

## Agenda Item – No. 1

### Minutes – January 19, 2023 Regular Board Meeting

**Action:**

1. Approve the Minutes of the January 19, 2023 Regular Board Meeting

**Staff Resource(s):**

J. Daniels, Secretary/CEO

April Downs, Interim COO & Chief of Staff

**External Resource(s):**

N/A

**Background/Explanation:**

Parliamentary Procedure

**Time Sensitivity:**

None

**Funding Source:**

N/A

**MWBE/DBE/Section 3:**

N/A

**Attachments:**

Transcribed Minutes

*Mission Statement*

*To provide and develop quality affordable housing opportunities for individuals and families while promoting self-sufficiency and neighborhood revitalization*

**MINUTES OF THE REGULAR MEETING AND PUBLIC HEARING OF THE BOARD OF  
COMMISSIONERS OF THE HOUSING AUTHORITY OF EAST BATON ROUGE PARISH  
MAIN OFFICE AT 4731 NORTH BOULEVARD  
JANUARY 19, 2023 AT 12:00 PM**

The Board of Commissioners for the Housing Authority of East Baton Rouge Parish convened in Regular Session on Thursday, January 19, 2023 at 12:00 pm at the main office 4731 North Boulevard, Baton Rouge, LA 70806.

**Meeting Called to Order**                      **Commissioner Dianna Payton, Chair**

**Invocation**                                        **Commissioner Chris Brown**

**Roll Call:**

**Members Present**                                **Commissioner Dianna Payton, Chair**  
   **Commissioner Al Barron, Vice Chair**  
   **Commissioner Chris Brown**  
   **Commissioner Lynn Farris**  
   **Commissioner Justin Gaudet**

**Members Absent**                                 **None**

**QUORUM PRESENT**

**Public Comments**

Commissioner Payton asked if there were any public comments. None were voiced. Public comment period was closed.

**AGENDA ITEM NUMBER 1:**

**APPROVAL OF THE MINUTES OF THE REGULAR MEETING OF THE EAST BATON ROUGE  
PARISH HOUSING AUTHORITY HELD DECEMBER 16, 2022**

Motion was made by Commissioner Barron to approve the minutes for the regular meeting held on December 16, 2022, and Commissioner Brown seconded the motion. No abstentions or oppositions were noted. No further discussion was made.

**MOTION PASSED**

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**AGENDA ITEM NUMBER 2:  
BR CHOICE NEIGHBORHOOD LAND ACQUISITION GRANT  
RESOLUTION NO. 2023-01**

Ms. Brown presented the item. She stated that staff is proposing to grant Partners Southeast up to \$325,000 in HUD Choice Neighborhood funds and/or EBR American Rescue Plan funding for the acquisition of approximately forty-two acres and any related transaction costs from Build Baton Rouge. Commissioner Brown made a motion to approve the item and Commissioner Barron seconded the motion. No abstentions or oppositions were noted. No further discussion was made.

**MOTION PASSED**

**AGENDA ITEM NUMBER 3:  
BR CHOICE NEIGHBORHOOD PREDEVELOPMENT LOANS  
RESOLUTION NO. 2023-02**

Ms. Brown presented the item. She stated that funds related to site clearing and the construction of the infrastructure won't be available until after the environmental review approval for the site has been received and HUD issues a Notice to Proceed on site related construction activities. The predevelopment loan for Phase II will cover predevelopment cost for this phase of the project. Commissioner Brown made a motion to approve the item and Commissioner Farris seconded the motion. No abstentions or oppositions were noted. No further discussion was made.

**MOTION PASSED**

**AGENDA ITEM NUMBER 4:  
CHIEF EXECUTIVE OFFICER REPORT  
A. EXECUTIVE UPDATE**

Mr. Daniels presented the item. He updated the board on the Partners Southeast Board Appointments. He stated that Ms. Janelle Brown was appointed as the Chief Operating Officer of Partners Southeast. He further updated the board with the closings scheduled for 2023. He discussed the MoveBR Future Community Enhancement Program and Councilmember Cleve Dunn submitted two, CNI projects to the MoveEBR Future Community Enhancement Program in a Call for Projects BR Choice Multi-Modal Path and Connector Bridge Non-Federal Matching Funds \$435,000. He further explained that the City Parish of Baton Rouge and EBRPHA were awarded \$1,750,000 in LADOTD Transportation Alternate Program funds to construct a new multi-modal path and connector bridge along the main thoroughfares within the new mixed-income housing development, Cypress at Ardenale. Ardenwood Drive is a four-lane corridor with limited lighting and sidewalks. The proposed project would improve existing conditions along Ardenwood Dr., including sidewalks on each side of the roadway, lighting, streetscape and separated bike lanes. Planning and construction funds are being requested to implement this project. He also discussed the MoveBR Future Community Enhancement Program and the LHC Disaster Assistance Program funding

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award. He updated the board on RAD. The EBRPHA Leadership Team will be convening monthly meetings with the HUD New Orleans Field Office. Our team will travel to New Orleans once a month to collaborate with the local HUD team. Mr. Daniels explained that Entergy's Power Through program will be piloted by our newly constructed, 99-unit senior community, Cypress Pinchback. This partnership should become a national model of resiliency and hardened infrastructure. He mentioned Cypress at Pinchback will have a grand opening and CNI will have a groundbreaking coming up. The next board meeting will be held on March 16, 2023.

This concluded the report.

**AGENDA ITEM NUMBER 5:  
DEPARTMENTAL REPORTS**

**A. CHIEF OPERATING OFFICER REPORT**

**B. FINANCIAL STATEMENTS & REPORTS (AUGUST/SEPTEMBER 2022)**

Mr. Daniels informed the board that the current financials to be addressed, August and September, were included in the end of the fiscal year close out and would be presented at the next board meeting.

**C. HOUSING CHOICE VOUCHER PROGRAM**

Ms. Anderson presented the item. She updated the board on the recent SEMAP scoring and the agency received standard performer.

**D. AFFORDABLE HOUSING**

**E. CAPITAL FUND PROGRAM**

**F. HUMAN RESOURCES**

The departmental reports were included in the board packets distributed to the board members prior to the board meeting.

**AGENDA ITEM NUMBER 6:  
BR CHOICE NEIGHBORHOOD REPORT**

Ms. Brown updated the board on the land acquisition regarding the transaction with Build Baton Rouge, the predevelopment with Phase I, and Phase II, the predevelopment for Cypress at Ardendale, and the neighborhood, people and housing strategy for CNI.

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**AGENDA ITEM NUMBER 7:  
PARTNERS SOUTHEAST COO REPORT**

The departmental reports were included in the board packets distributed to the board members prior to the board meeting. No further questions were voiced.

This concluded the departmental reports.

**AGENDA ITEM NUMBER 8:  
NEW BUSINESS**

No new business was addressed.

**AGENDA ITEM NUMBER 9:  
ADJOURNMENT**

**MEETING ADJOURNED**

**APPROVED:**

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**Dianna Payton**  
**Chair**  
**East Baton Rouge Parish Housing Authority**

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**J. Wesley Daniels, Jr.**  
**Secretary/Chief Executive Officer**  
**East Baton Rouge Parish Housing Authority**