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City of Dallas

**DALLAS PUBLIC FACILITY CORPORATION
BOARD OF DIRECTORS MEETING
Regular Meeting Minutes**

August 26, 2025, at 12:00 PM

**Dallas City Hall, Auditorium L1FN and Videoconference
Dallas City Hall - 1500 Marilla Street, Dallas, TX 75201**

The public may listen to the meeting as an attendee at the following videoconference link:
<https://dallascityhall.webex.com/dallascityhall/j.php?MTID=m18b8acfa6eb75b2a53a058150be2ac95>

Keith Pomykal, DPFC President, PRESIDING

PRESENT: [11]

Scott Hounsel, District 1/Director	Jason Brown, District 8*
VACANT , District 2	Ken Montgomery, District 9/ Vice President
Stacy Marshall, District 3***	Alan Tallis, District 11/Treasurer*
Ronald Stinson, District 4/Secretary	Laurel Stone, District 13/Director*
Prime Blankenship, District 5	Keith Pomykal, District 14/President
Christian Marquez, District 6***	VACANT , District 15
Victor Toledo, District 7/Director*	

ABSENT: [2]

Mark Holmes, District 10/Director
Kevin Winters, District 12/Director

**Note: Members of the Board participated in this meeting by video conference.*

***Note: Indicates arrival time after meeting called to order/reconvened*

The meeting was called to order at 12:02 p.m. with a quorum of the Board present.

The meeting agenda, posted in accordance with Chapter 551, "OPEN MEETINGS", of the Texas Government Code, was presented.

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MEETING ACTIONS

- 1. **Call to Order** – Keith Pomykal, Dallas Public Facility Corporation (DPFC) Board of Directors (Board) President
- 2. **Roll Call** – Samuel McDaniel, Assistant General Manager
- 3. **Public Testimony** - public comments on items 4 – 12

The Dallas Housing Finance Corporation provided "public speaker" opportunities. There were no public speakers. However, the following individuals presented the corresponding projects:

Presenters Name	Project Name
Jake Brown, LDG Development	Presentation for the Park at Northpoint located at 9999 Technology Blvd., Dallas TX 75220.

- 4. **Discussion and Approval of the minutes of July 29, 2025, DPFC Board Meeting** – Keith Pomykal, DPFC Board President

Secretary Ronald Stinson motioned to approve the minutes as presented. Treasurer Alan Tallis seconded. The minutes were unanimously approved.
- 5. **Community Announcements**
- 6. **Ethics Disclosures: DPFC Board members should disclose any relationship a member may have with the projects to be considered on this agenda or with any developer, participant or financial beneficiary of the projects to be considered on this agenda, even if that relationship does not relate to a specific project the DPFC Board is considering** - Keith Pomykal, DPFC Board President
- 7. **Discussion and possible action of a resolution approving the transaction for the Park at Northpoint located at 9999 Technology Blvd., Dallas TX 75220; including the execution of all documentation necessary to carry out the transactions; authorizing the purchase of the land for the projects and authorizing the DPFC to serve as the general contractor; and other matters in connection therewith** - Sam McDaniel, Assistant General Manager; Jake Brown, LDG; Summer Greathouse, Bracewell, LLP, DPFC legal counsel; Braxton Parsons, Hilltop Securities, DPFC Financial Underwriter
There was a brief discussion on this item.

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Jake Brown presented the project outlines and responded to board members' questions. The Board reviewed key aspects of the proposed resolution.

No action or vote was taken on this item.

8. Executive Session pursuant to Tex. Govt. Code §551.074 (Personnel Matters), to deliberate the employment and duties of candidates for the General Manager, Assistant General Manager, and support staff recommended by the DPFC Staff Hiring Committee in a cost sharing proposal with the Dallas Housing Finance Corporation for consideration by the Board

At 12:12 p.m., the Board recessed into Executive Session.

9. The DPFC Board may reconvene in open session and act on any item listed on the Executive Session Agenda in accordance with Chapter 551, Texas Government Code

The Board reconvened in Open Session at 12:48 p.m.

No action or vote was taken on this item.

10. **Discussion and approval of the DPFC Governance Committee's draft policy statement regarding administration, project requirements, governance and operations as proposed in the "Proposed Dallas Housing Finance Corporation and Dallas Public Facility Corporation Program Statements" memorandum at the April 22nd Housing and Homelessness Solutions Committee** – Ken Montgomery, DPFC Governance Committee Chair

Vice President Ken Montgomery presented the policy statement outlines and responded to board members' questions. The Board reviewed key aspects of the item.

Motioned by Treasurer Alan Tallis, seconded by Prime Blakenship. The item was approved unanimously.

11. **Review and discussion of DPFC Treasurer's report** – Sam McDaniel, Assistant General Manager; Shannon Andre, Brown Graham & Company

The Board reviewed the DPFC Treasurer's Report.

12. **DPFC pipeline report briefing and discussion** – Sam McDaniel, Assistant General Manager

The Board reviewed the Corporation's pipeline report.

