



South Carolina State Housing Finance and Development Authority
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C. Todd Latiff
Chairman

Bonita H. Shropshire
Executive Director

COMMISSION MEETING

The Board of Commissioners of the South Carolina State Housing Finance and Development Authority convened a regular virtual meeting on Wednesday, January 18, 2023, at approximately 10:00 a.m., at 300-C Outlet Pointe Boulevard, Columbia, South Carolina.

The following Commissioners were present at the meeting:

C. Todd Latiff, Chairman
Brad Allen
James G. Fleshman II
Charles Gardner
Chris Goodall
Karl Haslinger
Alisa Mosley

The following Commissioners were excused from the meeting:

Myra Reece

Staff and Guests attending the meeting included the following:

STAFF: Bonita Shropshire, Executive Director; Ellen Eudy, Finance; Marni Holloway, Deputy Director of Programs; Tammy Palmer, Chief of Staff; Lee Ann Watson, General Counsel; Julie Davis, Development; Tasha Thompson, Assistant General Counsel; Lisa Wilkerson, Rental Assistance and Compliance; Del Collins, IT; Teresa Moore, HR; Jennifer Cogan, Development; Steve Clements; Mortgage Production; Renaye Long, Communications & Outreach; Kim Spires, Mortgage Servicing; Kim Wilbourne, Development; John Thompson, Development; Felicia Kilgore, Development; Michele Mahon; Procurement; Matt McColl, Communications; John Brown, Internal Audit; Ana Garcia, Communications; Jeff Player, IT; Mitch Nance, IT; Sarah Shinsky, Executive Assistant

GUESTS: Samantha Brown, Shakira Woolford, Christopher Whitener, Ashley, Keshalon Wallace, Sam Howell, Randy Clack, Heather Sanders, Tracey Easton, Nardia Evans, Robert Thomas, William Fiederlein, Jordan Jones, Shakeisha Jones, B. Kimes, Karsen Wynn, Kevin Diquattro, John Larounis, Julia Williams, Lawuisha Draton, Christopher Farley, Megan Brown, Ken Morris, Kevin Connelly

Freedom of Information Act Statement

Chairman Latiff called the meeting to order and asked Ellen Eudy to read into the record the Freedom of Information Statement.

“As required by the provisions of Section 30-4-80(e) of the Code of Laws of South Carolina, notification of this meeting has been given to all persons, organizations, local news media, and other news media which have requested such notifications.”

Adoption of Proposed Agenda

Chairman Latiff presented the agenda and asked if there were any amendments or corrections. There being none, he called for a motion to approve the agenda.

MOTION Commissioner Haslinger moved to adopt the agenda. The motion received a second from Commissioner Allen. There being no discussion, all Commissioners voted in the affirmative and the motion carried.

Minutes

The Chairman asked if there were any additions or corrections to the minutes of November 16, 2022. There being none, he called for a motion to approve the minutes.

MOTION Commissioner Goodall moved to approve the minutes of November 16, 2022, as presented. The motion received a second from Commissioner Haslinger. There being no discussion, all Commissioners voted in the affirmative and the motion carried.

Program Committee

Office of Resilience

Chairman Latiff asked Commissioner Haslinger to provide an update on the Program Committee Meeting held on Tuesday, January 17, 2023. Commissioner Haslinger gave a brief overview. He then asked Felicia Kilgore to provide additional details on the Office of Resilience request. Ms. Kilgore reported that SC Housing had previously awarded funds to the SC Office of Resilience, formerly known as the South Carolina Disaster Recover Office, to assist with disaster recovery of housing for affected South Carolina citizens in 2018 and 2019. In an effort to further its partnership with SC Office of Resilience, staff recommends to award the Resolution to provide an additional \$4M of funding so that they may continue to serve families in South Carolina impacted by Hurricane Florence (FEMA 4394-DR).

After a brief discussion, the Chairman asked if there were any further questions. There being none, he called for a motion to approve.

MOTION Commissioner Haslinger moved to approve Resolution for a Memorandum of Agreement with the SC Office of Resilience for the purposes of administering SC Housing Trust Funds through their Disaster Recovery Program. The Resolution received a second from Commissioner Mosley. Following further discussion, all Commissioners voted in the affirmative and the motion carried.

HTF FY2022 Annual Report Draft Presentation

Ms. Shropshire shared that the HTF FY2022 Annual Report Draft has been provided to the Board of Commissioners. She asked the Board to review the document before the March Board Meeting where it will be presented in final copy for approval to go to the Governor and the General Assembly. Ms. Kilgore gave a brief overview of the report and answered questions.

The Board accepted the report as information.

HTF Financial Report

The Chairman asked Jennifer Cogan to give the Housing Trust Fund Financial Information Update. Ms. Cogan presented the HTF's financial report, which included a fiscal year fund receipts, fiscal year-to-date awards by activity, and the fiscal year cash balance analysis. She stated that the cash balance as of November 30, 2022, was approximately \$99 million. Ms. Cogan went on to say that, of that amount, \$14.6 million is committed to projects previously awarded but not yet funded; \$50 million is reserved funds for program set-asides; and just under \$2.5 million is earmarked for administrative costs. She concluded this portion of her report showing that, with these commitments, the remaining unencumbered balance is \$32,266,969.

The Board accepted this report as information.

Homeownership Update

Chairman Latiff asked Steve Clements to deliver the Homeownership update. Mr. Clements gave a brief overview of the programs under Homeownership comparing calendar year end totals for 2020, 2021 and 2022, showing steady increases.

The Board accepted the report as information.

Emergency Housing Programs Update

SC Stay Plus Program Update

The Chairman asked Ms. Shropshire to introduce Vinod Ramachandran, with Guidehouse, the third-party vendor that administered the Emergency Housing Assistance Programs. Mr. Ramachandran gave an update on the SC Stay Plus Program. He shared that over 76,000 applications have been paid out for a total of just over \$307M. Mr. Ramachandran went on to remind the Board that the program stopped accepting new applications on December 16, 2022,

and created a waitlist to capture need beyond December 16th. He continued to provide updates on the program to include various reports required by US Treasury and answered questions from the Board.

The Board accepted the report as information.

SC Homeowner Rescue Program Update

Mr. Ramachandran continued with an update on the SC Homeowner Rescue Program. He shared a brief overview of the program and funding provided. He went on to report that a total of \$63.3M had been paid out to prevent 5,900 foreclosures and 6,400 disconnections or HOA liens. Mr. Ramachandran shared the various avenues that the program is using to facilitate outreach those in need of this assistance. He also shared program success stories, key statistics for mortgage and utility applications, key challenges and next steps.

The Board accepted the report as information.

Emergency Housing Voucher Program Update

Chairman Latiff invited Lisa Wilkerson to provide an update on the Emergency Housing Voucher Program. Ms. Wilkerson shared an update providing the number of emergency housing vouchers that were issued, how many have been placed in homes and how many remain searching for housing. She reported that of the 259 vouchers received by SC Housing, 219 families have been placed in homes with a utilization rate of 84.55%.

The Board accepted the report as information.

The Chairman and Ms. Shropshire did not have a report to share.

Human Resources Quarterly Report

Chairman Latiff asked Teresa Moore to present the Human Resources Quarterly Report. Ms. Moore shared a brief update providing a talent acquisition update with recently filled positions, along with an updated count of current employees.

The Board accepted the report as information.

Executive Session

The Chairman asked if there was any other business. There being none, he asked if there was a motion to go into Executive Session. Commissioner Allen motioned to enter a closed Executive Session for the purposes of receiving legal advice on a lawsuit pursuant to South Carolina Code Section 30-4-70(2) and asked that the following people remain: Lee Ann Watson, Tasha Thompson, Julie Davis, Jennifer Cogan, Bonita Shropshire and Marni Holloway. The motion received a second from Commissioner Haslinger. There being no discussion, all Commissioners voted in the affirmative and the motion carried.

[EXECUTIVE SESSION]

Any Actions, Votes Necessitated After Executive Session


Upon rising from executive session, the Chairman reported that there were no actions or votes taken. He then asked if there were any other new business or comments for discussion.

Adjournment

There being no additional business to come before the Board, Chairman Latiff called for a motion to adjourn the meeting.

MOTION Commissioner Allen moved to adjourn the meeting. The motion received a second from Commissioner Haslinger. All Commissioners voted in the affirmative and the motion carried.

Respectfully submitted,



Bonita H. Shropshire
Secretary

Approved: March 21, 2023

By: 

C. Todd Latiff
Chairman