

DARTMOUTH HOUSING AUTHORITY

2 ANDERSON WAY

NORTH DARTMOUTH, MA 02747

REGULAR BOARD MEETING

MONDAY, APRIL 17, 2011

RECEIVED

MAY 14 A 8:51

The Regular Board Meeting of the Dartmouth Housing Authority was called to order at Munroe Terrace at 11:05 a.m. by Wayne Whalley. Those in attendance and constituting a quorum included Sam Jonsson, Maria Connor, Constance Desbiens, Executive Director and Kerrie Bosse and several tenants. Elaine Lancaster was excused.

The Treasurer's Report was presented as follows:

Balances: 667-1 - \$113,087.39; 667-2 - \$241,143.92; Local Programs - \$12,838.83; S.E.M. - \$200,824.39; Revolving - \$10,775.42

Bills Paid: 667-1 - \$10,006.89; 667-2 - \$46,566.40; S.E.M. - \$13,542.12
(all on-line transfers) Local Programs - \$1,709.95

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.

Phase 2 of Solemar windows need to be voted on, Homer Contracting came in at a price of \$86,600. We will have them do a sample apartment first to make sure that it matches up to the windows that have already been done.

We also need to vote to award the railing job to Cape Cod Iron in the amount of \$7,920.00 and also the Automatic Door Opener to DORMA USA in the amount of \$2,372.99 for the Community Center at Solemar.

The MassNAHRO Annual Conference will be held in Hyannis on May 19-22. Anyone interested in going needs to let Connie know.

The MCPPO Training first session was cancelled; will look into rescheduling for the Fall.

The Swansea Housing Authority's Board signed the new contract; this Board will also need to sign it.

The Fire Department has issued a letter stating that the entire west side of the roadway at Munroe Terrace must be marked fire lane with signage for 15 minute restricted parking. The lot will be relined in the Spring and the tenants will receive a copy of the letter and a notice effective May 1st.

MassNAHRO Legal Request: requesting a donation of \$1 per State Unit (or more if desired) to help defray the cost of attorney filing legislation; to be discussed under New Business for possible vote.

A revision to the A/C Policy is in the Board's packet for review, noting changes due to the second story balconies. Discussion and possible vote to be done in May.

Parking Place Policy: a copy of it is in your packet with changes to be reviewed by the Board and discussed/voted on in May, noting the fire lane restrictions and assignment of spaces.

BOARD MEETING (Cont)
APRIL 17, 2013

Under New Business The Swansea Housing Contract was discussed and will need to be signed. The Contracts for Phase II of Windows, Iron Railings and Automatic Door Opener will need to be signed. Discuss re-organization of Board for May, to be put on May's Agenda. Discussed MassNAHRO's legal request.

Under Old Business the Architect's Contract for the O'Connor-Sisson House is under review by the lawyer; need to start planning (with non-profit) to apply for CPC leverage funding.

Under Tenant Input Safety was discussed and the fact that there have been police cars here on a few occasions within the last month. Connie explained to the tenants that she needs to have a paper trail for the attorney. They need to get the copies of filed complaints to her so she can forward them.

A motion was made by Maria Connor and seconded by Sam Jonsson to approve the Minutes of the March 18, 2013 meeting. The Board voted unanimously.

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

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

A motion was made by Sam Jonsson and seconded by Maria Connor to accept and sign the Swansea Housing Contract for another year. The Board voted unanimously.

A motion was made by Maria Connor and seconded by Sam Jonsson to approve the contract for the Phase II windows at Solemar for \$86,600 with Homer Contracting Inc. The Board voted unanimously.

A motion was made by Maria Connor and seconded by Sam Jonsson to approve the contract with Cape Cod Iron for the railing at Solemar in the amount of \$7,920.00. The Board voted unanimously.

A motion was made by Sam Jonsson and seconded by Maria Connor to approve the contract with Automatic Door Opener to DORMA USA in the amount of \$2,372.99 for the Community Center at Solemar. The Board voted unanimously.

A motion was made by Sam Jonsson and seconded by Maria Connor to approve a donation for Mass NAHRO legal in the amount of \$125.00. The Board voted unanimously.

BOARD MEETING (Con't)
APRIL 17, 2013

There being no further Old or New Business to be brought before the Board, a motion was made by Maria Connor and seconded by Sam Jonsson to adjourn this meeting at 11:45 a.m. The Board voted unanimously.

The next regular meeting of the Dartmouth Housing Authority will be held on Monday, May 13, 2013 at 2:00 p.m. at Solemar.

Respectfully submitted,

Constance Desbiens
Executive Director

VOTED AND APPROVED BY THE BOARD ON 5/13/13