

THE MEETING IS BEING HELD AT 530 MYSTIC AVE, SOMERVILLE, MA 02145.

AGENDA OF THE REGULAR MEETING OF THE SOMERVILLE HOUSING AUTHORITY
THURSDAY, NOVEMBER 21, 2024
FUTURE MEETING & PUBLIC HEARING: DECEMBER 19TH AT 4:00 P.M.
FUTURE MEETING: JANUARY 16TH AT 4:00 P.M.

MEETING CALLED TO ORDER

1. APPROVAL OF MINUTES

(a) Revised Special Board Meeting Minutes – May 9, 2024

(b) Regular Board Meeting – October 17, 2024

2. COMMUNITY INPUT/RESIDENT COUNCILS

3. COMMUNICATIONS

(a) Rector, Reeder & Lofton Management Letter and Audit Report on Examination of Financial Statements and Supplemental Information for FYE 3/31/2024.

(b) November 14, 2024, letter from The Commonwealth of Massachusetts Office of the Attorney General regarding an Open Meeting Law Complaint from July 2, 2024.

4. EXECUTIVE DIRECTOR'S REPORT

5. DEVELOPMENT UPDATE (IF NECESSARY)

6. NEW BUSINESS

(a) Approval of permanent status of Charles Murphy, Maintenance Electrician.

(b) Approval of proposed revisions to the Somerville Housing Authority (SHA) Section 8 Administrative Plan.

(c) Approval to request a Regulatory Waiver from the Executive Office of Housing and Livable Communities (EOHLC) for the Guaranteed Basic Income Program.

(d) Approval of the proposed SHA Federal Housing Program Flat Rents.

(e) Approval of a one-year Integrated Pest Management (IPM) contract to Page Extermination with two additional years at the sole option of the SHA.

(f) Approval of the Certificate of Final Completion and Payment to The Hatch Group, Inc. for SHA Job #2205, Mystic River Administration Building and Courtyard Improvements.

- (g) Approval of the Certificate of Substantial Completion to MJS Construction, Inc. for the Mystic River Concrete Bumpout Repairs Phase 2.
 - (h) Approval of the Certificate of Substantial Completion to R. Federico Company LLC for the Mystic River Site Improvements Phase 2 project.
 - (i) Approval of the Certificate of Substantial Completion to K.B. Aruda Construction, Inc. for the Highland Gardens Domestic and Sprinkler project.
 - (j) Approval of the Certificate of Final Completion and Payment to K.B. Aruda Construction, Inc. for SHA Job #2324, Highland Gardens Domestic and Sprinkler Line.
 - (k) Approval to enter a contract with TM Construction Management to complete SHA #2320 Bryant Manor Façade Cleaning for the sum of \$219,750.00.
 - (l) Approval to enter a design contract with GCG Associates, Inc for Corbett Apartments Concrete Stairs Replacement Project for the sum of \$33,880.
 - (m) Approval to enter a design contract with EHA Design, Inc. for the Mystic View Roof Replacement Phase 4 Project for the sum of \$34,098.
 - (n) Approval to enter a contract with Charles J. Femino (DBA Public Safety Solutions, INC.) as the Somerville Housing Authority's Public Safety Administrator.
7. OPEN SESSION for topics not reasonably anticipated by the Chair 48 hours in advance of the meeting.
8. ADJOURNMENT