



**Minutes of the Meeting
of the Board of Trustees of the
Fire and Police Retiree Health Care Fund, San Antonio
July 31, 2023**

PRESENT: Henry Trevino, Fire Department Retiree Representative;
Chris Lutton, Police Department Representative;
Mike Despres, Retired Police Representative;
Doug Berry, Fire Department Representative;
Jason Sanchez, Police Department Representative;
Councilperson Melissa Cabello Havrda, City of San Antonio;
Mayoral Appointee Tom Silliman, City of San Antonio.

ABSENT: Andrew Estrada, Fire Department Representative;
Councilperson Marc Whyte, City of San Antonio;

OTHERS PRESENT: James Bounds, Executive Director; and
Jon Lowe, Martin & Drought, P.C.
Bill Coats, Foresite Real Estate
Chad Knibbe, Foresite Real Estate

At 10:01 a.m., Chair Berry called the meeting to order. The roll was called, and a quorum was declared present. The minutes from the meetings held on June 26, 2023, were reviewed and unanimously approved upon motion by Trustee Havrda and second by Trustee Sanchez.

MEMBERS
TO BE
HEARD: None.

**ACTION
ITEMS:**

1. Investments: No Report
2. Personnel/ Audit:
 - a. Audit: Mr. Bounds gave an update on the status of the audit currently underway. He advised that the audit is expected to be finalized in September, 2023.
 - b. Strategic Business Planning: No Report

3. Benefits:

- a. WEB-TPA Contract: Upon motion by Trustee Despres and second by Trustee Lutton, the Web-TPA contract renewal for three years with a 90-day termination approved by the Board, subject to review and approval by Fund counsel.

Trustee Sanchez voted nay. All other Trustees voted aye.

4. Legislative: No Report

5. Administrative Report:

- a. Expenses: Mr. Bounds presented the expenditures for the Fund. Upon motion by Trustee Despres and second by Trustee Havrda, a list of expenses and claims and the Financial Report were unanimously approved by the Board.
- b. Election: Mr. Bounds provided an update on the upcoming election for three Director positions. He advised that voting will begin on August 7, 2023 and end on August 23, 2023.
- c. Building: Mr. Coats and Mr. Knibbe were asked to provide an update on the possible sale of 5250 Rogers Road, Unit 2 (the "Building"). After a brief discussion, Mr. Lowe advised that the matter be taken up in Executive Session.

The Board went into Executive Session at 10:12 a.m. to discuss the financial terms of the possible sale of 5250 Rogers Road, Unit 2. The Executive Session adjourned at 10:28 a.m.

Trustee Despres made a motion (i) authorize the Executive Director to execute a non-binding Letter of Intent with Breakie Holdings, LLC regarding the purchase and sale of the Building, and (ii) to authorize Foresite Real Estate to enter into negotiations with the prospective purchaser for a binding Contract of Sale. Trustee Sanchez seconded the motion, and the motion was unanimously approved.

- d. Financial Officer: Mr. Bounds reported that a new Financial Officer has been hired, and is scheduled to begin work on August 21, 2023.

6. Consultant Report:

a. Legal: No Report

7. Educational Opportunities:

Upon motion by Trustee Despres and second by Trustee Havrda, the Board approved attendance at any of the following educational opportunities:

- Newbury: Annual Meeting Newbury Equity Partners Fund I-V, November 2, 2023
- Constitution: 2024 Limited Partners Annual Meeting, May 20-24, 2024

8. Next Meeting: The next regularly scheduled meeting will be August 28, 2023 at 10:00 a.m.

ADJOURNMENT: There being no further business, a motion was made by Trustee Despres and second by Trustee Lutton that the meeting adjourn. The motion carried unanimously. The meeting adjourned at 10:50 a.m.

Enclosures

- Financial Statement
- List of approved claims and expenses
- Agenda
- Minutes
- Certificate of Executive Session

CERTIFIED AGENDA OF CLOSED MEETING

I, DOUG BERRY, THE PRESIDING OFFICER OF THE BOARD OF TRUSTEES OF THE FIRE AND POLICE RETIREE HEALTH CARE FUND, SAN ANTONIO, CERTIFY THAT THIS DOCUMENT ACCURATELY REFLECTS ALL SUBJECTS CONSIDERED IN AN EXECUTIVE SESSION OF THE BOARD CONDUCTED ON JULY 31, 2023.

1. The executive session began with the announcement by the presiding officer that the Committee of Six recessed into executive session on July 31, 2023 at 10:12 a.m.
2. SUBJECT MATTER OF EACH DELIBERATION:
 - Discussions regarding the possible sale of 5250 Rogers Road, Unit 2 to Breakie Holdings, LLC.
3. No further action was taken.
4. The executive session ended with the announcement by the presiding officer that the executive session ended on July 31, 2023 at 10:28 p.m.

Doug Berry - Presiding Officer