

WORCESTER HOUSING AUTHORITY

March 21, 2013

1:00 PM Board Meeting

Agenda

1. PROCEDURES

- a. Approval of Minutes of Board Meeting 2/28

2. CORRESPONDENCE

3. FINANCE

- a. Financial Statement for the month of January
- b. Notifying the Board of internal procedures for handling cash
- c. Notifying the Board of a federal award
- d. Requesting Board approval for the acceptance of state capital funds
- e. Requesting approval by the Board for Tenant Accounts Receivable Write-Offs
- f. Requesting Board approval for the award recommendation to Mass NAHRO Insurance Group for a contract for Worker's compensation Insurance
- g. Requesting Board approval of the FY14 budget
- h. Requesting Board approval to award contracts relative to insurance

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 change Section 8 payments standards

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 of Contract Amendment No. 2 for a one year extension to the current Annual Elevator Maintenance and Service contract
- f. Requesting Board approval of Change Order No. 2 for the increase of this contract from \$72,990 to \$474,490
- g. Requesting Board approval to award the construction contract for fire alarm system upgrades at Addison, Mill Pond and Mayside apartments
- h. Requesting Board approval for Change Order No. 2 relative to the Booth Community Building Renovations

6. EXECUTIVE DIRECTOR

- a. Status Report: Human Resources
- b. Notifying the Board of resident emergency training
- c. Requesting Board approval to establish an admissions preference relating to a pilot program
- d. Requesting Board approval to increase the fee associated with apartment lockouts