



# EVERETT HOUSING AUTHORITY

393 FERRY STREET, EVERETT, MASSACHUSETTS 02149  
PHONE (617) 387-6389 FAX (617) 389-4936

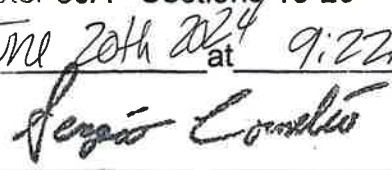
Board of Commissioners  
Dominic Puleo  
Chairperson  
Damaian Allen  
John Barrett  
Philip Colameta  
Robert Norton  
Stephen Kergo  
Executive Director

## NOTICE OF THE REGULAR MEETING

*Notice is hereby given in accordance with General Laws, Chapter 39, Section 23A, B and C, that a Regular Meeting of the Everett Housing Authority will be held at 5:00 PM on Tuesday June 25, 2024 at the offices of the Authority, 393 Ferry Street, in the City of Everett, Massachusetts. The chairman reasonably anticipates the following items will be discussed:*

- I. **Roll Call:**
- II. **Minutes:** To accept the minutes of the Regular Meeting of May 20, 2024.
- III. **Executive Director's Report:** To accept the Executive Director's Report.
- IV. **Old Business:**
  - A. **Discussion:** A/C Glendale Towers.
  - B. **Discussion:** Related to upgrading maintenance software to allow for a tenant portal
  - C. **Discussion:** Related to a tenant communication plan.
- V. **New Business:**
  - A. Conduct the Section 8 Annual Plan Public Hearing for 2025.
  - B. **Resolution 2024-23:** To accept and authorize the Chairman to sign the Civil Rights Certification for the HCV program for Fiscal Year 2025.
  - C. Conduct the State Annual Plan Public Hearing for the Fiscal Year 2025.
  - D. **Resolution 2024-24:** To accept the State Annual Plan and Capital Improvement Plan (CIP) for Fiscal Year 2025.
  - E. **Resolution 2024-25:** To approve and authorize the Executive Director to enter into a construction contract for the 667/2 Air Compressor Replacement project with JES Enterprises, Inc. for a total amount of Eighteen Thousand, Eight Hundred Ten Dollars and Zero Cents (\$18,810.00).
  - F. **Resolution 2024-26:** To approve and authorize the Executive Director to enter into a construction contract for the retaining wall replacement at 76 Gledhill Avenue with the lowest responsive bidder.
  - G. **Resolution 2024-27:** To approve and authorize Change Order No. 1 for 667/2 Glendale Towers Gate Valve Replacement Project FISH No. 093075 in the total amount of Ten Thousand Eight Hundred and One Cent (\$10,083.01).

REC'D 2024 JUN 20 AM 9:22  
EVERETT CITY CLERK'S OFFICE

on June 20th 2024 at 9:22AM  
Attest:   
City Clerk



Equal Housing Opportunity



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Executive Director

- H. **Resolution 2024-28:** To approve the recommendation of the Executive Director to make Nicolas Ragucci the Maintenance Foreman effective June 26, 2024.
- I. **Resolution 2024-29:** To approve and authorize the writing-off of Ch. 200-C Tenant Accounts Receivables, effective as of March 1, 2024, in the total amount of Fourteen Thousand, Two Hundred Eleven Dollars and Twenty-Four Cents (\$14,211.24).
- J. **Resolution 2024-30:** To approve and authorize the writing-off of Ch. 667-C Tenant Accounts Receivables, effective March 1, 2024, in the total amount of Two Thousand, Five Hundred Eighteen Dollars and Fifty-Five Cents (\$2,518.55).
- K. **Resolution 2024-31:** To approve and adopt the MRVP Income Limits Effective June 10, 2024.

Income Limits  
Low Income Limit 80% AMI

Persons	Limit
1	\$ 91,200
2	\$104,200
3	\$117,250
4	\$130,250
5	\$140,700
6	\$151,100
7	\$161,550
8	\$171,950

REG'D 2024 JUN 20 4:19:22  
EVERETT CITY CLERK'S OFFICE

- L. **Resolution 2024-32:** To approve and authorize the Executive Director to enter into a Design Contract for FISH No. 093096, Front Patio 667/2 with Allen & Major Associates, Inc. for a total amount of Eighteen Thousand, Two Hundred Dollars and Zero Cents (\$18,200).

*To consider any other business the Board of Commissioners might introduce.*

Adjournment.

Posted in accordance with the  
provisions of Mass. General Laws  
Chapter 30A - Sections 18-25

on JUN 20, 2024 at 9:22 AM  
Attest:

*Stephen Kergo*  
City Clerk

Everett Housing Authority

By: *[Signature]*  
Secretary & Executive Director

6/20/24

Date



Equal Housing Opportunity