

**THE MINUTES OF THE REGULAR MEETING OF THE BOARD OF  
COMMISSIONERS OF THE  
EVERETT HOUSING AUTHORITY**

**Tuesday January 26, 2021 AT 5:00 PM  
393 FERRY STREET, EVERETT, MASSACHUSETTS**

- I. Roll Call:** The Chairman asked the Secretary to call the Roll:  
**Present:** Philip Colameta, Robert Norton, Dominic Puleo  
**Absent:** John Barrett  
**Others:** Stephen Kergo, Executive Director, Roberta Correale, Assistant Director, Francis J. LaRovere III, Legal Counsel, Michelle Gouveia, Public Housing, Nicole DiPierro, Administrative Assistant and Joe Dorney, Maintenance Supervisor
- II. Minutes:** Motion made by Mr. Colameta and seconded by Mr. Norton to accept the minutes of the regular meeting Tuesday December 22, 2020. Voice approved.

**III. Director's Report:**

In addition to the previously submitted written Executive Director's Report, the following information was provided. Mr. Kergo mentioned the Commonwealth of Massachusetts has decided to add our residents living in our elderly housing onto phase-2 of the vaccinations. All resident living in our 667 housing, elderly or not will be eligible to receive the COVID-19 vaccine. Our maintenance staff, office staff, Board members and home health aides working in our buildings are also included during this phase. The city's Board of Health Department is going to help us organize and notify the residents. Mr. Kergo also followed up on the PEHO program from last year. He reached out to see where the PEHO stands with DHCD. He was told to check back in couple of months hopefully by then there will be more information available.

He also mentioned that Everett Housing has once again gone out to bid for the annual Grass Cutting services, it will be in this week's local newspaper. Before a vote was made to accept the Directors Report Mr. Colameta had a question about the easement money. He asked if the easement money received from the City will go into the Capital Improvement funds and if there were any plans on spending the easement. Mr. Kergo replied that the easement money will go into the General Funds not Capital Improved funds because Capital Improvement is specifically for funds from DHCD. If the easement is unused it will then go into our Reserves.

Motion made by Mr. Colameta and Second by Mr. Norton to accept the Executive Directors Report, Voice Approved

**IV. Old Business:** None

**V. New Business:**

- A. Resolution 2021-01:** To approve the new job description for the Maintenance Director's position and authorize the Executive Director to begin the search for a candidate for said position.

Motion made by Mr. Colameta and seconded by Mr. Norton to accept **Resolution 2021-01:** To approve the new job description for the Maintenance Director's position and authorize the Executive Director to begin the search for a candidate for said position.

The Chairman asked the Secretary to call the roll:

*-Mr. Colameta, Yes*

*- Mr. Puleo, Yes*

*-Mr. Norton, Yes*

**3 yeas, 0 nays**

Motion made by Mr. Colameta to take collectively **Resolution 2021-02** and **Resolution 2021-03**, voice approved.

**Resolution 2021-02:** To approve and authorize the Executive Director to accept the City of Everett's Compensation offer for a temporary easement for our property located at 381 Ferry Street, for a term of not more than Five (5) years; with a total compensation of Thirty Seven Thousand Dollars (\$37,000.00).

Motion made by Mr. Colameta and seconded by Mr. Norton to accept **Resolution 2021-02**: To approve and authorize the Executive Director to accept the City of Everett's Compensation offer for a temporary easement for our property located at 381 Ferry Street, for a term of not more than Five (5) years; with a total compensation of Thirty Seven Thousand Dollars (\$37,000.00).

The Chairman asked the Secretary to call the roll:

*-Mr. Colameta, Yes*                      *- Mr. Puleo, Yes*  
*-Mr. Norton, Yes*

**3 yeas, 0 nays**

**B. Resolution 2021-03**: To approve and authorize the Executive Director to accept the City of Everett's Compensation offer for a temporary easement for our property located at 393 Ferry Street, for a term of no more than Five (5) years, with a total compensation of Twenty Seven Thousand, Nine Hundred Dollars (\$27,900.00).

Motion made by Mr. Colameta and seconded by Mr. Norton to accept **Resolution 2021-03**: To approve and authorize the Executive Director to accept the City of Everett's Compensation offer for a temporary easement for our property located at 393 Ferry Street, for a term of no more than Five (5) years, with a total compensation of Twenty Seven Thousand, Nine Hundred Dollars (\$27,900.00).

The Chairman asked the Secretary to call the roll:

*-Mr. Colameta, Yes*                      *-Mr. Puleo, yes*  
*-Mr. Norton, Yes*

**3 yeas, 0 nays**

## **VI. Discussion:**

Mr. Norton briefly followed up on the speeding issue on Whittier Drive and Shute Street.

He reached to Mr. O'Donnell and Mr. Narvo at Everett City Hall regarding this matter and has yet heard back. There have been more complaints about the speeding on Whitter Drive. Whitter is a busy street for our residents because of the community Center where the resident do laundry. Mr. Kergo also mention her spoke to the City Engineer regarding this issue and was told that the speed bump replacements would be considered during the second phase of the construction happening around that area. A date has not yet been provided but the city is aware of the issue. Mr. Kergo also mentioned that he would like to request the speed being reduce down that area and will be in touch with the City's Traffic Division and will provide the Board members with an update.

Before the meeting was adjourn Mr. Colamta asked through the Chair that Mr.Kergo provide the Board members with the current laundry machine contract information for North Everett at the next Board Meetings.

Meeting scheduled for **Febuary 26, 2021** at **5:00 P.M.**

## **Adjournment**

Motion made by and seconded by Mr. Colameta to adjourn the meeting at 5:27 p.m.,  
Voice approved. 0