Ludlow Housing Authority Board of Director's Meeting
Wed, Nov 25, 2020 11:00 AM - 12:00 PM (EST)

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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 October 21, 2020 Meeting

3. Payment of Bills: Detailed report

4. Financial Report:
   A. Accountant Report (Sept/Year End) Accountant will be on call
   B. Update on vacancies and waivers

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

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6. Reading of the Correspondence:

   A. Public Housing Notice 2020
      PHN 2020-33
      PHN 2020-34
      PHN 2020-35
      PHN 2020-36
   B. *Correspondence from tenant for damage reimbursement
      This was read and voted on last month, but tenant could not get onto meeting and wants to speak on the issue.

7. Old Business:
   A. Updated Policy and Procedures Policies:
      1. Employee use of vehicle Policy
      2. Privacy Policy
   B. November will start review of miscellaneous individual policies.
   C. PHN 2019-13 Technical Assistance for Vacant Land Development:
      1. Hampden County Register of Deeds
      2. Personal belongings (wood pile and misc debris)
      3. Trespasser of borders (From Town)

8. New Business:

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

9. Adjourn Meeting

Meeting Posted November 18, 2020