

**JEFF LANDRY**  
GOVERNOR



**KEVIN J. DELAHOUSAYE**  
LHC EXECUTIVE DIRECTOR

# *Louisiana Housing Corporation*

**LHC Board of Directors**

**Regular Monthly Board Meeting Minutes (DRAFT)**

**Wednesday, September 10, 2025 @ 10:30AM**

**2415 Quail Drive  
V. Jean Butler Board Room, LHC Building  
2415 Quail Drive, Baton Rouge, LA 70808**

**Board Members Present**

Board Chairwoman Wendy D. Gentry  
Vice-Chairwoman Tonya P. Mabry  
Official Designee Renee' Fontenot Free obo La. State Treasurer John Fleming, MD  
Sarah E. Collier  
Steven J. Hattier  
Chance Miller  
Lance Ned  
Willie Rack  
Jennifer Vidrine  
Richard A. Winder  
Brandon O. Williams

**Board Members Absent**

Alfred E. Harrell, III

**Staff Present**

Barry E. Brooks  
Kevin J. Delahoussaye  
Leslie R. Chambers  
Melissa Mayers  
Christine Rozas  
Olivia Boudreaux  
Brenda Evans  
Paul Johnson  
Michael Vice

Breanne Bizette Roy

Annie Robinson

Rendell Brown

Jaquincy Nelson

**Others Present**

See Sign-In Sheet.

**CALL TO ORDER**

Board Chairwoman Wendy D. Gentry called the BODM to order at 10:35 A.M. Board Secretary Barry E. Brooks called the Roll; there was a quorum.

**INVOCATION AND PLEDGE OF ALLEGIANCE**

There was an Inspirational Prayer by Board Member Richard A. Winder, followed by the recital of the Pledge of Allegiance.

**APPROVAL OF AUGUST 13, 2025 BODM MINUTES**

Next item discussed was the August 13, 2025 LHC Full Board of Directors Monthly Meeting Minutes.

**On a motion by Board Member Brandon O. Williams and seconded by Board Member Willie Rack, the Minutes of the August 13, 2025 BODM were unanimously approved, as distributed.**

**LHC BOARD CHAIRWOMAN'S REPORT**

LHC Board Chairwoman Wendy D. Gentry thanked everyone for attending.

There was a brief video from the recent HUD 60<sup>th</sup> Anniversary event with HUD Secretary Scott Turner.

Madam Chair also commended the LHC Staff for the major accomplishments achieved in completing the FY26 LHC Operating Budget.

Secretary Brooks gave Pre-Notice that the next LHC Regular Monthly Board of Directors Meeting would be on Wednesday, October 15, 2025 @ 10:30am – the October 7<sup>th</sup> date having been MOVED up by one week due to the NCSHA Annual Conference in New Orleans on October 4 – 7, 2025.

Secretary Brooks also reminded everyone of the upcoming Thursday, September 18, 2025 Board of Directors Retreat – to be held at the LSU Lod Cook Conference Center in BR.

### **LHC EXECUTIVE DIRECTOR'S REPORT**

LHC Executive Director Kevin J. Delahoussaye discussed the LHC Properties Reports; noted that HRI is the new property management firm to handle the Village de Jardin Apartments and Willowbrook Apartments in New Orleans; and Partners Southeast in Baton Rouge for the Mid-City Gardens Apartments.

ED Delahoussaye also noted that LHC would coordinate any “large-scale” maintenance issues for the aforementioned LHC-owned properties.

ED Delahoussaye advised that his Monthly Report was in the binders.

### **AGENDA ITEM #5 – LHC FINANCIALS**

Next item discussed was regarding the LHC Financials.

The matter were introduced by Secretary Brooks.

Additional information was provided by LHC Executive Director Kevin J. Delahoussaye, including highlights as related to the FY26 Operating Budget, Balance Sheet for July 2025, Profit & Loss by Funding Source for July 2025, and Unrestricted Cash Balances.

### **AGENDA ITEM #6 – LHC OPERATING BUDGET FOR FY26**

Next item discussed was regarding approving the LHC Operating Budget for Fiscal Year Ending June 30, 2026.

The matter were introduced by Secretary Brooks.

Additional information was provided by ED Delahoussaye, summarizing that the TOI was \$18,939,310 and the TOE was \$18,465,854; he also noted that LHC has reduced the budget for training and travel by utilizing more virtual meetings initiatives; noted that the overall building expenses had been reduced given all-staff had been relocated and housed in the Quail Drive Building; and that the Professional Services budget would be reduced as more tasks would be accomplished in-house instead of contracting with external vendors.

Official Designee Board Member Renee' Fontenot Free asked for confirmation that there would be no anticipated transfers from the LHC Reserve Funds needed to cover any budget overages.

ED Delahoussaye replied affirmatively.

Mr. Charles Tate presented informational public comments and discussed “mission consistent revenue using fixed assets” and workforce training.

Board Member Jennifer Vidrine thanked Mr. Tate for his recent Human Capital Training events, and noted her continued support for more trainings in rural areas.

**On a motion by Board Member Brandon O. Williams and seconded by Board Chairwoman Wendy D. Gentry, the Resolution adopting the LHC Operating Budget for the Fiscal Year Ending June 30, 2026 (labeled “Exhibit A”, entitled “Louisiana Housing Corporation Fiscal Year Ending June 30, 2026 Operating Budget”); and providing for other matters in connection therewith, was moved to debate. There being no further discussion, opposition, or public comment, a vote was taken, and the motion passed unanimously.**

#### **AGENDA ITEM #7 – LHC PRICING BOOK**

Next item discussed was regarding the LHC Pricing Book.

The matter were introduced by Secretary Brooks.

Additional information was provided by Programs Committee Chairman Steven J. Hattier, noting that the LHC Bonds are “well received in the marketplace”.

Additional information was provided by LHC Chief Operating Officer Brenda Evans, noting that LHC is a “recognized Bond Issuer”, that the Bonds were 2X subscribed, that the Loans were “fully booked”, that the Bonds are income generators for LHC, and she also discussed Open Indenture and Pre-Launch Sales, etc.

#### **ADJOURNMENT**

There being no other matters to discuss, Board Member Jennifer Vidrine offered a motion for adjournment, seconded by Board Member Brandon O. Williams. There being no discussion or opposition, the motion passed unanimously.

**The Full Board Meeting adjourned at 11:17 A.M.**

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**Wendy D. Gentry, Chairwoman**

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**Barry E. Brooks, Secretary**