

Ludlow Housing Authority
Board of Directors Meeting
114 Wilson Street
Community Room
Ludlow, MA 01056
Tuesday, December 17, 2024
11:00 am

1. Roll Call

Susan Stanek Raymond Anderson Jon Baldwin Audrey Polmanteer
Kimberly Babin

2. Acceptance of the Minutes of the Meeting:

A. Minutes from November 19, 2024

3. Payment of the Bills: Detailed report

4. Financial Report:

A. Will not have until FYE 2025 Budget is approved

5. Modernization Report: Updates

A. Project # 161102 Replace common Area Floor: CFC needs review & voted on.

B. Project # 161127 VCT replacement at turnover State Street: LHA: partial

C. Project # 161138 ARPA FF: State St Dev Balcony Repair: Design RCAT

D. Project # 161139 ARPA FF: Electric Panel Replacement State St LHA

E. Project # 161142 ARPA FF: Foundation insulation repair New Wilson:
Design: RCAT

F. Project # 161143 Replace crank out windows Chestnut St: (6 to 8) week window order, then construction date.

G. Project # 161158 Vacancy Initiative: State St Empties total (8): EOHLC

H. Project # 161159 Vacancy Initiative: Wilson, Chestnut, 28 Benton Street
Forced Account: Overseen by Thomas Boyer

I. Project # 161164 Vacancy Initiative 48 Higher St Renovation: SOS
Funded: EOHLC Overseen by Juliet Borja

6. Reading of the Correspondence: Public Housing Notices Mass.gov
 - A. PHN 2024-18 Veteran's Preference Screening
 - B. PHN 2024-19 Updates to PMR
 - C. PHN 2024-20 NOFA transformation of state housing
 - D. PHN 2024-21 NOFA Self-Sufficiency Program
 - E. PHN 2024-22 State-aided Insurance Bill
 - F. PHN 2024-23 Aging in Place Turnover Guidelines
 - G. Letter pertaining to Pickerel Pond from Joan Benoit
 - H. Letter from Jon Baldwin
7. Old Business:
 - A. RFP to purchase results
 - B. Review MMDT
8. New Business:
 - A. Solar Panel proposal for Wilson Street to be reviewed.
9. Adjourn Meeting:

Meeting Posted December 12, 2024