

*Acushnet Housing Authority
23 Main St – Presidential Terrace
Acushnet MA 02743
Regular Meeting
September 27, 2017*

The meeting opened at 9:36 AM with Chairman Rene Racine presiding.

Roll call of Commissioners found the following present:

Mr. Racine
Mr. Mulvey
Mrs. Sousa
Mr. Gomes
Mr. Brown

Others Present: Michael Cioper, Lynn Berube, Julie Benedetto

The Board welcomed new board member, Robert Brown.

Minutes:

The minutes of the August, 2017 meeting were approved without correction on a motion made by Mr. Mulvey and seconded by Mrs. Sousa.

Bills and Communication:

A motion was made by Mr. Mulvey and seconded by Mrs. Gomes to accept the August 2017 warrant. The vote was unanimous.

Report of the Director:

Lynn brought the board members attention the letter from RCAT, (the team that does the bidding for project's over \$10,000.00). We received two quotes for the Garfield St. deck. The first quote was from Mike's construction for \$18,700, 00 which is 20% lower than our construction cost estimate of \$24,000. The second quote was from MJ Connors for \$20,412.00. The difference is \$2,000.00. Lynn explained if we go with the lower bid, the remainder of the work can be performed by Mike for only \$300.00 - \$400.00. RCAT recommends them and Mike and Lynn agree. Lynn asked for a motion to hire Mike's Construction for the rear deck job at Garfield St. A motion was made by Mr. Gomes and seconded by Mr. Mulvey. The vote was unanimous. Lynn added that it has been a pleasure working with RCAT.

Extra Ordinary Maintenance:

Also, in the correspondence is a letter from the state. It shows that the Administration and Finance has given the Department of Community Housing and Development an additional cap fund for non - routine maintenance. Mike and Lynn's ideas include a permanent wooden gazebo perhaps having the Vocational School do the job), replace all back porch screens, as some are ripped and a new larger outdoor flag. If money allows replacing of railings and doors. We will work on getting quotes. Lynn asked the board if they had any recommendations. The siding is still in the works, as Lynn plans to use CPA funds for the siding if possible. Lynn added that there was a leak in the wall at Garfield St., which was fixed with the extra ordinary money, along with new high flow toilets.

Mr. Gomes asked about the vinyl siding. Lynn said the labor is costly and perhaps we could ask the Vocational School to perform the labor or have maintenance perform the labor in order to save the Authority money.

Vacancies:

We have one vacancy. It will be filled with someone on our waiting list. The apartment is being prepared for the new tenant and should be finished by week end.

Rear walkway update:

Lynn is meeting with the Engineer the week after next. Lynn invited the board to come to the meeting if they would like. Mr. Mulvey asked what the material would be. Lynn replied it will be black top/asphalt, the trash area will be cement with a new fence around it.

A motion was made by Mr. Mulvey and seconded by Mrs. Gomes to accept the Director's Report.

Maintenance Report:

Mike reported there was a leaky tub upstairs at the Garfield St. He cut a hole in the ceiling and determined the upstairs tub needed to be re-grouted. He re-grouted the tub and has been replacing all the toilets. At Presidential Terrace, he has been performing the usual maintenance, landscaping and storm preparation. A motion was made by Mr. Brown and seconded by Mr. Gomes to accept the Maintenance Report. The vote was unanimous.

Tenants Comments:

Mr. Bergeron was happy to report that Keith's Farm donated pumpkins for our fall décor. A big thank you to Sue and Keith Santo's for their generous donation.

Next Meeting Time and Date:

The next regular meeting will be held October 25, 2017.

Adjournment:

A motion was made to adjourn the meeting at 9:23 by Mr. Mulvey and seconded by Mrs. Sousa. The vote was unanimous.

Recorded and prepared by:
Julie Benedetto
Administrative Assistant

Lynn S. Berube

Executive Director

All Meetings can be viewed by going to the Town of Acushnet, www.acushnet.ma.us Go to public access Channel 18.

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