

FALMOUTH HOUSING AUTHORITY
COMMISSIONERS BOARD MEETING AGENDA

December 17, 2019 at 1:00 p.m.
Harborview Apartments – Community Room
115 Scranton Avenue, Falmouth, MA 02540

OPEN SESSION

- A. Call to Order
- B. Executive Session, pursuant to M.G.L. 30A, Sect. 21(a)(1) To discuss the reputation, character, physical condition or mental health, rather than professional competence, of an individual, or to discuss the discipline or dismissal of, or complaints or charges brought against, a public officer, employee, staff member or individual. The individual to be discussed in such executive session shall be notified in writing by the public body at least 48 hours prior to the proposed executive session; provided, however, that notification may be waived upon written agreement of the parties. A public body shall hold an open session if the individual involved requests that the session be open. If an executive session is held, such individual shall have the following rights:
 - i. to be present at such executive session during deliberations which involve that individual,
 - ii. to have counsel or a representative of his own choosing present and attending for the purpose of advising the individual and not for the purpose of active participation in the executive session
 - iii. to speak on his own behalf, and
 - iv. to cause an independent record to be created of said executive session by audio-recording or transcription, at the individual's expense.

The rights of an individual set forth in this paragraph are in addition to the rights that he may have from any other source, including, but not limited to, rights under any laws or collective bargaining agreements and the exercise or non-exercise of the individual rights under this section shall not be construed as a waiver of any rights of the individual.

- C. Approval of Minutes
 - a. General Session – 11/19/19
 - b. Executive Session – 11/19/19
- D. Announcements
- E. New Business
 - a. Public and Tenant Representative comments
- F. Report of the Maintenance Department
 - a. Federal Properties: Harborview, Tatakot, Rose Morin
 - b. State Properties: Choate, Salt Sea, 705's Scattered Site Houses, 689-Bayberry
 - i. Amendment #6 to CFA Workplan 5001 - \$171,792 – VOTE
 - ii. Fire Alarm System Upgrade – Bayberry
 - iii. Disposition of Vehicles (3) – VOTE
 - iv. Purchase of Vehicles (2) - VOTE
 - c. Other/Reports review
 - i. Vacancy Turnover
 - ii. Work Orders (November 1-30, 2019)
- G. Report of the Financial Manager
 - a. Payment of bills and approval of HAP payments - VOTE
 - b. Review of management fees due from FHC entities
 - c. Financial Statements/Year End review
 - d. FY2020 Budget presented by Fenton, Ewald & Assoc. - VOTE
- H. Report of the Assistant Director
 - a. Section 8 Programs review
- I. Report of the Executive Director
 - a. Initial HQS Inspection Policy, Revision – VOTE

- b. PBV Chapter 17, Revisions - VOTE
- c. Report of Correspondence, Activities and Training Opportunities
- J. Future agenda items – *due to FHA by January 14, 2020*
- K. Next scheduled meeting: 1:00pm - Tuesday, January 21, 2020 at Tataketa Apartments – Community Room, 138 Teaticket Hwy, Teaticket, MA 02536

The Falmouth Housing Authority Board of Commissioners has the right by vote to take items out of order. If you require a reasonable accommodation to attend this meeting, please contact our office at (508) 548-1977