

REGULAR MEETING

November 16, 2017

MINUTES

204 Elm Street COA 6:22pm.

ROLL CALL Present: Christine Sullivan, , Rick Leco, Gloria Paton

Absent: Jaye Alexander (excused – different night)

Also Present: Dan Ouellette Laurie Lawes, Staff: Joe Hardenbergh and Roger Bousquet, and TV North

CONSENT AGENDA

1. **MINUTES**
Regular Meeting – October 10, 2017
2. **FINANCIALS**
Sept 2017
October 2017
3. **MONTHLY REPORTS**
Check Registers October 2017
Section 8 Voucher Status Report
Public Housing Status Report
4. **TENANT ASSOCIATIONS:**
5. **OLD BUSINESS**

<p>Motion to Approve/ Accept the Consent Agenda items by: R. Leco Second: G. Paton Vote: Unanimous In Favor</p>

BUSINESS AGENDA

NEW BUSINESS

- A. HUD Admin Plan Update – READY FOR APPROVAL
Motion : R. Leco Second: Gloria Paton Vote: Unanimous in Favor
- B. Budget for FY 2018 – update (???) No update available
Dan Ouellette and Rick Leco reviewed the expected Budget details as were revealed at the MassNAHRO conference, but there is no confirmation. The Budget Guidelines are held up to be presented at the same day as the new Salary Guidelines for E.D.
- C. Capital Improvement Plan Project updates.
- D. Any other Business as Commissioners see fit.
Commissioner R. Leco addressed the recent tenant concerns about Bullying and NAHA’s responses. He outlined the basic recommended response form immediate witnesses and the NAHA Complaint process. Dan Ouellette informed everyone that NAHA was pressing forward on four cases after Complaints were submitted with enough information to address.
- E. Public Comment
Tenant Laurie Lawes explained her experience & views to support NAHA, and revealed that she was victim. She was protecting women from a tenant whom they feared and that tenant threatened to “go public” is she did not let him onto the Committee. The result was the anonymous letters and newspaper article. NAHA is processing her cases accordingly.
- F. Adjournment 7:04 pm
Motion : R. Leco Second: Gloria Paton Vote: Unanimous In Favor

Executive Session : none

NAHA __ Capital Improvement Plan FY 2018

DEV #	Fish #	7/1/2017 to		Project Name	2018
		6/30/18			
705-1	197099	Sm Fal		Awning Replacement	\$3510
667-1	197101	CC		Countertop Replacement Phase I	0
667-2	197101	ET		Countertop Replacement Phase I	\$4982
667-1	197102	CC		Replace Chainlink Fence	\$9900
667-3	197103	SW		Generator Repairs	\$9900
705-1	197104	Jefferson		Replace Soffits and Fascia Jefferson	\$8246
667-2	197107	ET		Paving - ADA	\$6000
667-1	197109	CC		Common Entry Flooring	\$18,164
667-1	197109	CC		Kitchen Faucet Replacement	\$40,740
667-1	197110	CC		Roof Replacement (\$434,795)	\$177,669 *
667-3	197111	SW		Elevator Repairs	\$48,205
200-1	197112	Falmouth		Smoke/Carbon Detector	\$5000
705-2	197112	Clifton		Smoke/Carbon Detector	\$2600
200-1	197113	Falmouth		Retaining Wall _____ Completed \$7,000	\$9900*
667-1	197114	CC		Entry Door Paint	\$9555
667-1	197115	CC		Countertop Replacement Phase II	\$3321
667-3	197115	SW		Countertop Replacement Phase II	\$1771
				Compactor Repairs & Trash Chute	
667-2	197116	ET		Doors	\$6000
667-2	197117	ET		Ventilation Sys. (Corr. Make up Air)	\$9997