

MINUTES OF THE
HOLLYWOOD HOUSING AUTHORITY
HELD
NOVEMBER 21, 2013
AT THE HOLLYWOOD HOUSING AUTHORITY OFFICE

Present: Mr. Martin Schlosberg, Chairman
Mr. Lloyd Edelstein, Vice Chairman
Mr. James Moore, Resident Commissioner - Absent
Ms Debra McGowan, Commissioner
Mr. David Dweck, Commissioner

Also Present: Mr. Tim Schwartz, Executive Director – Hollywood Housing Authority
Ms Kathy Chopard, Recording Secretary

Also present via telephone: Mr. Michael Syme of Cohen & Grigsby

Board Meeting was called to order at 5:00 PM and roll was called.

A motion was made by Mr. Dweck, seconded by Ms McGowan approving the Agenda for this meeting. Roll call vote was unanimous.

A motion was made by Mr. Dweck, seconded by Mr. Edelstein approving the minutes of the Special Board Meeting held on October 10, 2013. Roll call vote was unanimous.

A motion was made by Mr. Edelstein, seconded by Mr. Dweck approving the minutes of the Regular Board Meeting held on October 17, 2013. Roll call vote was unanimous.

RESOLUTION AND COMMUNICATION

Michael Syme joined the meeting via telephone at 5:05PM. Mr. Syme reviewed the Hollywood Housing Authority advertisement for a Developer and that there were two respondents. One respondent was Pinnacle Housing Group and Related Urban. The Hollywood Housing Authority chose Related Urban and Pinnacle chose to file a Bid Protest. Mr. Syme stated that the Housing Authority heard about the bid protest before it was filed and tried to show all documentation proving the Board had done everything properly, that the Hollywood Housing Authority had done everything properly and Pinnacle simply came in second. Mr. Syme stated that he had spoken to Tim Wheat from Pinnacle and then his lawyer and Mr. Syme learned that Pinnacle had used all improper accusations. When the claim was finally filed the claim was nothing like the accusations they were originally making. The claim was a ranking systems set forth in the RFQ was not the same ranking systems used by the consultant. Pinnacles only gain from the filing of the Bid Protest would be to make Hollywood Housing Authority have to go back out for Developer Bids. Since there were other issues that needed to be resolved by the Housing Authority, the Housing Authority agreed to re-bid this.

Mr. Schlosberg asked Mr. Syme if the Housing Authority decided to re-bid this would there be any releases, waivers, actions that needed to be taken by the Housing Authority and Pinnacle have this be resolved so when the Housing Authority so that when the Housing Authority does rebid this would not happen again. Mr. Syme stated that this is done that Pinnacle did withdraw their complaint. Mr. Syme did say that there was no guarantee that in regard issuing another RFQ, and Pinnacle bids and fails that this could not happen again.

Mr. Syme left the meeting at 5:30P.M.

In regard to cost the Board agreed that if TD International, financial advisors, became more involved in negotiations the overall cost would be reduced by reducing the amount of time Mr. Syme would be used.

In summarization the Board agreed that:

1. The Housing Authority needs to see evidence that the issue with Pinnacle over and has been resolved.
2. The current invoice from Cohen & Grigsby for Michael Syme's legal counsel to date be paid
3. Re advertise for the Request for Qualifications for Developer
4. Select the Developer and discuss the agreement
5. Approach Mr. Syme and discuss his fees for service after the Developer has been chosen.

Mr. Schlosberg suggested approaching TD International to get a cost estimate to construct a Master Development Agreement between the Developer and the Hollywood Housing Authority. The Board believes that the cost for TD International would be much less than having Cohen and Grigsby put together the Master Development Agreement.

Mr. Schwartz also stated that he wanted the advertisement to state that any developers calling and requesting a copy of the Request for Qualifications call the attorney's office rather than the Hollywood Housing Authority. Mr. Schlosberg stated that any actions suggested and taken by the Hollywood Housing Authority should be done in writing by Mr. Schwartz and reviewed by Ms Itzler.

Mr. Dweck made a motion, seconded by Ms McGowan to settle the financial obligations to Cohen and Grigsby. All in favor.

The Board tabled the Executive Director review until the next meeting.

Regarding the Election of Officers - ^{Executive Director} Mr. Dweck made a motion to table this until the December Board Meeting. Ms McGowan seconded this motion. All in favor.

Regard the Election of Officers - A motion was made by Mr. Edelstein, seconded by Mr. Dweck to have Mr. Schlosberg remain as Chairman of the Board. All in favor.

A motion was made by Ms McGowan, seconded by Mr. Dweck to have Mr. Edelstein remain as Vice Chairman. All in favor.

In regard to Rental Increases for Lincoln Street - Mr. Schwartz requested that the 1 bedroom units be raised from \$685 to \$695, and the 2 bedroom units be raised from \$802 to \$817. A motion was made by Mr. Edelstein, seconded by Ms McGowan approving these increases. All in favor.

MONTHLY REPORTS

There were no comments.

SECRETARY/EXECUTIVE DIRECTOR REPORT

There were no comments.

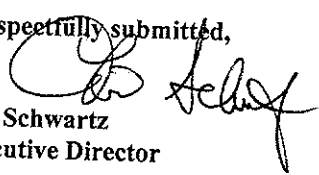
COMMENTS FROM PUBLIC

There were no comments.

ADJOURNMENT

Mr. Edelstein made a motion, seconded by Ms McGowan to adjourn this meeting, which was passed without dissent at 6:30 PM. All in favor

Respectfully submitted,


Tim Schwartz
Executive Director

Approved:


Martin Schlosberg
Chairman