the Capital Projects Committee to approve funding a grant, not to exceed \$143,000, for purchase and installation of security planters at 1200 Travis, contingent upon HPD providing the full \$980,000 to the City in Municipal Services (see request above). After brief discussion and on a motion duly made and seconded, the item passed unanimously.

Sam Houston Park Redevelopment

Chair Peña called on Mr. Eury to discuss a recommendation made by the Capital Projects Committee to approve this item. After brief discussion and on a motion duly made and seconded, the item passed unanimously to authorize a \$10,000 increase of expenditure, amending the agreement with A La Carte Food Consulting Group, for additional services related to a feasibility study of hotel food & beverage venues at Sam Houston Park.

Southern Downtown Park – EDI Trees

Chair Peña called on Mr. Hoogeboom to discuss a recommendation made by the Capital Projects Committee for approval by the full board for this item. After brief discussion and on a motion duly made and seconded, the item passed unanimously authorizing DRA to enter into an agreement with Environment Design, Inc. ("EDI") for advanced purchasing of certain trees for the park, in an amount not to exceed \$129,875.

Milam/Texas Streetscape Concept

Chair Peña called on Mr. Hoogeboom to discuss a recommendation made by the Capital Projects Committee for approval by the full board for this item. After brief discussion and on a motion duly made and seconded, the item passed unanimously to authorizing DRA to enter into an agreement with Hines for an urban design study of public realm connecting the Historic District and the Theater District, in an amount not to exceed \$250,000.

OTHER BUSINESS

Project Status Report

Mr. Eury provided a brief status update on all active and ongoing projects. Mr. Eury then answered questions from the Board on the current projects.

No action was required.

NEXT MEETING

Chair Peña announced that the next Board of Directors meeting is scheduled for August 13, 2019 at 12:00 p.m. at the regular meeting location. No committee meetings are scheduled at this time.

ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 1:27 p.m.

[Signature follows]



Barry Mandel, Secretary
Downtown Redevelopment Authority (DRA)