

Hudson Housing Authority Agenda

Place of Meeting: Virtual Zoom conference

October 21, 2021

6:30 P.M.

To participate remotely click on link:

<https://us02web.zoom.us/j/82214755982?pwd=VXZwa3NHNyt5dDdDTU1kcEcvVUdrUT09>

Meeting ID: **822 1475 5982**

Meeting Password: **061596**

Conference call-in details are here, if you wish to join the meeting for audio only via telephone:

Meeting ID: **822 1475 5982** Password: **061596** One tap mobile: + 13126266799, 16465588656, 13462487799, 16699009128, 12532158782, 13017158592

POSTED IN ACCORDANCE WITH THE PROVISIONS OF MGL 30A §§ 18-25

1. Call to order
2. Minutes to be Approved
 - a. Minutes of September 9, 2021 Regular Meeting
 - b. Minutes of September 9, 2021 Executive Session Meeting
3. Financial Reporting and Accounts Payable
 - c. Budget comparative report through 8/31/2021
 - d. FYE 9/30/2021 in preparation with fee accountant; will be presented at a late date
 - e. Accounts Payable Report for September 2021
4. Warrants:
 - f. Transfer of Funds: September 2021
 - g. Payroll: September 2021
 - h. Housing Assistance Payments: October 2021
5. Projects and Contracts
 - i. Project 667-1 Brigham Circle Roof Replacement (FISH #141063)
 - i. No update; waiting on Certificate of Final Completion
 - j. Project 667-1&2 Brigham Circle Call Box Replacement (FISH #141071)
 - i. Work order currently under review by RCAT and HHA
 - k. Project 91-1 Norma Oliver Village Appliance Replacement

- i. No bids on this project; working with Designer Brockway on next steps
 - l. Project 689 49 Washington Street bathroom upgrade project (FISH #141069)
 - i. Scheduling initial asbestos testing
 - m. Project 167 8 Irving Street Deck Repairs (FISH #141062)
 - i. Shortage of supplies for this project, still waiting on all supplies before construction can start
- 6. New Business
 - a. Commissioners to consider purchase of box plow for backhoe from Monroe Tractor in the amount of \$8,277.00
 - b. Commissioners to consider adoption of revised Utility Allowances for FY2022
 - c. Discussion of vacant state-appointed HHA Board seat
- 7. Old Business
 - a. Commissioners to continue discussion of tabled Community Room Policy
 - b. Update on vacant unit turnover and strain on maintenance department
 - c. Update on HHA progress on tenant concerns addressed at 8/5/21 meeting
 - i. Speeding concerns at Norma Oliver Village
 - ii. Discussion about Resident Councils for federal public housing
- 8. Other Business
- 9. Executive Session
- 10. Adjournment

Attached: Order Suspending Certain Provisions of the Open Meeting Law, MGL 30A §§ 20

Posted By: Jaclyn Beaulieu
Posted Date: October 13, 2021