

HANSON HOUSING AUTHORITY
80 Meeting House Lane, Hanson, MA 02341
BOARD OF COMMISSIONERS MINUTES, April 13, 2023

A Regular Meeting of the Hanson Housing Authority was duly called and held on Thursday, April 13, 2023 at 6:30 p.m. at 80 Meeting House Lane and upon a call of the roll, the following Officers were found present and absent:

<u>Present</u>	<u>Absent</u>
Dan Pardo	Michael Jones
Dorothy Marrocco	Kevin Keane
Teresa Santalucia	

Pledge of Allegiance

Chairman Pardo led the Pledge of Allegiance

Approval of the Minutes from the Regular Board Meeting.

Commissioner Santalucia made a motion, seconded by Commissioner Morrocco to approve the minutes of the March 9, 2023 Board Regular Board Meeting. The motion passed unanimously.

Commissioner Santalucia made a motion, seconded by Commissioner Marrocco to approve the Accounts Payables as presented. The motion passed unanimously.

Commissioner Santalucia made a motion, seconded by Commissioner Marrocco, to approve the Certificate of Final Completion (CFC) for Alpha Contracting Associates, Inc. for the Comprehensive Building Envelope Repairs Phase 5 at Buildings 15 & 16 and authorize Final payment in the amount of \$13,212.38. The motion passed unanimously.

Commissioner Santalucia made a motion, seconded by Commissioner Marrocco, to award and authorize the Executive Director to enter into a contract with Harrison Electric, LLC for the Fire Alarm System Upgrade at Woodbine Ave. 167-1, FISH @ 123066. The Plans and Specifications were prepared by John Murphy Electrical Construction and Engineering, Inc. The Bids were opened on March 22, 2023. Five bids were received. Harrison Electric, LLC was the low bidder. The contract will be in the amount of \$38,500.00. The source of funding for this contract is DHCD Formula Funding. The motion passed unanimously.

Commissioner Santalucia made a motion, seconded by Commissioner Marrocco, to approve the Certificate of Final Completion (CFC) for Alpha Contracting Associates, Inc. for the Comprehensive Building Envelope Repairs Phase 4 at Buildings 1 & 2 and 13 & 14 and authorize Final payment in the amount of \$19,427.50. The motion passed unanimously.

Mr. Marathas addressed the Boards questions on the Finance Report. Commissioner Santalucia made a motion, seconded by Commissioner Marrocco, to approve the April 2023 Finance Report. The motion passed unanimously

Executive Director's Report

Mr. Marathas reported on the following:

- Court appearances for eviction case and contempt
- Annual inspections completed; work orders generated
- Recertifications are in process for all tenants
- Vacancy unit 3C in progress of turnover
- Painted all exterior light poles
- Excavated center area for placement of gazebo and hauled loam to level area for planting
- Rake and seed center area for new grass area
- Gazebo delivery
- Changed 8 additional three-way valves in heating systems, 5 done previously, awaiting delivery of 4 more.
- Mulch delivered for Spring cleanup and mulch beds
- New Hanson Housing Authority sign installed
- Hallway and common area modernization/painting in progress
- Stove delivery scheduled for next week (68)

Old Business

Public Hearing on HHA Smoking Policy: Date TBD

New Business

None

There being no further business, Commissioner Santalucia made a motion, seconded by Commissioner Marrocco to adjourn. The motion passed unanimously, and the meeting adjourned at 6:57 p.m.

Respectfully submitted,

Kerrie Solomon, Administrative Assistant