

BELMONT HOUSING AUTHORITY

MINUTES

Virtual Zoom Meeting

March 16, 2023

Regular Meeting

ATTENDANCE-

Board of Commissioners in Attendance- Gloria Leipzig, Anne Mahon, Cassandra Page, Sarah Bilodeau

****Note-** Sarah Bilodeau arrived at 5:02PM

Cambridge Housing Authority Staff in Attendance- Allison Macmartin, Kevin Braga, Sara Vogel

Tenant Association Members in Attendance- Sally Sennott

Also in Attendance- housing authority residents and members of the public

Meeting was called to order by Acting Board of Chair, Gloria Leipzig at 5:00PM

**RECEIVED
TOWN CLERK
BELMONT, MA**

DATE: May 9, 2023

TIME: 2:42 PM

OLD BUSINESS

No comment

NEW BUSINESS

Belmont Citizens Forum- Gloria Leipzig was contacted by Jeffrey North, an editor from the Belmont Citizens Forum, for an article series about the Sherman Gardens Redevelopment Project. This should help BHA to minimize misinformation and control the narrative by getting the right information out to the public in support of the project. We will work on getting an article to them around April for the June publication.

Gloria Leipzig, comment: the editor is interested in bringing support and awareness to help move the redevelopment project forward.

Anne Mahon, comment: Spoke with the editor as part of the Housing Production Plan Liaison Group. Community comments were also enthusiastic and supportive of the project, including companies reaching out about solar and other utility opportunities for BHA.

**Discussion ensued*

OTHER ITEMS UNANTICIPATED BY THE CHAIR

No Comment

EXECUTIVE DIRECTOR'S REPORT- Allison MacMartin

Staffing Update- Allison MacMartin accepted a position outside of Public Housing and will be leaving at the end of March. CHA will have staffing available and are working to ensure a smooth transition.

Kevin Braga, comment: We are going to miss Allison. Although CHA is sad to lose her, we are happy for her and appreciate the incredible impact she made during her time here.

**Discussion ensued*

FY24 ANNUAL PLAN PUBLIC HEARING- Allison MacMartin

The system pulls data from a few different software systems, and there were some conversion issues noted that require correction like the MRVP Voucher which should have been included in the 19 AHVP Vouchers.

Gloria Leipzig, comment: There were zeros in the operating reserves, and Board Commissioner Statuses need to be corrected. The big category is the vacancy turnaround time. Despite the large turnover rate, DHCD has standards for vacancies.

Allison MacMartin, response: DHCD does have standards and charges a small fee for extended vacancy times, but BHA is good about applying for vouchers to avoid those fees. There was also a large turnaround project that was not occupied until May or June, which may be contributing to the high average. BHA can reach out to DHCD and correct as needed and try to get a new draft presented to the board for vote at the April Meeting.

**Discussion ensued*

TENANT ASSOCIATION- Sally Sennott

The Tenant Association met with Allison to review new items, but it is similar to the 2023 plan. The Tenant Association is very sorry to be losing Allison.

**Discussion ensued*

PUBLIC COMMENT-

No comment

ITEMS FOR APPROVAL

Minutes –February Regular Meeting 2.16.2023

Anne Mahon motioned to approve; Sarah Bilodeau seconded the motion. Roll call vote: Gloria Leipzig, “I”, Anne Mahon, “I”, Sarah Bilodeau, “I”, Cassandra Page, “I”. In Favor (4), Against (0), Abstention (0)- *motion passed*

Minutes – January Special Meeting 1.12.2023

Anne Mahon motioned to approve; Sarah Bilodeau seconded the motion. Roll call vote: Gloria Leipzig, “I”, Anne Mahon, “I”, Sarah Bilodeau, “abstain”, Cassandra Page, “I”. In Favor (3), Against (0), Abstention (1)- *motion passed*

CONFIRMATION OF NEXT MEETING:

Thursday April 27, 2023- April Regular Meeting at Sherman Gardens-

**Discussion ensued about location and Covid-19 safety concerns*

ADJOURNMENT

Meeting Adjourned 5:30PM