

# WORCESTER HOUSING AUTHORITY

October 17, 2012

1:00 PM Board Meeting

## Agenda

### 1. PROCEDURES

- a. Approval of Minutes of Board Meeting 9/20

### 2. CORRESPONDENCE

- a. Notifying the board of a letter regarding one of our employees

### 3. FINANCE

- a. Financial Statement for the month of August
- b. Notifying the Board of an award recommendation relative to the purchase of canine services for bed bug detection
- c. Notifying the Board of an award relative to the purchase of power washing and graffiti removal services
- d. Notifying the Board of federal subsidy for Lakeside Apartments
- e. Notifying the Board of reimbursement from HUD
- f. Notifying the Board of potential federal budget cuts
- g. Requesting approval by the Board to approve the contract to re-open Work Plan 1026
- h. Requesting Board approval for the award recommendation relative to the annual purchase of security camera equipment
- i. Requesting approval by the Board for Tenant Accounts Receivable Write-Offs

### 4. ADMINISTRATION

- a. Status Report: Admissions
- b. Status Report: Housing Management
- c. Status Report: Leased Housing
- d. Status Report: Resident Services
- e. Requesting Board approval to adopt revised Payment Standards for FY13

### 5. MAINTENANCE, MODERNIZATION and DEVELOPMENT

- a. Status Report: Modernization
- b. Status Report: New Projects/Development
- c. Status Report: Maintenance
- d. Status Report: Public Safety
- e. Requesting Board approval to award the construction contract for the kitchen renovations at 1060 Main Street
- f. Requesting Board approval for Change Order No. 1 relative to the 1050 Main Street apartments kitchen renovations project
- g. Requesting Board approval for final payment and A&E services closeout documentation relative to the Fire Alarm and Lighting Protection Upgrade Project
- h. Requesting Board approval for Change Order No. 3 relative to the Addison Street apartments kitchen modernization project
- i. Requesting Board approval of Amendment No. 1 to our DHCD Capital Improvement Plan (CIP)

**6. EXECUTIVE DIRECTOR**

- a. Status Report: Human Resources
- b. Notifying the Board of an example of fraud
- c. Notifying the Board of the consultant's report relative to the emergency evacuation drill at Lincoln Park Towers

**7. DEPARTMENTAL PRESENTATION**

- a. Maintenance