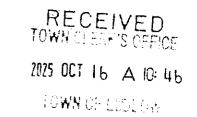
Ludlow Housing Authority

Board of Directors Meeting 114 Wilson Street Community Room Ludlow, MA 01056 Tuesday, October 21, 2025 11:00 am



1. Roll Call

Susan Stanek Raymond Anderson Kimberly Babin Joao Alves

- 2. Acceptance of the Minutes of the Meeting:
 - A. Minutes from September 16, 2025
 - B. Minutes from September 25, 2025
- 3. Payment of the Bills: Detailed report
- 4. Financial Report:
 - A. Accountant Report: August 2025
 - B. FYE 2026 Budget
 - C. Executive Director/Board Approval Regarding Wage Match
 - D. FYE2025 (if available)
- 5. Modernization Report: Updates
 - A. Project # 161138 ARPA FF: State St Dev Balcony Repair: Punch List/Vendor
 - B. Project # 161158 Vacancy Initiative: State St (7) Empties: EOHLC: update
 - C. Project # 161159 Vacancy Initiative: Wilson, Chestnut, 28 Benton Street Forced Account: Overseen by Thomas Boyer
 - D. Project # 161164 Vacancy Initiative 48 Higher St Renovation: EOHLC Overseen by Juliet Borja Waiting for Permit Approvals
 - E. Project # 161155 Asphalt Paving at Chestnut Street: EOHLC update
 - F. Project # 161165 Repaves existing Parking lot Wilson Street: EOHLC
 - G. Project # 161154 Flooring and abatement at Meadow Street: LHA



- 6. Reading of the Correspondence: Public Housing Notices Masses of A 10: 46
 - 1. PHN 2025- 12 Seeking Candidates CAFO EOHLC
 - 2. PHN 2025-13 Amendments to 760CMR 5.00 Effective 09/26/2025
 - A. 760 CMR 5.00 Eligibility & Selection Criteria
 - B. Housing Situation Priority Policy
- 7. Old Business:
 - A. Update on truck & plow
- 8. New Business:
 - A. 2008 Ford 250
 - B. 2011 Ford 150
 - C. Truck tool storage & Tommy Gate
- 9. Adjourn Meeting: