



# Fitchburg Housing Authority

*Dec 09 2022 1:14 pm*

## Notice of FHA Regular Board Meeting

Notice is hereby given in accordance with Chapter 30A, Sections 18 through 25 of the General Laws that a Regular Meeting of the FHA will be held at 8:30 AM on Wednesday, December 14, 2022, via actual participation. The meeting will be held at the C. J. Durkin Community Room, 50 Day Street, in the City of Fitchburg, Massachusetts. FHA tenants and the public are invited to attend.

### **A. Agenda Items & Motions**

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1. Motion to Open Meeting (Quorum Requirement: Three FHA Board Members)
2. Motion for Public Comment
3. Motion to Approve Minutes of the FHA Regular Board Meeting Held on Nov. 15, 2022.
4. Motion to Approve Executive Session Minutes of Board Meeting Held on Nov. 15, 2002
5. Review of Executive Director's Reports, Attachments and Supplemental Reports
6. Motion to Approve Payables for November-December 2022
7. Motion to Approve Financials January-November FY2022
8. Motion to Approve Debt Write-Off Former Tenants Owing \$34,167.27
9. Motion to Approve Executive Director's Wage Rates
10. Motion to Approve FHA Board of Commissioners Meeting Dates & Locations FY23
11. Motion to Approve FHA Updated Reasonable Accommodation Policy
12. Motion to Authorize the Executive Director to Sign a Pest Control Bid with the Low Bidder
13. Motion to Approve CFA 5001 Amendment #27 -\$1,047,414.00
14. Motion to Approve Partial Release of Retainage FISH #097076 (Green Acres Basements)
15. Motion to Approve Change Order #0004 FISH #097076 (Green Acres Basements)
16. Motion to Approve Substantial and Final Completion FISH #097158 (DH Cameras)
17. Motion to Approve FHA HUD EPIC Capital Funding Plan 2023-2027
18. Motion to Adjourn

### **B. Executive Session**

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This Motion is made pursuant to M.G.L. c30A Section 21 (a)(6) for the following reason: 2. To conduct strategy sessions in preparation for negotiations with nonunion personnel or to conduct collective bargaining sessions or contract negotiations with nonunion personnel; 3. To discuss strategy with respect to collective bargaining or litigation if an open meeting may have a detrimental effect on the bargaining or litigating position of the public body and the chair so declares; 4. To discuss the deployment of security personnel or devices, or strategies with respect thereto; 5. To investigate charges of criminal misconduct or to consider the filing of criminal complaints; 6. To consider the purchase, exchange, lease or value of real property if the chair declares that an open meeting may have a detrimental effect on the negotiating position of the public body; Per the General Laws a public body may meet in executive session provided that: 1. The body has first convened in an open session; 2. A majority of members of the body have voted to go into executive session and the vote of each member is recorded by roll call and entered into the minutes; 3. Before the executive session, the chair shall state the purpose for the executive session, stating all subjects that may be revealed without compromising the purpose for which the executive session was called. 4. The chair shall announce publicly whether the open session will reconvene at the conclusion of the executive session; and records of the executive session shall be maintained pursuant to MGL.

***"Teamwork, Excellence and Ability for Your Home and Family"***