

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

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

I. Roll Call: The Chairman asked the Secretary to call the Roll:

Present: Dominic Puleo, Philip Colameta, John Barrett, Robert Norton,

Absent:

Others: Stephen Kergo, Executive Director, Francis J. LaRovere III, Legal Counsel, Roberta Correale, Assistant Director, Chris Giarratana Maintenance, Nicole DiPierro, Administrative Assistant.

II. Minutes: Motion made by Mr. Barrett and second by Mr. Colameta to accept the minutes of the regular meeting of Tuesday October 6, 2021. 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 Laundry Machine Bid for the elderly sites will be going out for a December Bid opening. Mr. Kergo had also mentioned that the year-end certification will need to be approved and signed by the end of November; and that the new budget is being prepared. The Executive Director also suggested for the next Board meeting to be scheduled no later than November 23rd, he asked the members if they would like our Fee Accountant, James Griffin to attend the next board meeting to discuss the year end and the proposed budget. Mr., Kergo also mentioned that Aldo Construction Company has begun the Basement Access Way Project at the North Everett Site. This project should be completed by the end of November.

Motion made Mr. Barrett and seconded by Mr. Norton to accept the Directors Report, Voice approved.

IV. Old Business:

A. Resolution 2021-36: To approve and authorized the Chairman to execute a Certificate of Final Completion with Associated Elevator Companies, Inc. for the 667-2 Glendale Towers Elevator Replacement Project and having a final payment of Thirty Thousand, Nine Hundred, Forty-Three Dollars and Ninety Cents; (\$30,943.90) and subject to the review and approval of the Department of Housing and Community Development.

Motion made by Mr. Colameta and seconded by Mr., Norton to table **Resolution 2021-36:** To approve and authorized the Chairman to execute a Certificate of Final Completion with Associated Elevator Companies, Inc. for the 667-2 Glendale Towers Elevator Replacement Project and having a final payment of Thirty Thousand, Nine Hundred, Forty-Three Dollars and Ninety Cents; (\$30,943.90) and subject to the review and approval of the Department of Housing and Community Development. Voice approves

B. Discussion: North Everett /Golden Age Circle Supportive Services Contract with MVES.

Mr. Kergo noted that the contract for supportive services is due to expire in March 2022. Originally the Board had disgested running this program for an initial term of three years. We have since extended two additional years. The Board was asked if they wanted to continue the program. The Board agreed to continue.

A. New Business:

A. Resolution 2021-37: To approve the Everett Housing Authority's Portable Space Heater policy.

Motion made by Mr. Colameta and seconded by Mr. Barrett to table **Resolution 2021-37:** To approve the Everett Housing Authority's Portable Space Heater policy. Voice approved.

B. Resolution 2021-38: To approve and authorize the Chairman to execute a three (3) year Collective Bargaining Agreement with LIUNA Local 272 for the clerical employees.

Motion made by Mr. Colameta and seconded Mr. Barrett to approve Resolution **2021-38:** To approve and authorize the Chairman to execute a three (3) year Collective Bargaining Agreement with LIUNA Local 272 for the clerical employees.

The Chairman asked the Secretary to call the roll:

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

4 yeas, 0 nays

Discussion:

Mr. Colameta questioned what other authorities were doing with payment for their laundry machine Mr. Kergo responded that some larger authorities are using cards. However, EHA does not have the staffing to deal with such a system. Mr. Norton had stressed that the contractor working in the North Everett area had been taking up a lot of parking spaces. Mr. Kergo mentioned he will follow up with the contractor on this issue

Next Meeting is scheduled for **Tuesday November 23, 2021** at **5:00 pm.**

Adjournment

Motion made Mr. Colameta seconded by Mr. Barrett to adjourn the meeting at 5:25 p.m., Voice approved.

Respectfully Submitted,