

WORCESTER HOUSING AUTHORITY

August 14, 2013

9:00 AM Board Meeting

Agenda

1. PROCEDURES

- a. Approval of Minutes of Board Meeting 7/17

2. CORRESPONDENCE

- a. Notifying the Board of our federal PHAS score
- b. Notifying the Board of our federal SEMAP score

3. FINANCE

- a. Financial Statement for the month of June
- b. Requesting approval by the Board for Tenant Accounts Receivable Write-offs
- c. Requesting Board approval for Corporate Authorization Resolution

4. ADMINISTRATION

- a. Status Report: Admissions
- b. Status Report: Housing Management
- c. Status Report: Leased Housing
- d. Status Report: Resident Services

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 for close-out of the Capital Fund Program (CFP) grant for 2009
- f. Requesting Board approval for final payment and A&E services closeout for our contract with CBI Consulting Inc. relative to the Curtis Apartments Building Roofing Replacement Project
- g. Requesting Board approval for Change Order No. 2 relative to our Addison and Mill Pond Roofing Project contract
- h. Requesting Board approval to accept Amendment #3 to our state Capital Improvement Work Plan 5001, Project #348113 for lead paint abatement in conjunction with the Curtis stairwell upgrade project
- i. Requesting Board approval for final payment and close out documentation for M. D. M. Engineering, Inc. relative to the Addison and Mill Pond re-roofing project
- j. Requesting Board approval for substantial completion to our contract with S.I. Services Inc. for the Main South roofing replacement project
- k. Requesting Board approval for Change Order No. 4 relative to the Booth Community Building Renovations
- l. Requesting Board approval for final payment and close out documentation for Stutman Contracting, Inc. relative to the Booth Community Building Renovations Project
- m. Requesting Board approval to accept the free offer to replace our existing boilers at 275 Pleasant Street with four new energy efficient condensing boilers from the Action for Boston Community Development (ABCD) group
- n. Requesting Board approval for Change Order No. 1 relative to the Greenwood Gardens Parking Lot and Site Work Improvement Project

- o. Requesting Board approval to award the construction completion contract for the Kitchen Renovations at Webster-Square-Tower-East Apartments
- p. Requesting Board approval to award the construction contract for the modernization of the elevators project at Lafayette Place
- q. Requesting Board approval for Change Order No. 2 relative to the Curtis Apartments Stairwell Upgrades Project

6. **EXECUTIVE DIRECTOR**

- a. Status Report: Human Resources