

**PROVIDENCE HOUSING AUTHORITY
BOARD OF COMMISSIONERS
REGULAR MEETING: Thursday, April 23, 2015; 5:00 p.m.**

Chad Brown

263 Chad Brown Street

Providence, RI 0290

CALL TO ORDER

Chairman Nicolas Retsinas called the meeting to order at 5:01 p.m.

ROLL CALL

Present:

Nicolas Retsinas
Thomas Ryan
Dolores Cascella
Roger Giraud
Mary Kay Harris
Ricardo Patino
Hilary Silver
Gilberta 'JT' Taylor
Dorothy Waters

Absent:

John Iglizzi
Kevin Jackson

Eight members were present constituting a quorum to conduct business. Commissioner Waters arrived at 5:11 p.m. bringing the attendance to nine.

APPROVAL OF MINUTES

Chairman Retsinas asked for a motion to accept and approve the regular meeting minutes of 2/26/15 and 3/26/15. The motion was made by Commissioner Taylor, seconded by Commissioner Patino. The minutes were approved with a unanimous voice vote.

RESIDENT'S COMMENTS

None

Chairman's Report

Chairman Retsinas noted how much he enjoyed the enthusiasm and energy at the PHA's 75th Anniversary events. He praised the Directors for attending five of nine events so far, and encouraged the Commissioners to attend as well.

EXECUTIVE DIRECTOR'S REPORT

Director Tavares yielded his report in recognition of the Auditors presentation.

COMMITTEE REPORTS:

- Budget and Finance: (Comm. Giraud)
- Resident Services: (Comm. Silver)
- Capital Improvements: (Comm. Cascella)
- Executive Committee: (Chair Retsinas)

Budget & Finance: Commissioner Giraud deferred his report until New Business.

Resident Services: Commissioner Silver commented how valuable the 75th Anniversary events are for the residents. Resident Services has submitted numerous grants and received a \$738,000 grant for Resident Service Coordinators. The Job Fair was very successful with 15 employers in attendance. The Social Innovation Fund is in its final year with new sources of funds being sourced. Eight people are seeking home ownership in the Section 8 program. In the Education

and Training Programs, the RI Family Literacy Program has two graduates from the Get Connected Program at Manton Heights who are now employed by the Digital Literacy Corp. The Art classes at Dominica Manor will have an art exhibition at the 75th Anniversary event at Dominica. Special Projects Office has submitted a \$110,000 grant for Safety Devices in the hand-cap units. Finally, PHA received a grant from the Department of Elderly Affairs of \$15,000 for security guards in the high-rises.

Capital Improvements: Commissioner Cascella stated A bid package will be advertised soon to repair and re-surface the basketball court at Chad Brown; Councilman Narducci is generously committing \$25,000 of City funds towards the project; the Authority will provide the additional costs. A contract has been awarded for engineering services for the re-location of three electrical substations at Admiral Terrace; construction is expected to begin during the summer months. Roof Management Consultants is in the process of providing the Authority with a cost analysis for the replacement of two roofs at Manton Heights and needed roof repairs at 335 Hartford. REAC inspections have been scheduled for Hartford Park and Parenti Villa and will take place in late July.

Allan Pacific, Director of Facilities Management commented in addition to the resurfacing of the basketball court, lighting will be upgraded in June or July.

RESOLUTIONS

#4227 – Resolution to Pass FY2015 5-Year Annual Plan

Melissa Sanzarro, Director of Special Projects gave a brief description of the plans to the board. Chairman Retsinas asked for a motion to approve the plans. A motion was made by Commissioner Patino and seconded by Commissioner Taylor. A roll call vote was taken. The vote was unanimous being 9-0, the resolution was approved.

Mutual of America

#4228 – Resolution to Pass Amendment to the Defined Contribution Pension Plan

Executive Director Tavares gave a description of each Resolution to the Board and after a brief discussion Chairman Retsinas asked for a motion to approve Resolution #4228. A motion was made by Commissioner Taylor and seconded by Commissioner Waters. A roll call vote was taken. The vote was unanimous being 9-0, the resolution was approved.

#4229 – Resolution to Pass Amendment to the Defined Contribution Plan

Chairman Retsinas asked for a motion to approve Resolution #4229. A motion was made by Commissioner Harris and seconded by Commissioner Patino. A roll call vote was taken. The vote was unanimous being 9-0, the resolution was approved.

#4230 – Resolution to Pass Amendment to the 457(b) Eligible Deferred Compensation Plan

Chairman Retsinas asked for a motion to approve Resolution #4230. A motion was made by Commissioner Giraud and seconded by Commissioner Cascella. A roll call vote was taken. The vote was unanimous being 9-0, the resolution was approved.

OLD BUSINESS

None

NEW BUSINESS

In keeping with the monthly presentations, Chairman Retsinas asked Commissioner Giraud to introduce the Auditors for the presentation. Commissioner Giraud introduced Veronica Bullman, Troy Merkel, and Ernie Almonte, representatives of Mc Gladery who presented the FY2014 Audit report. After the presentation, commissioners addressed their questions and concerns to Mc Gladery. The Executive Director commended the audit firm and the staff for working so diligently together.

Commissioner Giraud made a motion to accept as information the FY2014 Audit, Seconded by Commissioner Cascella. A roll call vote was taken. The vote was unanimous being 9-0, the motion was approved

Executive Session

None

ADJOURNMENT

There being no further business, Chairman Retsinas accepted a motion to adjourn from Commissioner Harris, seconded by Commissioner Waters. Said motion passed with a unanimous voice vote.

The meeting adjourned at 5:40 p.m.

Minutes Submitted and Approved By:

Lisa Cancelliere
Recording Secretary

Paul Tavares
Executive Director