

TAUNTON HOUSING AUTHORITY

MINUTES OF THE REGULAR MEETING

OF OCTOBER 16, 2024

The members of the Taunton Housing Authority (THA) met for an Annual Meeting 15 West Britannia Street in the City of Taunton at 3:15 p.m. on October 16, 2024.

The meeting was called to order by the Chairperson, and, upon roll-call, those members present and absent was as follows:

PRESENT: F. Roger Hoffmann
Lillian Ricketts
Arthur Lopes

ABSENT: Alison Rosa

The Chairperson introduced the first item on the Agenda, the Consent Agenda.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: To approve the Consent Agenda

The Chairperson moved to the Executive Director's Report.

The Executive Director began her report by thanking the Board on behalf of the Maintenance department for the day off during the holidays. They truly appreciate the opportunity to rest and spend time with their families.

The Executive Director recommended that the Board allow the Agency to grant Leased Housing landlords to raise participants rent once yearly.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to allow the Agency to grant Leased Housing landlords to raise participants rent once yearly

Due to the Budget Revision, for which the deadline is November 5th, the Executive Director recommended that the Board allows the Agency to add an extra subsidy to the annual budget for a heat pump program through the RCAT grant, also adding \$70,000 to the RSC Grant.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to allow the Agency to add an extra subsidy to the annual budget for a heat pump program through the RCAT grant, also adding \$70,000 to the RSC Grant

The Executive Director also recommended that the Board not hold a meeting in November and have the Budget approved in December. Due to this request, she asked the Board to approve a 5% raise for the staff, effective January 1st, 2025, or a \$5,000 bonus, one-time payment before the new year.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to approve a 5% raise for the staff, effective January 1st, 2025, or a \$5,000, bonus one-time payment before the new year

Upon a motion made by Ms. Ricketts, seconded by Mr. Lopes, it was unanimously

VOTED: to approve the Executive Director's Report

The Chairperson moved to New Business.

The first item under New Business was Write Offs.

The Executive Director recommended that the Board table Write Offs until the next Board Meeting.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to table Write Offs until the next Board Meeting

The next item under New Business was the Contract for HR Legal Services.

The Executive Director recommended that the Board award the Contract for HR Legal Services to KP Law.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to award the Contract for HR Legal Services to KP Law

The next item under New Business was the Snow Removal Services Contract Renewal.

The Executive Director recommended that the Board approve the Snow Removal Services Contract Renewal with B & M Maintenance.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to approve the Snow Removal Services Contract Renewal with B & M Maintenance

The next item under New Business was Electrical Service Contract.

The Executive Director recommended that the Board table the Electrical Service Contract.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to table the Electrical Service Contract

The last item under New Business was the Tree Removal Service.

The Executive Director recommended that the Board award the Tree Removal Service Contract to North-Eastern Tree Service, Inc. in the amount of \$ 13,262.00.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to award the Tree Removal Service Contract to North-Eastern Tree Service, Inc.

The Chairperson moved to Old Business

There was no Old Business

The Chairperson moved to Other Business

Other Business: The Chairperson moved to Other Business for consideration of any matter not known about or which could not have been reasonably foreseen within 48 hours of this meeting.

Upon a motion made by Mr. Lopes, seconded by Ms. Ricketts, it was unanimously

VOTED: to adjourn the meeting at 3:32 p.m.

Date of Next Meeting: Wednesday, December 18, 2024

Place of Next Meeting: 15 West Britannia Street
Taunton, MA

Attachments:

- Bills Schedule
- Leased Housing Report
- Resident Services' Report
- Monthly Comparatives
- Write Offs
- HR Legal Services
- Snow Removal Services Contract Renewal
- Electrical Services
- Tree Removal Services