Ludlow Housing Authority
Regular Board Meeting
Wed, November 17, 2021, 11:00 AM
Held in person at Wilson Street Community Hall
114 Wilson Street, Ludlow, MA 01056

AGENDA

1. Roll Call, Members of Authority

Susan Stanek	Joshua Carpenter	Raymond Anderson
David Sepanek	Audrey Polmanteer	

2. Acceptance of the Minutes of the Meeting:
   A. Minutes from October 27, 2021

3. Payment of Bills: Detailed report

4. Financial Report:
   A. Accountant Report: FYE 2021

5. Modernization Report: Updates
   A. FISH # 161100 Laundry Room reconfiguration Wilson Street: DHCD active: Change order to be voted on
   B. FISH # 161117 Vanity State St Development: DHCD design
   C. FISH # 161104 Replace Windows John Thompson Manor: CFC Waiting
   D. FISH #161099 PTAC replacement with ASHP: CFC Waiting
   E. FISH # 161082 Hall Window replacement Wilson Community Room: active: waiting on gutters
   F. FISH # 161123 Repair slanted floor Unit 39CH # 113: RCAT Bidding
   G. FISH # 161102 Replace Common Area Floors: Chestnut St: DHCD
   H. FISH # 161120 Asbestos Abatement (2) floors: RCAT Bidding
   I. FISH # 161115 Replace Roofing and draining 26/28 & 38/40 Benton: RCAT, waiting for bonds and will have 1st construct meeting to set NTP
   J. (3) New projects for CIP revision (2)asbestos and emergency water heater

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6. Reading of the Correspondence:

A. Public Housing Notices: Go to: MA Public Housing Notices to review
   1. PHN 2021-21 Template Language Access Plan:
      We need to make one and place in Policy Book

7. Old Business:
   A. Ethic online test: need 1
   B. PHN 2019-13 Technical Assistance for Vacant Land Development:
      Waiting for land to be sub-divided. Tabled
   C. Chestnut Street: Senior Center movement plan:
   D. LHA Completely Non-Smoking: vote to not pursue or to send out surveys to all tenants.

8. New Business:
   A. Review Space heater policy if available.

9. Adjourn Meeting

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Meeting Posted November 10, 2021