

PUBLIC MEETING NOTICE

Nevada Affordable Housing Assistance Corporation (NAHAC) Board of Directors

DATE: November 18, 2020
TIME: 2:00 p.m.
LOCATION: Meeting via teleconference only pursuant to NRS 241.023
Dial-In Number: +1 (408) 650-3123
Access Code: 317-965-405

The public is invited to participate.

AGENDA

Items 3, 4, and 6 are action items for the Board to consider. The Board may discuss a matter when it is brought up, but no action may be taken on it unless it has been specifically included on an agenda as an action item.

Public comment at the Board meeting will be allowed on agenda items as well as non-agenda items. Persons are invited to submit comments in writing on agenda items and/or telephonically attend and make comment on that item at the Board meeting. Requests to speak on a particular item should be submitted to the Clerk of the Board (AJ Gavilanes, Office Administrator) at agavilanes@nahac.org before the item is called by the Chairman.

Public Comment is limited to 5 minutes per person, per item.

1. Call to order and roll call of the NAHAC Board of Directors
2. Public comment. **(Limited to 5 minutes. Discussion Only)**
No action may be taken on any matter raised under this item of the agenda until the matter itself has been included specifically on an agenda as an item upon which action will be taken.
3. Approval of September 23, 2020 Minutes
4. Approval of November 18, 2020 Agenda
5. Items to be Presented for Information and Discussion:
 - a. September 2020 Financials
 - b. NAHAC 2020 Audited Financial Statements and Management Letter (as prepared by Houldsworth, Russo & Company)
 - c. Agreed-Upon Procedures (AUP) Report for FY2020 (as prepared by Houldsworth, Russo & Company)
 - d. NAHAC Operations
 - i. US Treasury Compliance Review (Report Dated October 15, 2020)
 - ii. September 2020 Performance Report

6. Items for Board Information, Discussion and Possible Action:
- a. Approval of the Internal Compliance Review Report for 4th Quarter of Fiscal Year 2020.
 - b. Proposed Program Changes
Authorization for President/Chairperson to execute an Amendment to Commitment to Purchase Financial Instrument and Housing Finance Agency (HFA) Participation Agreement (between the U.S. Treasury, NAHAC and the Nevada Housing Division) with changes to the Term Sheets for the Unemployment Mortgage Assistance Program (MAP) as follows:
 1. Elimination of program exclusion “Borrower becoming fully employed at any time during the MAP benefit period.”
 2. Language modification of household income to include the current income cap of \$98,500.Other Changes (Guidelines):
 1. Increase monthly benefit assistance from 3 months to 5 months.
 2. Elimination of liquid asset test.
 3. Reduction of required documentation.
 - c. Authorization for President/Chairperson to execute an agreement with Global Solutions Group, Inc. (GSG) to perform annual Network Penetration and Vulnerability Testing in an amount not to exceed \$6,000.00.
 - d. Authorization for President/Chairperson to execute a Seventh Amendment to Professional Services Agreement with Speridian Technologies, LLC in a total one-time amount not to exceed \$6,693.00 for the following changes in the Nevada Mortgage Assistance System (NMAS):
 1. Report to track commitment dollars (\$2,208.00)
 2. Email automation of ineligible/withdrawn letters (\$1,725.00)
 3. Modifications required for proposed changes for elimination of liquid asset reference
 4. Add reference for up to 5 monthly mortgage payments (\$2,760.00)
 - e. Approval to change the existing title of Accountant I to Accounting Clerk.
 - f. Approval of updated Organization chart.
7. General Board Comments, Questions and Items for Future Board Meetings.
8. Public comment. **(Limited to 5 minutes. Discussion Only)**
No action may be taken on any matter raised under this item of the agenda until the matter itself has been included specifically on an agenda as an item upon which action will be taken.”
9. Adjournment

Items will not necessarily be considered in the sequence listed. The NAHAC Board of Directors may combine two or more agenda items for consideration; remove an item from the agenda; or delay discussion relating to an item on the agenda at any time. This meeting may be continued if all of the items are not covered in the time allowed. If the meeting is to be continued, the time and place will be announced at the end of the portion of the meeting to be continued.

Supporting material for this meeting may be found at <https://nahac.org/public-meetings>, or requested from AJ Gavilanes, NAHAC Office Administrator at (702) 675-6635 (agavilanes@nahac.org)

Members of the public who are disabled and require special accommodations or assistance at the meeting are requested to notify AJ Gavilanes, NAHAC Office Administrator in writing at 3016 W. Charleston Blvd., Suite 160, Las Vegas, Nevada 89102 or by calling (702) 675-6635 or emailing agavilanes@nahac.org prior to the meeting date.

Public Notice: Pursuant to Section 3 of the Declaration of Emergency Directive 006 (“Directive 006”), the requirement contained in NRS 241.023(1)(b) that there be a physical location designated for meetings of public bodies where members

of the public are permitted to attend and participate has been suspended until April 16, 2020. Moreover, pursuant to Section 3 of Directive 006, the requirements contained in NRS 241.020(4)(a) that public notice agendas be posted at physical locations within the State of Nevada has likewise been suspended. See, http://gov.nv.gov/uploadedFiles/govnewnv.gov/Content/News/Emergency_Orders/2020/DeclarationofEmergencyDirective006reOML.3-21-20.pdf

This agenda has been electronically posted in compliance with NRS 241.020(3) at <http://www.nahac.org>, and NRS 232.2175 at <https://notice.nv.gov/>.