

SUDBURY HOUSING AUTHORITY

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MINUTES OF THE SPECIAL MEETING

December 1, 2013

The SHA met in open session at 55 Hudson Road, Sudbury, at 4:00 p.m. Those present were: Chair: Judith Deutsch; Vice Chair: Lydia Pastuszek; Treasurer: Steven Swanger; Assistant Treasurer: Kaffee Kang; Member: Sherrill Cline; Executive Director: Sheila Cusolito.

1. CPA Funds Disposition: S. Cusolito reported that a vote was necessary if the Board is interested in requesting an extension beyond FY14 on the CPA funds approved for unit buy-down. She also mentioned the option of requesting more flexibility in the use of the funds, which are currently limited to a maximum of \$180,000 per unit. Additionally, she proposed the possibility of requesting a reassignment of these funds, as well as some Formula Funding, to cover some of the costs of the bathroom renovations proposed for Musketahquid Village.

The Board agreed by consensus that it did not wish to request a reassignment of CPA funds to the bathroom project, nor did it wish request a change to the per-unit cap. Additionally, the Board clarified that reassigning Formula Funding does not require their vote.

A motion to request an extension on the use of CPA funds approved at ATM 2006, due to expire at the end of FY14 was made by L. Pastuszek and seconded by S. Swanger. The vote was 5-0 in favor.

The Board also discussed its proposal for CPA funds for the 667 bathroom tub surrounds. The presentation will focus on the following: the relative unavailability of funding from other sources for such work, though with mention of possibilities such as HILAPP, Health & Safety, and Formula Funding; the distinction between this preservation work and maintenance; and the relative merits of preservation of these units.

Executive Session: A motion to adjourn the December 1, 2013 Special Session and move to Executive Session for the purpose of discussing the purchase of real property and not to return to Open Session was made by S. Swanger, seconded by L. Pastuszek, because to hold discussion in Open Session might compromise the negotiating position of the Housing Authority. The vote was 5-0 in favor. The time was 5:00 p.m.

Yes: Sherrill Cline
Yes: Judith Deutsch
Yes: Kaffee Kang
Yes: Lydia Pastuszek
Yes: Steven Swanger.

Minutes prepared by S. Cusolito
Executive Director