



10400 Detrick Avenue
Kensington, Maryland 20895
240-627-9425

UPDATED NOTICE AND EXPANDED AGENDA

March 3, 2021

In order to continue to implement recommended social distancing guidelines, HOC will conduct its meetings via an online platform and teleconference call until further notice.

View the Emergency Procedures Notice for more information on the conduction of the meeting virtually by clicking [here](#).

4:00 p.m.	<p>I. <u>INFORMATION EXCHANGE</u></p> <ul style="list-style-type: none"> A. Report of the Executive Director <ul style="list-style-type: none"> • HOC Year in Review B. Commissioner Exchange <p>*There will be no Community Forum at the March 3, 2021 Commission Meeting. HOC will reconvene the Community Forum at the April meeting.</p>
4:30 p.m.	<p>II. <u>APPROVAL OF MINUTES</u></p> <ul style="list-style-type: none"> A. Approval of Minutes of February 3, 2021 B. Approval of Minutes of February 3, 2021 Closed Session C. Approval of Minutes of February 19, 2021 Special Session D. Approval of Minutes of February 19, 2021 Closed Session
4:40 p.m.	<p>III. <u>SPECIAL SESSION RATIFICATION</u></p> <ul style="list-style-type: none"> A. Approval to Complete the Acquisition of Real Property Located in Chevy Chase, Maryland
4:45 p.m.	<p>IV. <u>COMMITTEE REPORTS and RECOMMENDATIONS FOR ACTION</u></p>
5:00 p.m.	<p>A. Budget, Finance and Audit Committee – <i>Com. Nelson, Chair</i></p> <ol style="list-style-type: none"> 1. Fiscal Year 2021 (FY'21) Second Quarter Budget to Actual Statements: Acceptance of the Second Quarter FY'21 Budget to Actual Statements
5:10 p.m.	<ol style="list-style-type: none"> 2. Fiscal Year 2021 (FY'21) Second Quarter Budget Amendment: Approval of the FY'21 Second Quarter Budget Amendment
5:10 p.m.	<ol style="list-style-type: none"> 3. Uncollectable Tenant Accounts Receivable: Authorization to Write-off Uncollectable Tenant Accounts Receivable

5:20 p.m.	4. Forest Oak Towers – Property Management Contract: Approval to Renew the Property Management Contract at Forest Oak Towers		
5:25 p.m.	5. Alexander House, Georgian Court, and Stewartown Homes – Property Management Contract: Approval to Renew the Property Management Contracts at Alexander House, Georgian Court, and Stewartown Homes		
5:30 p.m.	6. MetroPointe – Property Management Contract: Approval to Renew Property Management Contract at Metropointe		
5:35 p.m.	7. Greenhills Apartments and Westwood Towers Apartments – Property Management Contracts: Approval to Renew the Property Management Contracts at Greenhills Apartments and Westwood Tower Apartments		
5:40 p.m.	8. Cider Mill Apartments – Property Management Contract: Approval to Renew Property Management Contract at Cider Mill Apartments		
5:45 p.m.	B. Development and Finance Committee – Com. Simon, Chair		
	1. Jubilee: Approval to Sell up to Three (3) Units from MPDU I (64 MPDU) for the Renovation and Adaptive Reuse for Operation by Jubilee Association of Maryland, and Approval to Prepay the Existing MPDU I Mortgage using Funds from the PNC Bank, N.A. Line of Credit		
5:55 p.m.	2. Stewartown Homes: Authorization to Select CREA, LLC as Tax Credit Investor and Authorization for the Executive Director to Negotiate and Execute an Operating Agreement		
6:00 p.m.	3. Stewartown Homes: Amendment of the Financing Plan and Bond Authorizing Resolution for Stewartown Homes		
6:15 p.m.	<u>CLOSING STATEMENT</u>		
6:20 p.m.	<u>ADJOURN</u>		
6:25 p.m.	<u>DEVELOPMENT CORPORATION MEETINGS</u>		
6:27 p.m.	<u>Alexander House Development Corporation</u>		
	<ul style="list-style-type: none"> Approval to Renew the Property Management Contract for Alexander House Development Corporation 		
6:27 p.m.	<u>ADJOURN</u>		
6:28 p.m.	<u>Brookside Glen Development Corporation</u>		
	<ul style="list-style-type: none"> Approval to Renew the Property Management Contract for Brookside Glen Development Corporation 		
6:28 p.m.	<u>Adjourn</u>		

6:29 p.m.	<u>Glenmont Crossing Development Corporation</u> <ul style="list-style-type: none"> Approval to Renew the Property Management Contract for Glenmont Crossing Development Corporation 		
6:29 p.m.	<u>ADJOURN</u>		
6:30 p.m.	<u>Glenmont Westerly Development Corporation</u> <ul style="list-style-type: none"> Approval to Renew the Property Management Contract for Glenmont Westerly Development Corporation 		
6:30 p.m.	<u>ADJOURN</u>		
6:31 p.m.	<u>Wheaton Metro Development Corporation</u> <ul style="list-style-type: none"> Approval to Renew the Property Management Contract for Wheaton Metro Development Corporation 		
6:32 p.m.	<u>ADJOURN</u>		
	<u>Diamond Square Development Corporation</u>		
	<ul style="list-style-type: none"> Approval to Renew the Property Management Contract for Diamond Square 		
6:40 p.m.	<u>CLOSED SESSION</u> A closed session will be called to order pursuant to Section 3-305(b)(3) and Section 3-305(b)(13) of the General Provisions Article of the Annotated Code of Maryland		

NOTES:

1. This Agenda is subject to change without notice.
2. Public participation is permitted on Agenda items in the same manner as if the Commission was holding a legislative-type Public Hearing.
3. ***Times are approximate and may vary depending on length of discussion.***
4. *These items are listed "For Future Action" to give advance notice of coming Agenda topics and not for action at this meeting.
5. Commission briefing materials are available in the Commission offices the Monday prior to a Wednesday meeting.

If you require any aids or services to fully participate in this meeting, please call (240) 627-9425 or email commissioners@hocmc.org.
