

Dallas Police and Fire Pension System
Thursday, April 8, 2021
8:30 a.m.
Via telephone conference

Regular meeting, William F. Quinn, Chairman, presiding:

ROLL CALL

Board Members

Present at 8:30 a.m. William F. Quinn, Nicholas A. Merrick, Armando Garza, Michael Brown, Robert B. French, Gilbert A. Garcia, Kenneth Haben, Tina Hernandez Patterson, Steve Idoux, Mark Malveaux, Allen R. Vaught

Absent: None

Staff

Kelly Gottschalk, Josh Mond, Kent Custer, Brenda Barnes, John Holt, Cynthia Thomas, Ryan Wagner, Greg Irlbeck, Milissa Romero

Others

Sidney Kawanguzi, Ron Pastore, Mark Morrison

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The meeting was called to order at 8:30 a.m.

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A. MOMENT OF SILENCE

The Board observed a moment of silence in memory of active police officer David C. Clark, retired police officers Brooks S. Lovejoy, David A. Jenkins, Michael A. Logan, and retired firefighters Thurman E. Jett, Robert B. Blackshear.

No motion was made.

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B. CONSENT AGENDA

1. Approval of Minutes

Regular meeting of March 11, 2021

- 2. Approval of Refunds of Contributions for the Month of March 2021**
- 3. Approval of Activity in the Deferred Retirement Option Plan (DROP) for April 2021**
- 4. Approval of Estate Settlements**
- 5. Approval of Survivor Benefits**
- 6. Approval of Service Retirements**
- 7. Approval of Payment of Military Leave Contributions**

After discussion, Mr. Garcia made a motion to approve the minutes of the meeting of March 11, 2021. Mr. Merrick seconded the motion, which was unanimously approved by the Board.

After discussion, Mr. Haben made a motion to approve the remaining items on the Consent Agenda, subject to the final approval of the staff. Mr. Brown seconded the motion, which was unanimously approved by the Board.

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C. DISCUSSION AND POSSIBLE ACTION REGARDING ITEMS FOR INDIVIDUAL CONSIDERATION

1. Chairman's Discussion Item

Reopening Status

The Chairman discussed reopening the Board meetings and requested the Trustees inform the Executive Director of their position on conducting the Board meetings in person.

No motion was made.

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2. Trustee Terms Expiring

As required by the Trustee Election Procedures, staff notified the Board that the terms of the following Trustees expire on August 31, 2021:

Steve Idoux, Mayoral Appointee
Mark Malveaux, Mayoral Appointee
Allen Vaught, Mayoral Appointee

No Trustee election is required in 2021 since all Trustees whose terms are expiring are Mayoral Appointees.

No motion was made.

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3. Legislative Update

Staff briefed the Board on pension bills that have been filed which may bear on DFPF.

No motion was made.

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4. Monthly Contribution Report

The Executive Director reviewed the Monthly Contribution Report.

No motion was made.

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5. Board approval of Trustee education and travel

- a. Future Education and Business-related Travel
- b. Future Investment-related Travel

The Board and staff discussed future Trustee education. There was no future Trustee business-related travel or investment-related travel scheduled.

No motion was made.

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6. Board Members' reports on meetings, seminars and/or conferences attended

Mr. Haben reported on the following seminar that he attended:

TEXPERS Legislative Workshop

No motion was made.

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7. Communication Plan Phase 1 Budget Increase

At the February Board Meeting the Board authorized a not-to-exceed amount of \$20,000 to complete the assessment phase of the development of a communication plan framework. FleishmanHillard notified staff that the estimated cost for the assessment phase is \$25,000.

After discussion, Mr. Malveaux made a motion to increase the not-to-exceed amount by \$5,000 for the first phase of the communication plan to \$25,000. Mr. Garcia seconded the motion, which was unanimously approved by the Board.

Mr. French was not present for the vote.

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8. Portfolio Update

Investment staff briefed the Board on recent events and current developments with respect to the investment portfolio.

No motion was made.

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9. Private Asset Cash Flow Projection Update

Staff provided the quarterly update on the private asset cash flow projection model. The cash flow model projects estimated contributions to, and distributions from, private assets through the end of 2023. These estimates are intended to assist the Board in evaluating the expected time frame to reduce DPF’s exposure to these assets and the implications for the public asset redeployment, overall asset allocation, and expected portfolio risk and return.

No motion was made.

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10. Real Estate Overview – AEW

Ron Pastore, Senior Portfolio Manager and Mark Morrison, Portfolio Manager, of AEW Capital Management updated the Board on the status and plans for DPF’s investments related to RED Consolidated Holdings (“RCH”) and Camel Square, an office development in Phoenix.

The Board went into closed executive session at 9:38 a.m.

The meeting was reopened at 11:26 a.m.

After discussion, Mr. French made a motion to approve the contribution of existing land at Camel Square into the redevelopment project, subject to final approval of the Executive Director. Ms. Hernandez Patterson seconded the motion, which was unanimously approved by the Board.

Mr. Merrick and Mr. Garcia were not present for the vote.

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11. Lone Star Investment Advisors Update

Investment Staff updated the Board on recent developments with respect to DPF investments in funds managed by Lone Star Investment Advisors.

The Board went into closed executive session at 9:38 a.m.

The meeting was reopened at 11:26 a.m.

No motion was made.

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- 12. Legal issues - In accordance with Section 551.071 of the Texas Government Code, the Board will meet in executive session to seek and receive the advice of its attorneys about pending or contemplated litigation or any other legal matter in which the duty of the attorneys to DFPF and the Board under the Texas Disciplinary Rules of Professional Conduct clearly conflicts with Texas Open Meeting laws.**

The Board went into closed executive session at 9:38 a.m.

The meeting was reopened at 11:26 a.m.

No motion was made.

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- 13. Personnel - Investment Staff**

Kent Custer, CIO, has resigned from DFPF effective April 30, 2021. The Executive Director discussed staffing issues related to the investment function in closed session.

The Board went into closed executive session at 9:38 a.m.

The meeting was reopened at 11:26 a.m.

After discussion, Mr. Quinn made a motion to appoint Ryan Wagner as interim Chief Investment Officer. Mr. Vaught seconded the motion, which was unanimously approved by the Board.

Mr. Merrick and Mr. Garcia were not present for the vote.

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D. BRIEFING ITEMS

- 1. Public Comments**

Prior to commencing items for Board discussion and deliberation, the Board received public comments during the open forum.

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2. Executive Director's report

- a. Associations' newsletters
 - NCPERS Monitor (April 2021)
- b. Open Records

The Executive Director's report was presented, however the NCPERS Monitor (April 2021) was not available.

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Ms. Gottschalk stated that there was no further business to come before the Board. On a motion by Mr. Quinn and a second by Mr. Haben, the meeting was adjourned at 11:28 a.m.

/s/ William F. Quinn

William F. Quinn
Chairman

ATTEST:

/s/ Kelly Gottschalk

Kelly Gottschalk
Secretary

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