



Board of Commissioners

Monthly Meeting Agenda

August 18, 2022 – 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 June 16, 2022 Regular Meeting

2. CORRESPONDENCE

- a. Notification to the Board of grant award of \$5,000,000 to Worcester Housing Authority from the Department of Housing & Community Development (DHCD) for the Phase II Public Housing Innovations 2 (PHI2).
- b. Notification to the Board of grant award of \$4,000 to Building Futures, Inc. from The Agnes M. Lindsay Trust for the Kids Plus Summer Program.
- c. Notification to the Board from Department of Housing and Community Development (DHCD) for approval of FYE '23 budget letter 34802400-1
- d. Notification to the Board from Department of Housing and Community Development (DHCD) for approval of FYE '23 budget letter 34802MRV-P
- e. Notification to the Board from Department of Housing and Community Development (DHCD) for approval of FYE '23 budget letter 34802689-C
- f. Notification to the Board from Department of Housing and Community Development (DHCD) for the Performance Management Review
- g. Notification to the Board from the U.S. Department of Housing and Urban Development (HUD) for SEMAP over performance rating score for Fiscal Year Ending 03/31/2022
- h. Notification to the Board from Department of Housing and Community Development (DHCD) for Chapter 107 of the Acts of 2022, An Act Relative to Extending Certain State of Emergency Accommodations.
- i. Notification to the Board of grant award of \$37,694.70 to Worcester Housing Authority from City of Worcester & Community Development Block Grant for Elderly Transportation

3. FINANCE

- a. Financial Statements through May 31, 2022
- b. *Approval Request:* June 2022 tenant Accounts Payable write-offs for Federal & State
- c. *Approval Request:* July 2022 tenant Accounts Receivable write-offs
- d. *Approval Request:* July 2022 tenant Accounts Payable write-offs

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
- g. *Approval Request:* WHA Community & Multi Room Use Policy revision
- h. *Approval Request:* Violence Against Women Act Policy revision
- i. *Approval Request:* Emergency Preparedness Plan Policy revision
- j. *Approval Request:* Record Retention & Disposal Policy revision
- k. *Approval Request:* For award recommendation relative to shelf stable ready-to-eat pre-packaged meals for the Food Matters project

5. MAINTENANCE, MODERNIZATION, and DEVELOPMENT

- a. Status Report: Maintenance
- b. Status Report: Modernization
- c. Status Report: New Projects & Development

5. MAINTENANCE, MODERNIZATION, and DEVELOPMENT (cont.)

- d. *Approval Request:* For final payment and closeout documentation to our contract with Aegean Builders for WHA Contract No. 202-06 12-12 Belmont Tower Apartments
- e. *Approval Request:* For the award recommendation relative to contracting for locksmith services
- f. *Approval Request:* For the award recommendation relative to contracting for a plastering services
- g. *Approval Request:* For the Change Order No. 3 to our contract with Greendwood Industries, Inc. for the 2020-01, 275 Façade Renovations project

6. CHIEF EXECUTIVE OFFICER

- a. Chief Executive Officer Report
- b. *Approval Request:* To submit to HUD FY23 WHA Annual Plan revision

7. TENANT PARTICIPATION / EMPLOYEE RECOGNITION**8. ADJOURNMENT**