

AMHERST HOUSING AUTHORITY
BOARD OF COMMISSIONERS
REGULAR MEETING
THURSDAY OCTOBER 3, 2013
ANN WHALEN 1st Floor Conference room
33 KELLOGG AVE., AMHERST, MA

Members of the Amherst Housing Authority met in regular session on Thursday October 3, 2013 in the fifth floor conference room of Ann Whalen Apartments, 33 Kellogg Ave. Amherst, MA. The chair, Constance Kruger, called the meeting to order at 4:35 p.m.

PRESENT: Constance Kruger, Judy Brooks, Peter Jessop, Laura Quinn, Paul Bobrowski (arrived at 4:45)

ABSENT: None

ALSO PRESENT: Denise LeDuc, Debbie Turgeon, Janna Tetreault, Angela Russell (28 interested parties signed in)

AGENDA ADOPTION/CHANGES: Upon motion of J. Brooks, seconded by L. Quinn, it was voted to adopt the agenda. (Unanimous)

PROPOSED 2014 HOUSING CHOICE VOUCHER PAYMENT STANDARDS: Upon a motion of J. Brooks and seconded by L. Quinn it was voted hold a Public Hearing in early December (Unanimous) Information was presented on the proposed 2013 Payment Standards. Chair C. Kruger provided some background information and told the public attending that the board would opt to hold this board meeting similar to a Public Hearing and seek input from concerned program participants as well as advocates in regards to the proposal of making changes to the 2014 Payment Standards. D. LeDuc provided some background information regarding the shortfall that the AHA faced in 2013 and the proposed funding the AHA can anticipate receiving in 2014. D. LeDuc shared the information on the funding cuts due to the sequestration. D. LeDuc recorded the meeting. Chair C. Kruger opened comment up from the floor. D. LeDuc will transcribe these by speaker and the essence of their comments by the next meeting of the Board.

P. Jessop left the meeting prior to all the public comments due to a prior commitment.

Upon a motion of P. Bobrowski and seconded by C. Kruger it was voted to keep the current payment standards in place until the board made a final decision after the Public Hearing. (3 in favor, J. Brooks missing from room during vote).

MINUTES APPROVAL: Upon motion of P. Bobrowski, seconded by C. Kruger, it was voted to accept the minutes of the August 26, 2013 meeting (2 ayes, 1 abstention) (J. Brooks was not in the room during this agenda item)

EMERGENCY GENERATOR- CONTRACT CHANGE DIRECTIVE: Upon motion of P. Bobrowski, seconded by L. Quinn, it was voted to authorize the Executive Director to sign the Contract Change Directive in the amount of \$17,542 which will increase the piping diameter for

proper gas flow for the new emergency generator for the Ann Whalen project #008044 (3 in favor, J. Brooks missing from room during vote).

INCREASE FEE REQUEST FROM HILL ENGINEERING: Upon motion of C. Kruger, seconded by L. Quinn, it was voted to have Commissioner P. Jessop review the documents for the fee increase from the architects on project #008037 with the Executive Director. The Executive Director will report back the outcome at the next regular board meeting. (Unanimous)

Commissioner J. Brooks returned to meeting

ACCOUNTS PAYABLE WARRANT:

TENANT CONCERNS:

REVIEW OF UNIT VACANCIES:

DIRECTOR'S REPORT:

CHAIR'S REPORT:

Upon a motion of J. Brooks and seconded by P. Bobrowski it was voted to table these agenda items to the next regular meeting of the Board of Commissioners. (Unanimous)

OTHER BUSINESS NOT ANTICIPATED WITHIN 48-HOUR NOTICE:

None

ADJOURN: Upon the motion of J. Brooks, seconded by P. Bobrowski, it was voted to adjourn until the next regular meeting on Monday, October 28, 2013 at 4:30 p.m. in the community room at Ann Whalen Apartments, 33 Kellogg Ave., Amherst, MA. Meeting adjourned at 7:22 p.m. (Unanimous)