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MILLBURY HOUSING AUTHORITY
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Minutes
MILLBURY, MASS

January 18, 2017

Time: 2:50

Present: Frances Gauthier, Sherry Forleo, Veronica Wood, Gilbert Picard, Lucy Chabot, Marsha Pousland

Treasurer chaired the meeting as requested by the Chair.

Motion by Lucy Chabot, seconded by Gil Picard to accept the minutes of the November 2016 meeting. All in favor. Motion carried unanimously.

Motion by Gil Picard, seconded by Sherry Forleo to accept the minutes of the December 2016 meeting. All in favor. Motion carried unanimously.

Motion by Sherry Forleo, seconded by Fran Gauthier to accept the November 2016 Consolidated Account Vouchers in the amount of \$126,155.98. All in favor. Motion carried unanimously.

Motion by Sherry Forleo, seconded by Gil Picard to accept the November 2016 MRVP Vouchers in the amount of \$1,026.00. All in favor. Motion carried unanimously.

Motion by Sherry Forleo, seconded by Lucy Chabot to accept the December 2016 Consolidated Account Vouchers in the amount of \$157,751.15. All in favor. Motion carried unanimously.

Motion by Sherry Forleo, seconded by Fran Gauthier to accept the December 2016 MRVP Vouchers in the amount of \$816.00. All in favor. Motion carried unanimously.

Discussion: smoking on property with the new marijuana laws. The Board decided to continue to allow smoking by the old truck on the border of our property on Colonial Drive. If there is a problem with marijuana smoking they'll deal with it then.

Veronica Wood mentioned adding a fence in front of the area to visually block the smoker's from the Lavin's. It was decided that after the truck was removed the smokers could move further back into the area and would, for the most part, be visually removed from the Lavin's site line.

Carol mentioned putting a couple of benches in the area and that would alleviate the lawn chairs. The Board agreed. We'll see how this works out in the spring when the area is cleaned and the benches installed.

Marsha Pousland spoke about how uncomfortable she and some of the other smokers are with Richard Lavin staring at them when they are out there smoking. He came onto the housing authority property to stare. She stated that one day she and 2 other tenants were in her car pulled up to the end of the property and they were smoking in in the car. Mr. Lavin walked up and put his face within a foot of her car window and just stared in. He then walked around the car and did the same in the other windows. As he was walking away from the car he was heard to say "bad move."

They were in the car another day and Mr. Lavin was backing out of his driveway laying on his horn and continually backing up so that Marsha had to keep backing up. She stated that he had enough room to back a mack truck out of his driveway. Again, he was on housing property. He also stares at them from his property. The tenants feel that this is a form of intimidation and harassment.

Carol informed the Board that another tenant called her to report a congregate tenant, in a wheel chair, was there smoking and Mr. Lavin was staring. The congregate tenant who wheeled her to the area asked the tenant what she did wrong and why was that man mad at her. She appeared to be frightened.

Carol told the Board and Marsha that she spoke with Karen Ahlers, housing attorney, about this. She stated that the authority could request a no trespass order against him. Karen also stated that the tenants could go to the courthouse and request a harassment order. She didn't know if this would be successful because he hasn't actually said anything to them and she didn't think that staring alone would be considered harassment.

Carol informed the Board that after discussing housing property being considered private or public with Karen, there is no doubt that housing authority property is private property and is owned by the housing authority.

The office renovation was discussed and the Board was made aware of the progress on the rebids.

Carol informed the Board that Jonathan Church, administrator for the WRTA, has not returned her calls and she cannot find an email for him.

The 1998 truck was discussed. Carol informed the Board that the truck was valued at \$1,957, but using the criteria required she wasn't able to include some destruction such as the rotted wiring, rotted gas line, rodent eaten interior, rust etc., and the fact that it hasn't run in 4-5 years. Gil Picard stated that the value of the truck was nowhere near that amount and we should sell it at whatever price we can get for it just to get it removed.

Carol stated that she "spread the word" and Auburn Housing Authority checked it out but had no interest. Two verbal bids were received one for \$100 and one for \$200.

Motion by Gil Picard, seconded by Lucy Chabot to accept the highest bid of \$200.00 by Tony Mastromattoes. All in favor. Motion carried unanimously.

Carol informed the Board that Nault Architects received the design bid for the first floor renovation at 21 Forrest Drive. That is a 3 bedroom unit that has been vacant for 2 years.

A discussion of bed bugs was last on the agenda. Carol had a meeting with the tenants last week and informed them as to what was being done to eradicate the bugs, what they looked like, and how to determine if they were present in a unit. She also passed out pictures at each developmental stage of the bug. The tenants were understandably distressed, but were relieved to hear that no one person is at fault and the bugs are prevalent; being found in good hotels, in store bought clothing and bed linens, in hospitals and nursing homes etc.. The tenants have been very cooperative when the professionals are here, and are aware that they should call the office if they think they might have them. They are very difficult to eradicate, and it's not something that will happen overnight.

The next meeting is scheduled on February 15th at 2:45pm

Motion by Gil Picard, seconded by Lucy Chabot to adjourn. All in favor. Motion carried unanimously.

Meeting adjourned at 3:55.

Respectfully Submitted,





Carol A. Smith

Veronica A. Wood
Veronica Wood

Gilbert Picard
Gilbert Picard

Frances Gauthier

Sherry Forleo
Sherry Forleo

Lucy Chabot
Lucy Chabot