



UG-98-2021-27861

Kirk W. Francis
Chairman, Precinct 3

Arrie B. Porter MFA
Commissioner, Precinct 1

Lupe Torres
Commissioner, Precinct 2

Robert Wehrmeyer
Commissioner, County Judge

Vacant
Commissioner, Precinct 4



Terry Trevino
Executive Director

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September 17, 2021

Regular Meeting of the Board of Bexar Management Development Corporation

The Board of Commissioners will convene an in-person public meeting pursuant to the Texas Open Meeting Act.

Date of Public Meeting: **HABC, BMDC and Holding Corp Board Meetings
Tue, September 21, 2021 4:30 PM, HABC followed by BMDC, followed by Holding Corp.**

Time of Public Meeting: 4:30 p.m.

Location: 1954 E. Houston St. Suite 104, San Antonio, Texas 78202

Zoom Credentials:

<https://us02web.zoom.us/j/84078186975?pwd=QzJmWEpueE1IaGFzMGU5M29iSWk3dz09>

Telephonic Dial-In: United States: +1 346 248 7799

Meeting ID: 840 7818 6975

Passcode: 608704

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AGENDA

1. Call meeting to order
2. Citizen Comment

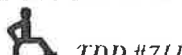
Upon recognition of the Presiding Officer, a citizen may address the Board of Commission on any topic not to exceed three minutes. The Board of Commissioners action may not discuss the topic or respond to the speaker. The Presiding Officer may make a statement of specific factual information or recite existing policy in response to an inquiry

ANNOUNCEMENTS

CONSENT AGENDA

The following items are of a routine or administrative nature. The Board of Commissioners have been furnished with background and support material on each item, and/or it has been discussed in a previous meeting. All items can be acted upon by one vote without being discussed separately, unless requested by a Board Member, in which event the item or items will immediately be withdrawn for individual consideration in their normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one motion and vote of the Board of Commissioners.

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3. Discussion and possible action regarding the minutes of the Board meeting held on August 17, 2021.
4. Discussion and possible action regarding Resolution #BMDC 021-015 For the conveyance of Holding Corp property located at 1954 E. Houston St. also referred to as HABC and BMDC Corporate offices to BMDC pending approval from lender.
5. Discussion and possible action regarding Resolution #BMDC 021-016 for the conveyance of Remigio Valdez Apartments from HABC to BMDC.
6. Discussion and possible action regarding Resolution #BMDC 021-017 for the Stevens Ranch Apartments in partnership with Vaquero Ventures Management, LLC, and other matters in connection therewith.

REPORTS and INDIVIDUAL ITEMS FOR CONSIDERATION

7. Discussion and possible action regarding the ED Report.
8. Discussion and possible action regarding the Financial Report.
9. Discussion and possible action regarding Resolution #BMDC 021- 018 inducing the **Terracrest at Applewood Apartments**, an approximately 350-unit 4% Low Income Housing Tax Credit multi-family project in partnership with the Franklin Companies, to be located near the intersection of Highway 90 and Loop 1604; and (ii) Resolution #BMDC 021-019 concerning the issuance of up to \$40,000,000 of housing revenue bonds to finance such project, authorizing the calling of a public hearing, the filing of applications for reservation with the Texas Bond Review Board, and other matters in connection therewith
10. Discussion and possible action regarding Resolution #BMDC 021- 020 inducing the **Ostry Ranch Apartments**, an approximately 408-unit 4% Low Income Housing Tax Credit multi-family project in partnership with LDG Development, to be located at approximately 2075 Schuwirth Road; and (ii) Resolution BMDC 021-021 concerning the issuance of up to \$50,000,000 of housing revenue bonds to finance such project, authorizing the calling of a public hearing, the filing of applications for reservation with the Texas Bond Review Board, and other matters in connection therewith
11. Discussion and possible action regarding Resolution #BMDC 021- 022 inducing the **Residences at Landon Ridge**, an approximately 336 unit 4% Low Income Housing Tax Credit multi-family project in partnership with Atlantic Pacific Companies, to be located at approximately the northwest corner of Potranco Road and TX-211; and (ii) Resolution #BMDC 021- 023 concerning the issuance of up to \$50,000,000 of housing revenue bonds to finance such project, authorizing the calling of a public hearing, the filing of applications for reservation with the Texas Bond Review Board, and other matters in connection therewith
12. Discussion and possible action regarding Resolution #BMDC 021- 024 inducing the **Coppergate Apartments**, an approximately 336-unit 4% Low Income Housing Tax Credit multi-family project in partnership with Streamline Advisory Partners, to be located at approximately the southwest corner of Coppergate Road and Loop 1604 in Converse; and (ii) Resolution #BMDC 021-025 concerning the issuance of up to \$40,000,000 of housing

revenue bonds to finance such project, authorizing the calling of a public hearing, the filing of applications for reservation with the Texas Bond Review Board, and other matters in connection therewith

13. Discussion and possible action regarding Resolution #BMDC 021- 026 a Term Sheet for the Ironside at Hill Country Village Apartments in partnership with Embry Partners, and other matters in connection therewith.
14. Discussion and possible action regarding a Resolution #BMDC 021- 027 inducing the Allora Kinder Ranch Apartments in partnership with Trammell Crow Residential, to be located at approximately E. Borgfeld Road and Kinder Parkway, authorizing the execution of a Term Sheet and other matters in connection therewith
15. Discussion and possible action regarding the status of Bear Springs.
16. Chairman's Report
17. Adjournment

THE BOARD RESERVES THE RIGHT TO CONVENE IN CLOSED MEETING TO DELIBERATE ANY MATTER PERMITTED UNDER CHAPTER §§551.001, et. Seq. OF THE TEXAS GOVERNMENT CODE IN CONNECTION WITH ANY OPEN MEETING ITEM LISTED ABOVE.

DISABILITY ACCESS STATEMENT

This regular meeting is wheelchair accessible. The accessible entrance is located at 1954 E. Houston St, Ste. 104, front entrance. Accessible parking spaces are located at 1954 E. Houston parking lot. Auxiliary aids and services are available upon request (interpreters for the deaf) must be requested forty-eight (48) hours prior to the meeting) you may call #711 for TDD assistance



Terry Treviño
Secretary

FILE INFORMATION

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