

Special Board Meeting Minutes

Ludlow Housing Authority

August 27, 2024, at 10:30 am

114 Wilson Street, Ludlow, MA 01056

The Meeting was called to order by Chairperson Susan Stanek at 10:30 am

1. Upon roll call those present were as follows:

Susan Stanek, Jon Baldwin, Raymond Anderson, Audrey Polmanteer

Absent: Kimberly Babin

Also Present: Robin Carvide, Michael Parker

In attendance: Louis Bonavita, Dinesh Patel, Ron Riopel (Block Capital),
Yasser Fares, Roman Yusenko (Class Realty, Inc.)

2. Opened Sealed Bids as Follows:

<u>Time Stamp</u>	<u>Company/Person</u>	<u>Bid Amount</u>	<u>Finance</u>
1. 08/27/2024 8:53 am	Pierre Louis	\$216,000	Cash
2. 08/01/2024 2:29 pm	Louis Bonavita	\$200,000	Cash
3. 08/27/2024 9:28 am	Igor Kravchenko	\$210,000	Finance
4. 08/27/2024 9:20 am	Logan Lacroix	\$205,000	Cash
5. 08/27/2024 9:40 am	Nicholas Langlitz	\$189,000	Finance
6. 08/05/2024 7:32 am	A & T Properties LLC	\$195,000	Finance
7. 08/21/2024 11:44 am	Alexandria Trust LLC	\$210,000	
	Yassir Fares		Cash
8. 08/27/2024 9:02 am	James Murphy	\$219,900	Cash
9. 08/26/2024 11:12 am	S & C Investors LLC	\$209,000	Cash
10. 08/26/2024 9:50 am	Dinesh B. Patel	\$251,100	Cash
11. 08/26/2024 8:41 am	Victoria A. Rodriguez	\$200,000	Finance
12. 08/26/2024 12:06 pm	Manuel D Silva	\$179,000	Cash
	Jaquim Alves		
13. 08/26/2024 11:49 am	Christopher Steiner	\$250,000	Finance
14. 08/26/2024 11:32 am	Unlimited Property Service	\$170,000	Finance

466
Minutes of Special Board Meeting
Ludlow Housing Authority

- A. Two Bids disqualified due to improper deposit and Tax Compliance Page
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One Bid question to go to Attorney
- B. Motion made by Jon Baldwin, which was seconded by Raymond Anderson, it
was unanimously voted to send the highest three bids for review, questions
and approval to our attorney and EOHLC. All in favor
- 3. Motion by Jon Baldwin, which was seconded by Audrey Polmanteer, to
adjourn the meeting at 11:10 pm. All in favor

Sincerely submitted,
Robin Carvide
Robin Carvide

Next scheduled Board Meeting September 17, 2024