

THE HOUSING AUTHORITY
OF THE CITY OF
WOONSOCKET, RHODE ISLAND

1. Call to order: 4:30 p.m. Regular Meeting November 15, 2012 at the Woonsocket Housing Authority, 679 Social Street, Woonsocket, RI 02895

Pledge of Allegiance

Roll Call:

Chairman David Lahousse
Vice Chairwoman Lucienne Cote
Commissioner Sally Anthony
Commissioner Charles Baldelli
Commissioner Janet Lemieux
Commissioner Bernadette Rochefort

Robert Kulik, Executive Director
Deputy Director, Duncan Speel
Commissioner Normand Laliberte – Arrived 5:08 p.m.
Attorney Michael Murphy

2. Good and Welfare for the Audience - None
3. Good and Welfare for the Commissioners

4. Chairman Lahousse asked for a motion to accept the minutes for the Public Meeting of October 11, 2012 and the regular meeting of October 11, 2012. A motion was made by Vice Chairwoman Cote and seconded by Commissioner Baldelli.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli

Commissioner Lemieux
Commissioner Rochefort

5. Chairman Lahousse asked for a motion to accept the bills paid for the month of October 2012. A motion was made by Vice Chairwoman Cote and seconded by Commissioner Baldelli.

Commissioner Anthony asked if the checks which pay bills for more than one site could delineate the specific sites. The Chairman explained that he spoke to Finance Director Mariano who indicated that the detail is in the financial reports. There was some further discussion. The Director encouraged Commissioner Anthony to contact the Finance Director for a more detailed explanation. He assured the Board that the finance department will do what they can to adjust the report.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli
Commissioner Lemieux
Commissioner Rochefort

6. Communications and Interest of the Authority

Chairman Lahousse asked for a motion to receive and place on file the Communications and Interest of the Authority, A - E. A motion was made by Vice Chairwoman Cote and seconded by Commissioner Baldelli.

The Director explained that the WHA has appealed its PHAS scores. He noted his three concerns with the scoring process which resulted in his decision to appeal. Commissioner Lemieux offered a suggestion to correct one of the issues; the Director thanked her and assured her that he would forward the information to the Finance Director.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli
Commissioner Lemieux
Commissioner Rochefort

7. Report of the Secretary

Chairman Lahousse asked for a motion to accept and place on file, the report of the Secretary, for purposes of discussion. A motion was made by Vice Chairwoman Cote seconded by Commissioner Baldelli.

The Director submitted his report as written updating projects at Veteran's Memorial for which there is a contract award in today's new business, which will initiate the renovation of five buildings at that family development. St. Germain Manor kitchen work has begun. The bid for that work is also in today's new business. The Director apologized for the delays in the porch/railing work at Kennedy Manor. He indicated that the job should be completed by the end of November. The three housing managers have been rotated to different developments, effective November 5, 2012.

There was no further discussion. A roll call vote was taken; the following were the "Ayes" and "Nays".

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli
Commissioner Lemieux
Commissioner Rochefort

7B. Report of the Deputy Director

Chairman Lahousse asked for a motion to receive and place on file, the report of the Deputy, for purposes of discussion. A motion was made by Vice Chairwoman Cote and seconded by Commissioner Baldelli.

The Deputy submitted his report as written, noting the award at Veteran's that will get that project going. The Chairman asked for a timeline in the project. The

Deputy indicated an approximate duration of 18- 24 months. He said the contractor would submit a construction progress schedule at the start of the job.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli
Commissioner Lemieux
Commissioner Rochefort

8. Reports of Direct Staff, Legal and Financial

Chairman Lahousse asked for a motion to receive and place on file, the reports of Direct Staff, Legal and Financial. A motion was made by Commissioner Rochefort and seconded by Commissioner Baldelli.

There was no further discussion. A roll call vote was taken; the following were the “Ayes” and “Nays”.

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli
Commissioner Lemieux
Commissioner Rochefort

9. Report of Committees – None

10. Unfinished Business - None

11. New Business

A. The Chairman asked for a motion to approve the contract with Senior Services, Inc. A motion was made by Commissioner Baldelli and was seconded by Vice Chairwoman Cote.

The Vice Chairwoman had questions about the outreach worker's hours. There was some brief discussion about who covers if the worker is sick. Commissioner Lemieux made a motion to table the item until a meeting could be held with the Executive Director of Senior Services, Inc. The motion was seconded by Vice Chairwoman Cote.

There was no further discussion. A roll call vote was taken; the following were the "Ayes" and "Nays".

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli
Commissioner Lemieux
Commissioner Rochefort

- B. The Chairman asked for a motion to approve the award of contract for kitchen renovations for St. Germain Manor Assisted Living Program to the low, responsive, responsible bidder in the best interest of the Housing Authority, A.F. Lusi Construction.

At Commissioner Lemieux's request, Deputy Speel gave a brief explanation of what this contract covers. The Director explained what was included, noting that the equipment is not included. There was some further discussion. A roll call vote was taken; the following were the "Ayes" and "Nays".

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli
Commissioner Lemieux
Commissioner Rochefort

- C. The Chairman asked for a motion to award contract for the renovation of five buildings at Veteran's Memorial Manor to the low, responsive, responsible bidder in the best interest of the Housing Authority, J.J. Cardosi. A motion was made by Commissioner Laliberte and was seconded by Vice Chairwoman Cote.

There was no further discussion. A roll call vote was taken; the following

were the “Ayes” and “Nays”.

AYES

NAYS

Chairman Lahousse
Vice Chairwoman Cote
Commissioner Anthony
Commissioner Baldelli
Commissioner Lemieux
Commissioner Rochefort

12. Adjournment

Chairman Lahousse asked for a motion to adjourn. A motion was made by Commissioner Baldelli and seconded by Commissioner Laliberte at 5:20 p.m.

Roll call vote was unanimous.

Robert Kulik, Executive Director