

THE HOUSING AUTHORITY  
OF THE CITY OF  
WOONSOCKET, RHODE ISLAND

1. Call to order: 4:30 p.m. Regular Meeting August 16, 2012 at the Woonsocket Housing Authority, 679 Social Street, Woonsocket, RI 02895

Pledge of Allegiance

Roll Call:

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

Robert Kulik, Executive Director  
Deputy Director, Duncan Speel  
Attorney Michael Murphy  
Commissioner Normand Laliberte – arrived at 4:58 p.m.  
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2. Good and Welfare for the Audience - None
3. Good and Welfare for the Commissioners

Commissioner Baldelli suggested that Board members view a United Methodist facility and sample one of the meals. He asked the Director to make the arrangements.

Vice Chairwoman Cote asked Attorney Murphy about the status of the contract with United Methodist. Mr. Murphy stated that there are still some complicated issues pending with billing, food service, Medicare and Medicaid. Attorney Murphy said one of the biggest issues is that HUD is on board after the July meeting at DEA, although he did indicate that HUD will still have to sign off on the final agreement. Attorney Murphy asked the Vice Chairwoman to put her questions in writing and he will address them for her.

Commissioner Anthony asked if the 40 assisted living residents he referenced was a maximum; the Deputy said no, that is a minimum to start the program.

Commissioner Lemieux asked how many were currently on the waiting list for assisted living. The Director responded 14. He detailed the WHA's advertising efforts and United Methodist's recruiting efforts.

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4. Chairman Lahousse asked for a motion to accept the minutes for the regular meeting of June 14, 2012 and the special meeting of June 21, 2012. A motion was made by Commissioner Baldelli and 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

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5. Chairman Lahousse asked for a motion to accept the bills paid for the month of June and July 2012. A motion was made by Commissioner Baldelli and seconded by Commissioner Rochefort.

Commissioner Lemieux asked about the legal fees being high; the Director explained that the law firm bills quarterly, not monthly. Commissioner Lemieux also asked about Apex Technology's bill. The Director and Deputy explained the IT support that Apex provides for the WHA.

The Chairman noted that in the July bills there is a listing for Kay's Woonsocket Properties LLC. He wants it on the record that it has nothing to do with him or his restaurants.

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

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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-F. 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

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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 and seconded by Chairman Lahousse.

The Director submitted his report as written and provided an update on the St. Germain Assisted Living. He explained that he decorated a model apartment for the assisted living program as a demo. We are waiting for quotes for the locked cabinets. The Director praised the efforts of the United Methodist recruiter. The Deputy will be going on the radio with Mayor Baldelli to discuss the program. Residents are being relocated to accommodate the assisted living floors. A questionnaire was distributed to all high rise residents to ascertain their interest in the meals program. The Director wants to have a food sampling for the residents to encourage interest. Commissioner Rochefort said she has explained the program to some residents and has received positive feedback once they understand the plan. The Director complimented the façade work at St. Germain, which is just about finished. The Veteran’s Memorial project is going well; residents are being relocated each week. Crepeau Court will be started soon, and hopefully will be finished by December, depending on the weather.

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 Laliberte  
Commissioner Lemieux  
Commissioner Rochefort

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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 Commissioner Laliberte and seconded by Commissioner Rochefort.

The Deputy submitted his report as written, highlighting the progress of the façade work and the start at Crepeau Court soon. WHA has installed cameras at the rented parking areas at Tim Horton’s due to a problem there. Also trimmed trees, moved cameras, and met with residents at Veteran’s to improve security operations at that location. The Annual Plan must be submitted by October 18, and requires a public meeting prior to that date. There will be a request to move the October meeting from the 18<sup>th</sup> to the 11<sup>th</sup>. There is a Resident Advisory Board meeting on August 20<sup>th</sup> at 2:00 p.m. There was a recycling meeting with Resource Recovery to discuss the WHA getting a separate account from the City in order to better track how much tonnage is the WHA’s vs. how much is the City’s.

The Director added that the WHA has increased police presence at Veteran’s due to the shooting, possibly for the next month or so. The cost could be in the \$35 - \$50,000 range, but we are obligated to protect the residents. The Director commended Woonsocket Police Chief Carey and his approach at a meeting with the residents at Veteran’s.

Commissioner Anthony asked about access and egress at the Veteran’s Memorial development, and whether the added police patrol was a walking patrol.

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 Laliberte  
Commissioner Lemieux  
Commissioner Rochefort

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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 Laliberte 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 Laliberte  
Commissioner Lemieux  
Commissioner Rochefort

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9. Report of Committees - None

10. Unfinished Business - None

11. New Business

A. The Chairman asked for a motion to approve moving the September meeting from September 20 to September 13. A motion was made by Commissioner Laliberte and was seconded by Commissioner Anthony.

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 Laliberte

Commissioner Lemieux

Commissioner Rochefort

- B. The Chairman asked for a motion to approve the allocation of \$24,000 HCV Pre-2000 dollars for security deposits for families being displaced by the redevelopment plan at Veteran's. A motion was made by Commissioner Baldelli and seconded by Commissioner Laliberte.

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 Laliberte  
Commissioner Lemieux  
Commissioner Rochefort

12. Adjournment

Chairman Lahousse asked for a motion to adjourn. A motion was made by Commissioner Laliberte, seconded by Commissioner Baldelli at 5:15 p.m.

Roll call vote was unanimous.

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Robert Kulik, Executive Director