

**Ludlow Housing Authority  
Board of Directors Meeting  
114 Wilson Street  
Community Room  
Ludlow, MA 01056  
Tuesday, July 16, 2024 @ 11:00 am**

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2024 JUL 10 12 18 45

**AGENDA**

**1. Roll Call, Members of Authority:**

Susan Stanek Raymond Anderson Jon Baldwin Audrey Polmanteer  
Kimberly Babin

**2. Acceptance of the Minutes of the Meeting:**

A. Minutes from June 18, 2024, (Have to amend FISH # 161136 CFC was also approved but not added to the minutes.)

**3. Payment of Bills: Detailed report**

**4. Financial Report:**

A. Financial Report: June (if Available)

**5. Modernization Report: Updates**

- A. FISH # 161102 Replace Common Area Floors: NSI
- B. FISH # 161127 VCT replacement at turnover State Street: LHA: partial
- C. FISH # 161138 ARPA FF: State St Dev. Balcony Repair: Scope RCAT
- D. FISH # 161139 ARPA FF: Electric Panel Replacement: State Street: LHA
- E. FISH # 161141 ARPA FF Maintenance Garage repairs Wilson Street: Pre-con
- F. FISH # 161142 ARPA FF Foundation Insulation Repair New Wilson: RCAT
- G. FISH # 161143 Replace crank out windows Chestnut Street: design
- H. FISH #161158 State Street Empties 5 Units + (2)?
- I. FISH #161159 Unit vacancy turnover Wilson and Chestnut: Forced Account:
- J. FISH #161164 48 Higher Street Renovation: Approved SOS Funded \$211,306

6. Reading of the Correspondence: Public Housing Notices Mass.gov
  - A. PHN 2024-09 LOCAL HOUSING AUTHORITY HOUSING NOW PROGRAM
  - B. PHN 2024-10 Changes to Chief Administrative and Financial Officer (CAFO) Program for AUP starting with FYE 2024 and Updates to Performance Management Review (PMR) for 2024 Cycle
  
7. Old Business:
  - A. 361 West Avenue: RFP completed waiting for EOHLC to approve
  
8. New Business:
  - A. Procurement Policy
  - B. Procurement Summary
  - C. Social Aggression Policy
  
9. Adjourn Meeting

2024 JUL 10 10:11 AM  
COMMUNITY DEVELOPMENT

Meeting Posted July 10, 2024