Ludlow Housing Board Meeting
Wed, Oct 21, 2020 11:00 AM - 11:45 AM (EDT)

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AGENDA

1. Roll Call, Members of Authority

   David Sepanek — Joshua Carpenter

   Susan Stanek — Audrey Polmanteer

2. Acceptance of the Minutes of the Meeting:
   A. Minutes from September 23, 2020 Meeting

3. Payment of Bills: Warrant report

4. Financial Report:
   A. Monthly Accountant Report (Sept/Year End) next Month
   B. Proposed budget: Accountant will be on call
   C. Annual Plan & CIP
   D. Update on Full time maintenance position

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5. Modernization Report:

   A. FISH# 161107 Lighting Health & Safety (3 completed)
   B. Flood 106A Wilson Street: Vendor Insurance
   C. Fish # 161100 Laundry Room reconfiguration Wilson Street: DHCD
   D. Fish # 161116 Replace Water Heater 26 Meadow Street Building
   E. Fish # 161118 Remove & replace flooring Meadow Street Compliance
   F. Fish # 161124 Remove & replace gas furnace 229 Howard Street
   G. Fish # 161117 Vanity & Lighting State St Development: DHCD

6. Reading of the Correspondence:

   A. Public Housing Notice 2020
      PHN 2020-30 Budget Guidelines
      PHN 2020-31 Unemployment Benefit Income for Rent Determination
      PHN 2020-32 Guidance on End of Eviction Moratorium
   B. Correspondence from tenant for damage reimbursement

7. Old Business:
   A. Updated Policy and Procedures Policies: Answer Attorney's questions
   B. November will start review of miscellaneous individual policies.
   C. PHN 2019-13 Technical Assistance for Vacant Land Development:

8. New Business:

   A. COVID update: office hours, community rooms, PPE, sanitizing
   B. Chestnut Street: Senior Center movement plan.

9. Adjourn Meeting

Meeting Posted October 19, 2020