

TENNESSEE HOUSING DEVELOPMENT AGENCY
GRANTS COMMITTEE MEETING MINUTES
July 23, 2020

Pursuant to the call of the Chairman, the Grants Committee of the Tennessee Housing Development Agency Board of Directors (the "Board") met in regular session on Thursday, July 23, 2020, at 1:00 p.m. Central Time via WebEx Call.

The following Committee members were present: Austin McMullen (Chair), Jonathan Rummel for Secretary of State Tre Hargett, John Krenson, Rick Neal, and Katie Armstrong for Comptroller Justin Wilson.

Recognizing a quorum present, Chair McMullen called the meeting to order and recognized THDA Chief of Staff Stephaine Bounds, who read the following notice:

"Certain Board members will be participating in this meeting by telephone as authorized by Tennessee Code Annotated Section 8-44-108. Notice was posted stating that this meeting would be conducted in this fashion. This meeting is being conducted in this manner because the matters to be considered by the Board today require timely action and the physical presence of a sufficient number of Board members to constitute a quorum is not possible within the timeframe in which action is required. Therefore, it is necessary for some members to participate via telephone. Board members participating by telephone were sent documents relevant to today's meeting."

Upon motion by Mr. Neal, second by Mr. Krenson, and a roll call vote with all Committee members identified as present voting yes, motion carried that a necessity existed to conduct the meeting in this manner.

Chair McMullen then called for consideration of minutes from the January 29, 2020, meeting. Upon motion by Ms. Armstrong, second by Mr. Rummel, and with a roll call vote with all Committee members identified as present voting yes, motion carried to approve the January 29, 2020 minutes.

Chair McMullen then recognized Cynthia Peraza, THDA Director of Community Programs, who referenced a memo dated July 14, 2020, from herself and Don Watt, Chief Program Officer, that describes the proposed THDA application to the U.S. Department of Health and Human Services (HHS) for the LIHEAP Program Year 2021 funds by the federal deadline of September 1, 2020. She explained that staff anticipates approximately \$65,000,000 will be received, with approximately \$6,500,000 available for administrative costs and \$58,500,000 available for program costs. Upon motion by Mr. Neal, second by Ms. Armstrong, and a roll call vote with all Committee members identified as present voting yes, motion carried to recommend approval of the THDA LIHEAP Program Year 2021 application to the Board.

Chair McMullen then recognized Ms. Peraza, who referenced her memo dated July 14, 2020, describing the Bright Futures Bridge Subsidy Pilot Program, together with a proposed program description, to assist with housing opportunities for youth transitioning out of foster care. Upon motion by Mr. Krenson, second by Ms. Armstrong, and a roll call vote with all Committee members identified as present voting yes, motion carried to recommend to the Board authorizing \$2,000,000 in 2020 HOME funds for the pilot program, approving the proposed program description for the Bright Futures Bridge Subsidy Pilot Program and authorizing the Executive Director to award funds to in compliance with the referenced program description.

Chair McMullen again recognized Ms. Peraza who referenced her memo dated July 14, 2020, proposing modifications to the 2017, 2018, 2019 and 2020 HOME Program Descriptions to include manufactured housing as an eligible housing type. Ms. Peraza provided an overview of the proposal. Upon motion by Mr. Neal, second by Ms. Armstrong, and a roll call vote with all Committee members identified as present voting yes, motion carried to recommend approval of proposed modifications to the 2017, 2018, 2019 and 2020 HOME Program Descriptions as described in the referenced memo.

Chair McMullen again recognized Ms. Peraza, who referenced her memo dated July 14, 2020, proposing modifications to the Hardest Hit Fund (HHF) Program. She provided a summary of the proposed modifications. Upon motion by Mr. Rummel, second by Ms. Armstrong, and a roll call vote with all Committee members identified as present voting yes, motion carried to recommend to the Board that \$4,500,000 be moved from the HHF Administrative Budget to the HHF Blight Elimination Program, that the HHF Program end date be extended to December 31, 2021, and that staff be authorized to make changes as required by the U.S. Department of Treasury.

Chair McMullen again recognized Ms. Peraza, who referenced her memo dated July 14, 2020, requesting approval of a grant extension for the City of Boliver, to June 30, 2021. She explained that THDA awarded a \$321,000 grant to the City of Boliver from the 2015-2016 HOME Program and, in the past year, work was on pace to allow the majority of the grant to be expended by the June 30, 2020 contract end date. She noted that production slowed due to COVID-19. Mr. Perrey explained that the City of Boliver made a timely request and that longer extensions have been granted due to COVID-19 related issues. Upon motion by Mr. Neal, second by Mr. Krenson, and a roll call vote with all Committee members identified as present voting yes, the motion carried to recommend the referenced extension to the Board.

Chair McMullen then referenced the following additional materials provided to Committee members:

1. Tennessee Housing Trust Fund Competitive Grants Program Changes
2. 2020 HOME Program Awards
3. 2020 Emergency Solutions Grants Program Awards
4. 2020 Spring Round Tennessee Housing Trust Fund Competitive Grants Program Awards Summary
5. 2020 National Housing Trust Fund Program Awards
6. Creating Homes Initiatives-2 Funding Recommendations
7. THDA COVID-19 Supplemental Funding from two Continuum of Care

Chair McMullen noted that the above listed materials were for informational purposes only and no Board action was need. With no comments, questions or further business, meeting was adjourned.

Respectfully submitted,

Ralph M. Perrey,
Executive Director

Approved the 15th day of September, 2020