



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

EXPANDED AGENDA

January 11, 2023

YouTube Link: https://youtu.be/7Pdo_XuwMS8

In order to continue to implement recommended social distancing guidelines, HOC will conduct its January 11, 2023 monthly meeting through a hybrid model. HOC’s Board of Commissioners and certain staff will participate in-person. The public will continue to participate via an online platform and teleconference call until further notice.

4:00 p.m.	I. <u>INFORMATION EXCHANGE</u> A. Community Forum B. Report of the Executive Director C. Commissioner Exchange		
4:30 p.m.	II. <u>APPROVAL OF MINUTES</u> A. Approval of Minutes of December 7, 2022 B. Approval of Minutes of December 20, 2022 Special Session		
4:35 p.m.	III. <u>CONSENT</u> A. None		
4:40 p.m.	IV. <u>COMMITTEE REPORTS and RECOMMENDATIONS FOR ACTION</u>		
5:00 p.m.	A. Budget, Finance and Audit Committee – <i>Com. Nelson, Chair</i> 1. Fiscal Year 2023 First Quarter Budget to Actual Statements: Presentation of First Quarter FY’23 Budget to Actual Statements 2. Uncollectible Tenant Accounts Receivable: Authorization to Write-off Uncollectible Tenant Accounts Receivable (July 1, 2022 – September 30, 2022)		
5:20 p.m.	3. Procurement of Property Management Services: Extension of Property Management Contract for Elizabeth House		
5:40 p.m.	4. Revision of Fiscal Year 2022 Fourth Quarter Budget to Actual Statements: Acceptance of the Revised FY’22 Fourth Quarter Budget to Actual Statements		
6:00 p.m.	B. Development and Finance Committee – <i>Com. Simon, Chair</i> 1. Mortgage Finance: Approval to Extend Contracts of the Bond Underwriting Team Consisting of a Senior Manager, Co-Senior Manager, and Co-Managers, in Accordance with the Procurement Policy		
6:20 p.m.	2. HOC Headquarters: Approval to Select and Negotiate a Guaranteed Maximum Price (“GMP”) contract with Paradigm Contractors, LLC for HOC’s New Headquarters Building		
6:40 p.m.	3. Hillandale Gateway: Authorization for the Executive Director to Execute a Contract with CBG Building Group for an amount not to Exceed \$11.5 Million and to Provide a Limited Notice to Proceed (“NTP”) for the Early Start Work; Approval of an Early Start Budget for Hillandale Gateway in an amount not to exceed \$14.5 Million; and Authorization of the Housing Production Fund (“HPF”) as a source for the Early Start Work in an amount not to exceed \$14.5 Million		
7:00 p.m.			

	4. Hillandale Gateway: Approval of a Loan from the Housing Production Fund to Hillandale Gateway, LLC		
7:20 p.m.	<u>ADJOURN</u>		
	<u>DEVELOPMENT CORPORATION MEETINGS</u>		
7:20 p.m.	<u>VPC One Corporation</u> <ul style="list-style-type: none"> Approval of Minutes of December 7, 2022 		
7:25 p.m.	<u>ADJOURN</u>		
7:25 p.m.	<u>VPC Two Corporation</u> <ul style="list-style-type: none"> Approval of Minutes of December 7, 2022 		
7:30 p.m.	<u>ADJOURN</u>		

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.
