

Hudson Housing Authority Agenda

Place of Meeting: Virtual Zoom conference

July 8, 2021

6:30 P.M.

To participate remotely click on link:

<https://us02web.zoom.us/j/89917901952?pwd=cWU0YXgvUUZOMjArY1dnMEVUbWttZz09>

Meeting ID: **899 1790 1952**

Meeting Password: **847044**

Conference call-in details are here, if you wish to join the meeting for audio only via telephone:
Meeting ID: **899 1790 1952** Password: **847044** 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 April 29, 2021 Special Meeting
 - b. Minutes of April 29, 2021 Executive Session Meeting
 - c. Minutes of May 6, 2021 Executive Session Meeting
 - d. Minutes of May 11, 2021 Special Meeting
 - e. Minutes of May 11, 2021 Executive Session Meeting
 - f. Minutes of June 3, 2021 Regular Meeting
3. Financial Reporting and Accounts Payable
 - g. Budget comparative report through 5/31/2021
 - h. Accounts Payable Report for June 2021
4. Warrants:
 - i. Transfer of Funds: April 2021, May 2021, June 2021
 - j. Payroll: April 2021, May 2021, June 2021
 - k. Housing Assistance Payments: June 2021, July 2021
5. Projects and Contracts
 - l. Project 667-1 Brigham Circle Roof Replacement (FISH #141063)
 - i. Progress update: Construction start date 6/28/21

- m. Project 91-1 Norma Oliver Village Appliance Replacement
 - i. Progress update: working with Architect Brockway on new front-end documents for the new two separate projects
- n. Project 689 49 Washington Street Window Replacement
 - i. Progress update: Construction complete, no items noted in post-construction walk-through, substantial completement payment issued to contractor; waiting on receipt of Certificate of Final Completion for Board approval
- o. Project 167 8 Irving Street Boiler Replacement
 - i. Progress update: no update
- p. HHA Front Office Door Replacement project
 - i. Progress update: Door installed 6/21, current intermittent issues with opener and lock being reviewed by HHA and contractor
- 6. New Business
 - a. Maintenance Department Personnel
 - i. Commissioners to note resignation of Maintenance Mechanic Peter Wolochowicz effective 6/25/2021
 - ii. Commissioners to note HHA Groundskeeper/Custodian John Bucciaglia promoted to Maintenance Mechanic effective 7/5/2021
 - iii. Groundskeeper/Custodian vacancy currently posted; HHA currently accepting resumes
 - b. FYE 9/30/2020 federal Single Audit and state Performance Management Review (PMR) results
 - c. HHA Air Conditioner Policy update
 - d. Commissioners to discuss continuing virtual meetings or returning to in-person meetings
- 7. Old Business
 - a. Update on HHA progress on tenant concerns addressed at 6/3/21 meeting
 - i. NOV Community center chairs and tables
 - ii. NOV Community center TV/Internet/Cable
 - iii. Community Center Use policy
 - iv. Speeding concerns at Norma Oliver Village
 - v. NOV garden concerns
 - q. COVID-19 UPDATE

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: July 1, 2021