

**DARTMOUTH HOUSING AUTHORITY
2 ANDERSON WAY
NORTH DARTMOUTH, MA 02747
REGULAR BOARD MEETING
MONDAY, MARCH 18, 2013**

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DARTMOUTH TOWN CLERK

The Regular Board Meeting of the Dartmouth Housing Authority was called to order at Solemar at 2:00 p.m. by Wayne Whalley. Those in attendance and constituting a quorum included Sam Jonsson, Elaine Lancaster, Maria Connor, Constance Desbiens, Executive Director and Kerrie Bosse and several tenants.

The Treasurer's Report was presented as follows:

Balances: 667-1 - \$112,764.35; 667-2 - \$214,859.18; Local Programs - \$12,541.17; S.E.M. - \$200,788.58; Revolving - \$35,478.27

Bills Paid: 667-1 - \$13,396.10; 667-2 - \$22,514.61; S.E.M. - \$9,169.00
(all on-line transfers) Local Programs - \$1,264.37

Communications included the Mass NAHRO Newsletter which was previously emailed to the Board.

The Executive Director reported on the following items: (the Board was given an outline of this report for easier access to the information given).

There is one pending vacancy at Munroe Terrace. The waiting list consists of approximately 1 transfer, 9 elderly residents, one with veterans' preference, 9 non-elderly residents and 19 non-resident elderly and 17 non-elderly non-residents.

The Preventative Maintenance Policy will be discussed under Old Business and voted on. This is a revision that comes on the heels of a DHCD Housing Notice that came out with a monthly guideline: we already had 95% of it in our original policy.

Phase 2 of Solemar windows are out for bid with bid opening on Thursday, March 20th. We are also getting prices on railings for Solemar and this project should be started in April.

The MassNAHRO Annual Conference will be held in Hyannis on May 19-22. We usually put a 1/4 page ad in the annual booklet, this will be voted on by the Board. Connie has MCPPO Training in Huntington, MA. on March 19-21.

The Swansea Housing Authorities Board voted to renew the contract for another year: May 1, 2013-April 30, 2014 with 3% increase as reflected in their 2014 Budget. A renewal contract will be signed with both Boards in April.

Under New Business it was discussed that we would put 1/4 page ad in the Annual Booklet for the Mass NAHRO Annual Conference at a cost of \$60.00.

Under Old Business the non-profit for the O'Connor-Sisson House met on March 1st and unanimously agreed with the Local Screening Committee's choice of architect: JMBA Architects (Joe Booth). We are awaiting a contract for all parties to sign so that the plans may begin.

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The Preventative Maintenance Policy that was distributed last month for the Boards review will need to be voted on.

Under Tenant Input a tenant asked if the Minutes are available on line; Connie let them know they are available either in our office or at the Town Hall.

A motion was made by Elaine Lancaster and seconded by Maria Connor to approve the Minutes of the February 12, 2013 meeting. The Board voted unanimously.

A motion was made by Maria Connor and seconded by Elaine Lancaster to accept the cash disbursements and invoices for the Revolving and Development accounts for March, 2013. The Board voted unanimously.

A motion was made by Sam Jonsson and seconded by Elaine Lancaster to accept the Executive Director's Report as presented. The Board voted unanimously.

A motion was made by Maria Connor and seconded by Elaine Lancaster to put a quarter page ad in the Mass NAHRO Annual booklet at a cost of \$60.00. The Board voted unanimously.

A motion was made by Sam Jonsson and seconded by Elaine Lancaster to approve the revisions made to the Preventative Maintenance Policy. The Board voted unanimously.

There being no further Old or New Business to be brought before the Board, a motion was made by Maria Connor and seconded by Elaine Lancaster to adjourn this meeting at 2:20 p.m. The Board voted unanimously.

The next regular meeting of the Dartmouth Housing Authority will be held on Monday, April 8, 2013 at 2:00 p.m. at Munroe Terrace

Respectfully submitted,

Constance Desbiens
Executive Director

VOTED AND APPROVED BY THE BOARD ON 4/17/2013