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ACTON HOUSING AUTHORITY

Minutes of the Regular Meeting, 19 October, 1987, 7:30 pm, 68 Windsor Avenue.

Attendance: Marlin Murdock, Jean Schoch, Joseph Mercurio, James Sargent, Barbara Yates. Betty McManus, Ann Hosmer, Gail Hembrough/ Acton Housing Authority. Doli Atamian and Leah Nazarian, Boxboro Representatives.

1. Marlin Murdock, Chairman, called the Regular Meeting to order.
2. Minutes of October 5, 1987 were approved.
3. Joseph Mercurio moved that voucher #46 be approved. James Sargent seconded the motion and all members voted to approve.
4. Doli Atamian and Leah Nazarian, the Boxboro Community representatives to the Authority, discussed with the Board Members Boxboro's current housing status. Doli and Leah made the following recommendations:
 - A. That the Town of Boxborough should continue its partnership with Acton; that the Board of Selectmen should appoint a 5-7 person Housing Assessment Committee to determine needs, hold public hearings and prepare to present an article to create a Boxborough Housing Authority or regionalize on a more inclusive basis with Acton Housing Authority. The recommendations of the Housing Assessment Committee should be presented to the Boxborough Annual Town Meeting in 1989.
 - B. The current positions of Boxborough Representatives to The Acton Housing Authority should be maintained to facilitate communication regarding current needs and future planning.
 - C. During the preliminary needs assessment, issues regarding elderly citizens in Boxborough other than housing became apparent. They strongly supported a liason between the current Boxborough Council on Aging and the Acton Council on Aging to address these issues.
5. Executive Director's Report
 - A. E OCD's Annual Fall Conference to be held November 13th & 14th for Board Members and Executive Directors was noted.
 - B. The Sweeney's proposed development to be built in Stow with access through Acton was discussed. The proposed development was brought by the Sweeney's to the Stow Selectmen. Dennis Sweeney stated to the Stow Selectmen that he had met with the Acton Housing Authority's

Executive Director and had received a favorable response. The Executive Director stated to the Board Members that she actually informed the Sweeney's that they should contact EOCD's legal counsel for clarification on the proposed development. The Director further informed the Board that there had been no further communication with the Sweeney's since that initial meeting.

- C. Great Hill Crossing proposed development has not yet received word on their HOP funds application for the project.
- D. The Board and Director discussed the Annual Meeting of Parker Village. It was agreed that the Authority would take an active role in keeping the lines of communication open between the Rosestone Developer and the Condo Association. Barbara Yates has agreed to serve as the Authority's representative.
- E. The Selectmen's Public Hearing for Great Road Apartment's Condo Conversion will be held on November 10th, 1987 at 7:45pm. The Executive Director has begun preliminary negotiations with the Developer for four two bedroom units.
- F. The Executive Director has submitted the Acton Housing Authority to receive Secretary Anthony's Award of Excellence in developing innovative housing programs to meet community needs when traditional programs are not adequate.
- G. A public hearing on the site proposal for the development located on 2,4,&6, Harris Street will be held November 24, 1987.
- H. Marcia Lamb's appointment as Assistant Secretary of EOCD was noted.

6. Old Business

- A. James Sargent's replacement for the State Appointee to the Authority was discussed. The Board Members agreed to bring possible candidate's names to the next Regular Meeting for consideration.
- B. The Board was informed by the Executive Director of the proposed site cost, \$11,000.00, to correct the erosion at McCarthy Village. The Authority is awaiting EOCD's authorization to proceed with the work.
- C. Windsor Green's remedial repairs are near completion. EOCD has authorized the Authority to borrow funds from one of the other State housing programs to cover the payment due the General Contractor for work completed. The Executive Director contacted the Authority's fee accountant for his opinion. Based on the Accountant's recommendation the Authority will transfer the funds if written authorization from EOCD is received.
- D. Eliot House's Dedication Ceremony will be held on October 27, 1987.
- E.

33.

Joseph Mercurio moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Barbara Yates and upon roll call the "Ayes" and "Nays" were as follows:

AYES

Marlin Murdock
James Sargent
Jean Schoch
Joseph Mercurio
Barbara Yates

NAYS

- 0 -

The Chairman thereupon declared said motion carried and said resolution adopted.

The following resolution was introduced by Joseph Mercurio,

read in full and considered:

To approve payment for extra services rendered on change order #7 for \$4,952.00 for Eliot House.

The following change is ordered in accordance with Article 12 of the General and Supplementary Conditions of the Contract:

7-1 Provision & installation of new alarm masterbox, 3/4 second timing & related code wheel installation of temporary masterbox & reinstallation of new masterbox when delivered. Installation of red beacon over masterbox. (+ 10% O&P)	\$ 2,750
7-2 Extension of handicapped ramp at left entry. (+ 15% O&P)	1,907
7-3 Installation of insulated wood box cover over disappearing stair in barn attic as required by building inspector. (+ 15% O&P)	191
7-4 Installation of two sets of pipe covers under kitchen sinks for protection from wheelchairs as requested by plumbing inspector. (+ 15% O&P)	104

TOTAL \$ 4,952

33.

James Sargent moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Joseph Mercurio and upon roll call the "Ayes" and "Nays" were as follows:

AYES

Jean Schoch
Barbara Yates
James Sargent
Joseph Mercurio
Marlin Murdock

NAYS

- 0 -

The Chairman thereupon declared said motion carried and said resolution adopted.

The following resolution was introduced by James Sargent,

read in full and considered:

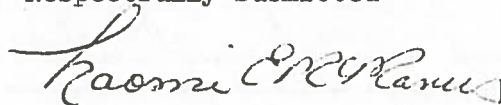
To approve payment for extra services rendered on change order # 8 for
Eliot House

8-1 Provide carpet runner for stair at Hall #117. (+10% O&P) \$ 440

TOTAL \$ 440

7. The Regular Meeting adjourned at 10:00pm.
8. The next Regular Meeting will be held on November 2, 1987 at 7:30pm.

Respectfully Submitted



Naomi E. McManus
Executive Director