

MINUTES OF THE REGULAR MEETING

August 14, 2012

The SHA met in open session at 55 Hudson Road, Sudbury, at 7:30 p.m. Those present were: Vice Chair: Judith Deutsch; Treasurer: Lydia Pastuszek; Asst. Treasurer: Steven Swanger; Member: Kaffee Kang; Executive Director: Jo-Ann Howe.

1. MINUTES: A motion to approve the minutes of 7/10/12 was made by S. Swanger, seconded by K. Kang and unanimously approved.

2. CHECKS: A motion to approve the checks written in July was made by K. Kang, seconded by L. Pastuszek and unanimously approved.

UNFINISHED BUSINESS:

Redevelopment Project: Project is still ahead of schedule and under budget. An informational meeting will be held at Musketahquid Village from 6:30-8:30 p.m. on 8/15 to provide information to any applicants who wish to attend.

3. Trim/Siding/Roofing Project: A motion was made by K. Kang, seconded by S. Swanger and unanimously approved to approve the Certificate of Substantial Completion for DHCD Project #288023.

Governor's Commission on Public Housing Sustainability and Reform: J. Howe reported on having attended a meeting on 7/19 regarding the Commission's report and possible responses. A follow-up meeting will be held on 8/24. Board suggested that it is important to discuss and keep in mind which functions housing authorities are willing to give up, and which they are willing to keep.

Housing Trust: L. Pastuszek reported that the Trust met on 7/17 and appointed a subcommittee to further discuss the Maynard Road proposal.

NEW BUSINESS:

4. Employment Policy: A motion was made by L. Pastuszek, seconded by S. Swanger and unanimously passed to add a second sentence (follows in italics) to page 5, under #5, Leave: *“Part-time employees are those who work less than 37.5 hours per week. Employees who work less than 18.75 hours per week are not entitled to any leave.*

5. Revised Income Limits: A motion was made by L. Pastuszek, seconded by K. Kang and unanimously passed to accept the 2012 revised income limits for admission to state-aided public housing , effective 8/9/12, as follow:

1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
45,500	52,000	58,500	65,000	70,200	75,400	80,600	85,800

Pet Policy, New Duplexes: After some discussion it was decided to prohibit residents of the new duplex housing to have pets, with the exception of fish in tanks and birds in cages.

DIRECTOR'S REPORT:

Legal Workshop: J. Howe and S. Cusolito attended a Legal Workshop on Emergency Cases held by Regional Attorney Andrew Bailey on 8/1.

Maintenance: A report was presented on maintenance activities.

Minutes prepared by Jo-Ann Howe,
Executive Director

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