



Board of Commissioners

Monthly Meeting Agenda

December 21, 2023 – 1:00 PM – 630A Plantation Street
Call in number (657) 220-3242 Access Code: 184-148-855

Note: Proceedings of this meeting are being audio recorded. Please shut off all electronic devices.

1. **PROCEDURES**

- a. Roll Call
- b. Notice to City Clerk
- c. *Approval Request:* Approval of the Minutes from November 16, 2023, Regular Meeting

2. **CORRESPONDENCE**

- a. Notifying the Board of the 24 Mill Street potential Choice Limiting Action (CLA) response letter from the U.S. Department of Housing and Urban Development (HUD).

3. **FINANCE**

- a. Financial Statements through October 31, 2023
- b. *Approval Request:* For the Federal & State Accounts Receivable Tenant Write-offs
- c. Notifying the Board of PHN 2023-21 Property, Boiler & Machinery and Crime Insurance Policy period 11/17/2023 – 11/17/2024.
- d. *Approval Request:* For the submission of the Resident Service Coordinators (RSC) grant application to the Executive Office of Housing and Livable Communities (EOHLC) for Greenwood Gardens (2023-18 RSC NOFA)

4. **ADMINISTRATION**

- a. Status Report: Admissions
- b. Status Report: Property Management
- c. Status Report: Leased Housing
- d. Status Report: Family & Resident Services
- e. Status Report: Public Safety
- f. Status Report: Human Resources

5. MAINTENANCE, MODERNIZATION, and DEVELOPMENT

- a. Status Report: Maintenance
- b. Status Report: Modernization
- c. Status Report: New Projects & Development
- d. Notifying the Board of a bid rejection relative to the ARPA FF: Targeted Award Fire Alarm System Replacement.
- e. *Approval Request:* For the final payment and closeout documentation for Poulin Construction Inc. relative to the 600A Mill Street Renovations project.
- f. *Approval Request:* For Change Order No. 2 to our contract with Cornerstone Building Services, for the 2022-44 Office Renovations project at MA 12-1 Great Brook Valley Gardens
- g. *Approval Request:* For Final Payment and closeout documentation for Vetrano Construction Inc. relative to the Fire Alarm Command Center and Enclosures project at MA 12-18 Elm Park Tower.
- h. *Approval Request:* For Change Order No. 2 to our contract with Campora Construction Co. Inc., for the 2022-30 Door Upgrades project at MA 12-2 Addison Apartments.
- i. *Approval Request:* For Change Order No. 1 to extend our contract with Enlightened Energy Consultants.
- j. *Approval Request:* For Change Order No. 1 to our contract with Ameresco for the Phase 2 Energy Performance Contract (EPC), Murray/Wellington window replacement project.
- k. *Approval Request:* For Change Order No. 2 to our contract with D.M.H. Electric Inc., the General Contractor for the 2023-10 Fire Alarm Upgrades project at MA 12-18 Elm Park Tower.
- l. *Approval Request:* For the submittal of an Application for Redevelopment of the Lakeside Apartments to the HUD Section 18 Program.

6. TENANT PARTICIPATION / EMPLOYEE RECOGNITION

7. ADJOURNMENT