

Wayland Housing Authority
Board of Commissioners Meeting
June 11, 2020
01:30 PM
Teleconference

In compliance with the revised Open Meeting Law requirements, this meeting was streamed on WayCAM. Public Comment was received by Phone for this meeting.

Minutes

Commissioners Present: Mary Antes; Russell Ashton; Kevin Goodwin; Susan Weinstein

Absent: Miriam Andrews

WHA Staff Present: Brian Boggia, Lynn Poisson

WHA Resident April Leshore

Others Present: Town of Wayland Financial Analyst Seath Crandall; Various Audio-Visual Technicians

- 1 S. Weinstein called the Regular Meeting to order at 01:38 PM and reviewed the agenda.
- 2 There was no public comment.
- 3 Tenant comment
WHA resident April Leshore spoke in favor of maintaining her fire pit at her scattered site property. She indicated that the pit had been inspected by the Wayland Fire Chief.
- 4 Minutes
K. Goodwin moved to approve the minutes of 5/7/20 as amended, M. Antes seconded, and upon a rollcall vote the motion passed unanimously. (2020.25).

Antes	Aye
Ashton	Aye
Goodwin	Aye
Weinstein	Aye
- 5 Bill Warrant
R. Ashton moved to approve the bill warrants for May 2020 in the amount of \$59,668.80, M. Antes seconded and upon a roll-call vote the motion passed unanimously. (2020.26)

Antes	Aye
Ashton	Aye
Goodwin	Aye
Weinstein	Aye
- 6 Debit Card Warrant
M. Antes moved to approve the debit card warrants for May 2020 in the amount of \$618.58, R. Ashton seconded and upon a rollcall vote the motion passed unanimously. (2020.27)

Antes	Aye
Ashton	Aye
Goodwin	Aye
Weinstein	Aye

M. Antes moved to approve the debit card warrants for April 2020 in the amount of \$417.01, R. Ashton seconded and upon a rollcall vote the motion passed unanimously. (2020.28)

Antes	Aye
Ashton	Aye
Goodwin	Aye
Weinstein	Aye
- 7 Executive Directors Report
B. Boggia briefly reported on the WHA response to COVID-19, Section 8 inspections and landlord self-certifications, the shortfall in HUD Section-8 monthly disbursements, the ongoing FY 2019 financial audit, capital improvement projects, and the WHA 50th anniversary celebration.
- 8 Maintenance and Capital Improvements

- B. Boggia updated the Board on the CVA roof replacement contract and capital spending.
- 9 Recreation Equipment Policy, Fire Pits, Trampolines
After discussion K. Goodwin moved to maintain the existing Recreation Equipment Policy banning trampolines at WHA properties, R. Ashton seconded and upon a rollcall vote the motion passed unanimously. (2020.29)
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| Antes | Aye |
| Ashton | Aye |
| Goodwin | Aye |
| Weinstein | Aye |
- After discussion K. Goodwin moved to maintain the existing Recreation Equipment Policy on swimming pools at WHA properties, R. Ashton seconded and upon a rollcall vote the motion passed unanimously. (2020.30)
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| Antes | Aye |
| Ashton | Aye |
| Goodwin | Aye |
| Weinstein | Aye |
- The WHA discussed fire pits at WHA properties at length. The consensus is that the Board would like to see a draft and more information on fire pits and grills for consideration at the next WHA Board meeting.
- 10 Affordable Housing Update
The Board discussed the rent arrears for the Hammond Road unit. B. Boggia indicated that he anticipates a net financial loss for the Hammond Road project at the end of the fiscal year.
- 11 General Correspondence
The Board reviewed General Correspondence and noted the insurance dividends received by the WHA.
- 12 Topics Not Reasonably Anticipated by the Chair 48 Hours in Advance of the Meeting, If Any
There were none.
- 13 Next Meeting(s)
A future meeting for next month will be scheduled.
- 14 Adjourn
R. Ashton moved to adjourn, K. Goodwin seconded, and upon a rollcall vote the motion passed unanimously. (2020.31)
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| Antes | Aye |
| Ashton | Aye |
| Goodwin | Aye |
| Weinstein | Aye |
- S. Weinstein adjourned the meeting at 2:30 pm.

Documents to Be Reviewed at the Meeting

- Meeting Packet
- Coronavirus Update
- Recreation Equipment Policy

Attested: _____
Brian Boggia, Executive Director