

Millbury Housing Authority

Minutes

June 16, 2021

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MILLBURY, MASS.

Meeting convened at 1:05 pm

Members Present: Frances Gauthier, Sherry Forleo, Virginia Yasko

Members Absent: Veronica Wood, Lucy Chabot

Motion by Sherry Forleo, seconded by Virginia Yasko to accept the May 26, 2021 minutes as read. All in favor. Motion carried unanimously.

Motion by Sherry Forleo, seconded by Virginia Yasko to accept the May Consolidated Voucher Report in the amount of \$117,001.41. All in favor. Motion carried unanimously.

Motion by Sherry Forleo, seconded by Virginia Yasko to accept the May MRVP Report in the amount of \$1,734.00. All in favor. Motion carried unanimously.

Chair thought best to table the vote on re-visiting the pet policy until the next meeting.

Carol told the Board that she was appalled by the condition of the benches outside of the congregate building. Maintenance prioritized the work order, and the benches are complete with the exception of staining and sealing.

The central air has been down for the past week and a half. According to Renaud Hvac the parts to repair the conditioner should be in by the end of this week or the beginning of next. Carol has closed the office at noon when the temperature has reached above 80 degrees, and admin staff have worked from home.

Motion by Sherry Forleo, seconded by Virginia Yasko to approve the Certificate of Final Completion and the Application and Certificate for Payment for D. A. Sullivan and Sons, Inc. in the amount of \$56,828.01. All in favor. Motion carried unanimously.

Carol stated that the AUP was completed last week with no findings. She also stated that one of the auditors, who is a former housing director, stated that we are doing an excellent job.

Terry Burke Dotson called Carol to see if she would be interested in managing a 6-bed group home for brain damaged individuals if the option became available.

This is a possibility by a developer who is working with the town. Carol told her if the units were in the portfolio of the housing authority and DHCD she would consider it. She would not consider it if it was a Town of Millbury entity.

Virginia Yasko asked why the maintenance men were cleaning apartments and doing custodial work...why couldn't Carol hire a company to do that. Maintenance doesn't have the time to make repairs like to the bottom of the porch pillars that are breaking, and might hurt someone. Carol explained the budget, and also stated that annual inspections were done by housing and DHCD, and repairs were prioritized. She then asked why other housing authorities had the money. Carol explained federal funding vs state funding. She then asked why we weren't federal. Carol explained why. Virginia stated that tenants would volunteer to deliver notices to save time for the maintenance crew. Carol told her to find the volunteers and she would use them, but also explained that some notices were time sensitive and would continue to be delivered by maintenance.

Virginia Yasko also mentioned that cars speed through Colonial Drive and what could be done about it. Carol stated that housing owned Colonial Drive. Virginia thought it was town owned because the town does a favor by plowing the drive, but she could call the police although she'll probably be told that it is private property. The police can monitor the speed from South Main Street if they feel that would help.

Motion by Sherry Forleo, seconded by Virginia Yasko to adjourn. Meeting adjourned at 1:42.

Respectfully Submitted,



Frances Gauthier



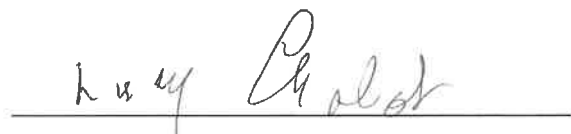
Carol A. Smith



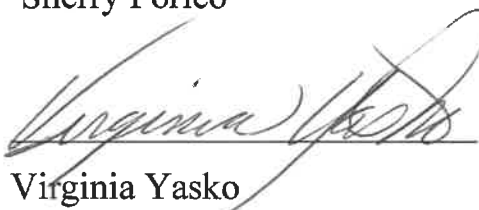
Veronica Wood



Sherry Forleo



Lucy Chabot



Virginia Yasko