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TOWN OF LUDLOW

**Ludlow Housing Authority
Board of Directors Meeting
114 Wilson Street
Community Room
Ludlow, MA 01056
Tuesday, May 20, 2025
11:00 am**

1. Roll Call

Susan Stanek Raymond Anderson Audrey Polmanteer
Kimberly Babin Joao Alves

2. Acceptance of the Minutes of the Meeting:

A. Minutes from April 15, 2025

3. Payment of the Bills: Detailed report

4. Financial Report:

- A. Accountant Report: March Report (Qtrly End) (if available)
- B. CFA 5001 Change +391,952.00 (non-discretionary) Funds
- C. Write-off Amount for (2) vacant accounts

5. Modernization Report: Updates

- A. Project # 161127 VCT replacement at turnover State Street: Absorbed
- B. Project # 161138 ARPA FF: State St Dev Balcony Repair: Contract/NTP
- C. **Project # 161142 ARPA FF: Foundation insulation repair New
Wilson: Design: RCAT: Vote on final bid quotes**
- D. **Project # 161158 Vacancy Initiative: State St (7) Empties: EOHLC
Vote on final bid quotes**
- E. Project # 161159 Vacancy Initiative: Wilson, Chestnut, 28 Benton Street
Forced Account: Overseen by Thomas Boyer
- F. Project # 161164 Vacancy Initiative 48 Higher St Renovation: Funded:
EOHLC Overseen by Juliet Borja Out for bid
- G. Project # 161155 Asphalt Paving at Chestnut Street: EOHLC Design

- H. Project # 161165 Repaves existing Parking lot Wilson Street: EOHLC
I. Project 161154 Flooring and abatement at Meadows Street: LHA

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6. Reading of the Correspondence: Public Housing Notices of Mass.gov
A. PHN 2025-05 Revised Income Limits for Admission & FMRs for Continued Occupancy
B. Guidance on visits/requests from Law Enforcement

7. Old Business:

8. New Business:

A. Annual Meeting Hearing Notice and copy of draft plan.

9. Adjourn Meeting:

Meeting Posted May 14, 2025