

**THE HOUSING AUTHORITY OF THE CITY OF
WOONSOCKET, RHODE ISLAND
AGENDA FOR COMMISSIONERS
ANNUAL AND REGULAR MONTHLY MEETING**

1. Call to Order: 4:30 p.m., Thursday, April 16, 2015,
Woonsocket Housing Authority, 679 Social Street, Woonsocket, RI 02895

Roll Call:

- David Lahousse
 - Bernadette Rochefort
 - Sally Anthony
 - Charles Baldelli
 - Roger Bouchard
 - Theresa Corbeille
 - Marc Dubois
 - Patrick Morganelli, Executive Director
 - Christine O'Connor, Assistant Director, Administration & Personnel
 - Robert Moreau, Assistant Director, Security & Facilities
 - Legal Counsel
2. Introduction and Welcome – Commissioner Marc Dubois
 3. Election of the Chairperson
 4. Election of the Vice Chairperson
 5. Good and Welfare for the Audience
 6. Good & Welfare for the Commissioners
 7. Minutes for the regular meeting of March 19, 2015
 8. Bills paid for the month of March 2015
 9. Communications and Interest of the Authority
 - A. Communications from HUD, March 19, 2015 Re: Choice Neighborhoods Planning Grant extension of submission for Final Transformation Plan;
 - B. Communications from HUD, March 31, 2015 Re: RAD Application at Veterans Memorial;
 - a. What is RAD and Why Is It Needed?
 - C. Communications from HUD, April 7, 2015 - Offline Units

10. Report of Secretary

A. Report of Executive Director-Executive Summary

(1) Property Management Activity Report March 2015

1. Procurement (also reflected under New Business Request for Approvals).

2. Regulatory Compliance Matters i.e; VAWA
(also included under New Business)

3. Housing Choice Voucher Report

4. Property Management Activities

a. Assisted Living Residence

b. Section 8 HCV

c. Occupancy and Turnover

d. Property Management

e. Resident Services

- Senior

- Community Room and Off Line Unit Contracts

f. Facilities

g. Security

h. Capital Fund Program

i. financials

11. Report of Committees

12. Unfinished Business

13. New Business

A. Approval of award of contract for domestic hot water system at Kennedy Manor;

B. Approval of award of contract for fire alarm systems, sprinkler & fire extinguisher testing;

C. Approval of award of contract for landscaping services at family Developments;

D. Approval of award of contract for landscaping services at high-rise buildings and main office;

E. Approval of payment to the City of Woonsocket for 2014 Rubbish & Recycling Tipping Fee;

- F. Approval of FY 2015 Income Limits;
- G. Discussion of events following house fire on 30 Ascension Street;
- H. Request for Approval of Revised Personnel Policy
 - a. Re: Internet Policy and New Social Media Policy
- I. Request for Approval of Lease Addendum Re: Violence Against Women Act;
- 14. Personnel –
 - a. Personnel Report
 - b. Teambuilding
- 15. Executive Session to be convened pursuant to R.I. Gen. Laws § 42-46-5(a)(1) for discussion of job performance and personnel matters regarding the Assistant Director of Administration & Personnel;
- 16. Executive Session to be convened pursuant to R.I. Gen. Laws § 42-46-5(a)(1) for discussion of job performance and personnel matters regarding the Executive Director;
- 17. Executive Session to be convened pursuant to R.I. Gen. Laws § 42-46-5(a)(5) for discussion of the acquisition or lease of real property;
- 18. Adjournment.