



HANSON HOUSING AUTHORITY

80 Meeting House Lane, Hanson, MA 02341

BOARD OF COMMISSIONERS MINUTES, JANUARY 9TH, 2025

A Regular Meeting of the Hanson Housing Authority was duly called and held on, Thursday, January 9, 2025 at 6:30PM. Upon roll call, the following Officers were found present and absent:

Present

Kevin Keane
Michael Jones
Dan Pardo
Teresa Santalucia

Absent

Dorothy Marrocco

Commissioner Jones made a motion, seconded by Commissioner Keane, to approve the minutes of the December 12th 2024 Board Meeting.

Mr. Marathas answered the board questions regarding the Accounts Payables. The Board requested that Fenton, Ewald & Associated present at upcoming board meeting. Commissioner Santalucia made a motion, seconded by Commissioner Jones, to approve the Accounts Payables as presented. The motion passed unanimously.

Commissioner Santalucia made a motion, seconded by Commissioner Keane, to enter into a contract Coats Rose to complete the legal work for the disposition of LZ Thomas for the RAD conversion for up to \$20,000.00. The motion passed unanimously.

Executive Director's Report

Mr. Marathas reported on the following:

Operations:

- LZ Thomas vacancy # 4 completed.
- LZ Thomas #3 is now reoccupied.
- 16D vacancy in progress
- Repair to LZ Thomas septic completed.
- Food delivery completed, Greater Boston Food Bank
- Ice melt and plowing for storm
- Removal of holiday decorations and window paintings
- Repair of laundry drain
- Cleaning of all common areas
- Maintenance staff update, out until February 1 2025
- Water main at MHL

Modernization Report

- Force account plan for Rear steps submitted. Waiting on EOHLC approval.
- Code Comp.-Exit Sign & Emergency Light Installation awaiting EOHLC Work Order. EOHLC Review Architect assigned.
- Cameras & Security System In House Spec Draft complete - Creating Bid Package week of 1/6. Proposed Bid date of 1/22.
- Fire Alarm Phase 2 -need to request ER award from EOHLC.
- Community Bidg Electric Panel upgrade- getting quotes.
- Bioclear Study-awaiting report from GCG.
- Maintenance Shed Siding replacement-Developing Force Account plan for submittal to EOHLC.
- Woodbine Roof Replacement 100% complete
- Tub Cuts for ADA units (667-1)-Force Account Plan being developed
- New Entrance Site Sign—100% Complete
- ARPA Door replacements-Russell scheduling with Varieka

RAD Conversion update.

- Letter request from Town for support, received, completed
- Letter of determination for environmental review received, completed
- Letter of administration agreement with Quincy for voucher management, completed
- Tenant Meetings completed

Old Business

Town Planner to attend February meeting to present housing plan

New Business

Board positions to be on the February agenda

There being no further business, Commissioner Santalucia, made a motion, seconded by Commissioner Jones to adjourn. The motion passed unanimously. The meeting adjourned at 7:28pm.

Respectfully submitted,

Kerrie Solomon
Administrative Assistant
Hanson Housing Authority