

**Arlington Housing Authority  
Regular Meeting**

**Minutes**

**April 17, 2019 at 7:00 PM**

**Call to Order**

The meeting was called to order at 7:00 P.M. by Mr. Connor, in the John F. Cusack Board Room, located at 4 Winslow Street, Arlington, MA.

**Roll Call**

Present: Brian Connor, Richard Murray, Nicholas Mitropoulos, Gaar Talanian and Joseph Daly

Absent:

Also Present: John J. Griffin, Executive Director  
John Greco, Attorney

**Notice to Town Clerk**

Notice of this meeting was delivered electronically on November 19, 2018 and posted by the Arlington Town Clerk in accordance with the provisions of the Open Meeting Law.

**Appointments**

**Local Tenants Organizations**

**General Public**

**Project Updates**

Mr. Griffin updated the board on the ongoing projects.

**Approval of Certificate for Partial Release of Retainage from Stutman Contracting, Inc. DHCD Fish Project 010081 Life and Skills Building.**

**VOTED**

Upon a motion made by Mr. Mitropoulos and seconded by Mr. Murray it was unanimously voted in favor to Approve Certificate for Partial Release of Retainage from Stutman Contracting, Inc. DHCD Fish Project 010081 Life and Skills Building.

	<u>Yes</u>	<u>No</u>
Nicholas Mitropoulos	X	
Richard Murray	X	
Brian Connor	X	
Joseph Daly	X	
Gaar Talanian	X	

**Approval of Certificate of substantial Completion from Laracy Electrical Contractors, Inc. for the Fire Alarm Upgrade at Chestnut Manor DHCD Fish Project 010084 for a CSC date of March 28, 2019.**

**VOTED**

Upon a motion made by Mr. Murray and seconded by Mr. Talanian it was unanimously voted in favor to Approve Certificate of substantial Completion from Laracy Electrical Contractors, Inc. for the Fire Alarm Upgrade at Chestnut Manor DHCD Fish Project 010084 for a CSC date of March 28, 2019.

	<u>Yes</u>	<u>No</u>
Nicholas Mitropoulos	X	
Richard Murray	X	
Brian Connor	X	
Joseph Daly	X	
Gaar Talanian	X	

**Approval of payment standards for the Housing Choice Voucher Program effective**

		<u>7/1/2019</u>		
<b>0 BR</b>	1608	<b>1608</b>	100%	1387
<b>1 BR</b>	1801	<b>1801</b>	100%	1563
<b>2 BR</b>	2194	<b>2194</b>	100%	1914
<b>3 BR</b>	2749	<b>2749</b>	100%	2400
<b>4 BR</b>	2966	<b>2966</b>	100%	2571
<b>5 BR</b>	3410	<b>3239</b>	95%	2861
<b>6 BR</b>	3855	<b>3662</b>	95%	3235

**VOTED**

Upon a motion made by Mr. Mitropoulos and seconded by Mr. Murray it was unanimously voted in favor to Approve the payment standards for the Housing Choice Voucher Program effective 7/1/2019.

	<u>Yes</u>	<u>No</u>
Nicholas Mitropoulos	X	
Richard Murray	X	
Brian Connor	X	
Joseph Daly	X	
Gaar Talanian	X	

**Champ**

Mr. Griffin discussed the Common Housing Application for Massachusetts Public Housing (CHAMP) Application with the Board.

Mr. Griffin discussed the Low-income Multi-Family Retrofit Grant with the Board.

**GRANTS RECEIVED Low income Multi-Family Retrofit Program:**

**HAUSER BUILDING 37 Drake Road 3 new Viessmann Gas fired boilers and 2 Turbo Max Water Heater \$ 148,220**

**CHESTNUT MANIOR 54 Medford Street 2 new Viessman Boilers Flush Turbo Max Exchanges replace Circulated pumps \$ 167,720.**

**Approval of Amendment to Contract for Financial Assistance (CFA) 689-2: Extending the contract dates of service from 6/30/2019 to 6/30/2022 in the amount of \$2,129,615.00.**

**VOTED**

Upon a motion made by Mr. Murray and seconded by Mr. Mitropoulos it was unanimously voted in favor to Approve the Amendment to Contract for Financial Assistance (CFA) 689-2: Extending the contract dates of service from 6/30/2019 to 6/30/2022 in the amount of \$2,129,615.00.

	<u>Yes</u>	<u>No</u>
Nicholas Mitropoulos	X	
Richard Murray	X	
Brian Connor	X	
Joseph Daly	X	
Gaar Talanian	X	

**Approval of Capital Improvement Plan (CIP)**

**VOTED**

Upon a motion made by Mr. Daly and seconded by Mr. Murray it was unanimously voted in favor to Approve the Capital Improvement Plan-(CIP).

	<u>Yes</u>	<u>No</u>
Nicholas Mitropoulos	X	
Richard Murray	X	
Brian Connor	X	
Joseph Daly	X	
Gaar Talanian	X	

**Biennial Rent Redeterminations -DHCD**

Mr. Griffin discussed the Biennial Rent Redeterminations with the Board.

**Regionalization RFR**

Mr. Griffin discussed the Regionalization RFR with the Board.

**Approval of the minutes of the Regular Meeting of March 20, 2019**

**VOTED**

Upon a motion made by Mr. Daly and seconded by Mr. Murray it unanimously voted in favor to Approve the minutes of the Regular Meeting of March 20, 2019.

	<u>Yes</u>	<u>No</u>
Nicholas Mitropoulos	Abstained	
Richard Murray	X	
Brian Connor	X	
Joseph Daly	X	
Gaar Talanian	Abstained	

**Adjourn**

**VOTED**

Upon a motion made by Mr. Daly and seconded by Mr. Murray it was unanimously voted in favor to Adjourn the April 17, 2019 Regular Meeting.

	<u>Yes</u>	<u>No</u>
Nicholas Mitropoulos	X	
Richard Murray	X	
Brian Connor	X	
Joseph Daly	X	
Gaar Talanian	X	

The next meeting is May 15, 2019.