



NORTHAMPTON HOUSING AUTHORITY

Approved – JANUARY 11, 2018 MINUTES

Members of the Northampton Housing Authority met in Regular Session at “McDonald House Apartments” at 49 Old South Street, Northampton, Ma. On Thursday, January 11, 2018.

The Chairperson called the meeting to order at 7:30PM.

Upon Roll Call, those present and absent were as follows:

PRESENT: Commissioner Brooks, Commissioner Hebert, Commissioner Wallace and & Chairperson Jones.

ABSENT: Commissioner Budgar

ALSO PRESENT: Cara Clifford; Deb Dunphy; Keith Walsh; Maria Walton; Betsy Medina; Thomas O'Connor; Jack Redman; Roy Martin; Kathy Hebert; Marilu Cruz; Michael Harris; Jason Potts & David Arce.

EMPLOYEE AND TENANT ISSUES

Employee Issues: None.

TENANT ISSUES:

Pat Sullivan – Salvo – spoke about the recent snow storm. The plowing was not done properly and she spent ½ hour in her wheelchair unable to get onto the sidewalk to get inside. She came to NHA and asked about snow removal at Salvo and was told not to call Maintenance. She was going to file a complaint with the public health department and then three peoples came to shovel on Friday. She said Bravo to Maintenance Dept. especially Steve Nowak and David Arce.

Roy Martin – Salvo – the inside of Salvo is getting dirty as well as the outside of the building. Corkboard – still needed to put notices up near the mailboxes.

Approval of the December 2017 Minutes

Ms. Clifford stated that Commissioner Budgar wanted to table the approval of the minutes as we did not properly convey his thoughts on the Taco Valves for Hampshire Heights Hot Water Heaters.

Chairperson Jones asked the Board if there was any discussion on this.

Commissioner Brooks put for the motion to accept the minutes. Commissioner Wallace stated that she was fine with tabling the approval of the minutes.

Commissioner Brooks put forth the motion to table the approval of the December minutes, Commissioner Hebert seconded the motion.

VOTING AYE: Commissioner Brooks, Hebert, Wallace and Chairperson Jones.

VOTING NAY: NONE

ABSENT: Commissioner Budgar.

Whereupon Chairperson Jones approved the tabling of the December minutes.

NEW BUSINESS:

Motion to Discuss and approve PHN 2018-01 directives.

See the Extract Minutes attached.

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DISCUSSION: Gasoline and Sand/Salt Purchases from the City of Northampton.

In November, Ms. Clifford emailed the Mayor regarding this issue; he was to speak with the city Attorney and get back to Ms. Clifford after Thanksgiving. On December 20th Ms. Clifford did a follow up email and received a "read receipt" but no response from the Mayor. Chairperson Jones asked Ms. Clifford if she would call a meeting with the Mayor and he would attend the meeting also. Commissioner Brooks asked if we spoke to an Attorney. Attorney O'Connor stated that if we could find the MOU it would help us. However, we cannot find the MOU. Ms. Clifford stated that the City does not have to work with us, but she called surrounding Housing Authorities and they either pay the City or the gas is given to them. Springfield Housing buys their gas from the City. Mass. Gen. Law 121B section 7 paragraph 1 states that they Housing Authority may work with the city to receive the gas and salt/sand.

At this time, the Executive Director's Report was read.

Ms. Clifford went through the total rents collected, re-certifications for the month, and wait list numbers. Total work orders for the month was 402, uncompleted from previous month is 103, work orders completed for the month is 236, and work orders incomplete is 63. The Section 8 Manager, Lisa Felty resigned without notice on December 22, 2017. There is (1) workman's comp still pending, (1) employee out on FMLA, (2) New Hires and (1) Temp Hire. We want to welcome our two new Service Technicians - Wayne Blair & C.J. Niedzwiecki III.

At this time, Chairperson Jones asked if there were any questions or any other Business. Chairperson Jones stated that the Board move into Executive Session.

At this time Commissioner Hebert put forth the motion to adjourn into Executive Session, seconded by Commissioner Brooks.

The regular meeting was opened back up at 8:16 p.m.;

Commissioner Wallace put forth the motion to adjourn the meeting at 8:16 p.m., seconded by Commissioner Hebert.