Board Meeting February 17, 2021 Ludlow Housing Authority
Wed, Feb 17, 2021 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 January 20, 2021 Meeting

3. Payment of Bills: Detailed report

4. Financial Report:
   A. Accountant Report: Quarter end December 2020
   B. Vacancies
   C. Amendment #10 to CFA 5001 in the amount $243,240.00
      FY2024 Formula Funding Award $236,090.00
      FISH # 166110 PH Compliance Reserve Award: Asbestos $7,150
   D. Tenant Board Member

5. Modernization Report: Updates

   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 State St Development: DHCD

6. Reading of the Correspondence:

   A. None

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7. Old Business:
   A. Updated Policy and Procedures Policies:
      1. Credit Card Policy
      2. Personnel Policy
      3. Alcohol/Drugs/Marijuana Policy

   B. 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)

   C. Chestnut Street: Senior Center movement plan

8. New Business:

   A. COVID update: office hours, community rooms, PPE, sanitizing

9. Adjourn Meeting

Meeting Posted February 12, 2021