

·ACTON HOUSING AUTHORITY

Minutes of the Regular Meeting, May 6, 1985, 7:30P.M. 68 Windsor Avenue

Attendance: Joseph Mercurio, James Sargent, Leah Nazarian, Marlin Murdock. Betty McManus, Anne Puzella, Ann Hosmer/ Acton Housing Authority. Italo Visco/ Hughes & MacCarthy. Jean Schoch/ League of Women Voters. Mildred Brady/ Citizen's Advisory Committee. Martha Vickery/ Beacon Publishing. Joseph Gardner / Abutter to McCarthy site. William Rowe and Cheryl Brown/ William Rowe Associates.

Absent: Barbara S. Yates

1. Marlin Murdock, Chairman, called the meeting to order at 7:30P.M.
2. Old Business
 - A. Italo Visco, Architect, and Naomi McManus, Executive Director discussed with the Board the decision of Labor and Industries to deny the protest letter of Cumberland Construction against P&H General Contractors and Cresta Construction.
 - B. Leah Nazarian moved that the Acton Housing Authority award the General Contractor's Contract to P&H General Contractors the lowest bidder; and, that the Board's decision be subject to the concurrence of EOCD. Joseph Mercurio seconded the motion. Chairman called for a vote-

AYES

NAYES

Leah Nazarian
Joseph Mercurio
Marlin Murdock

-0-

Jim Sargent abstained from the vote stating he felt that frequently the lowest bidder was not the most responsive.

- C. The Director informed the Board that both the Blackstone Easement Agreement and the Moody Easement Agreement have been signed. The extension of the Orders of Condition from the Conservation Commission were extended until September, 1986. The Building Permit approval is anticipated to be given by May 8th or 9th.
3. The Minutes of the Regular Meeting, April 25, 1985, were approved.

4. Joseph Mercurio moved that the cash disbursements of 4/26/85 to 5/6/85 be approved. Jim Sargent seconded the motion and all Members approved.
5. Board discussed who would be able to attend the Annual NAHRO meeting May 19th through the 22nd.
6. Review of the 689 Project
 - A. The Executive Director informed the Board that two appraisers had given verbal appraisals of the value of the property at 27 Concord Road. Based on these reports, EOCD has authorized the Board to counter offer with a higher purchase price and a closing date of July 1, 1985.
 - B. Board interviewed William Rowe of W.R. Associates, the prospective architect for the Rehab Project. After reviewing Mr. Rowe's brochure, his comments, and slide presentation Joseph Mercurio moved that the Board take no action tonight and request EOCD's approval to interview the second ranked finalist before making a final decision. Leah Nazarian seconded the motion. All Members voted in favor.
 - C. Joseph Mercurio moved that the Executive Director request EOCD's authorization to change the purchase date of 7/1/85 to 10/1/85. Jim Sargent seconded the motion. All Members voted in favor.
7. The Executive Director reviewed with the Board the two bids that the Authority received on quotes to purchase a riding lawn tractor. Western Mass Power Products bid \$3985.57 and Powder Mill Sports bid \$3946.51. Joseph Mercurio moved that the Executive Director be authorized to purchase the riding tractor from Powder Mill Sports. Jim Sargent seconded the motion. All Members voted in favor.
8. Joseph Mercurio moved that the current slate of officers be placed in nomination for the coming year. Leah Nazarian seconded the motion and all Members voted in favor. The Annual Meeting will be held on June 3, 1985 at which time the Executive Director will give an Annual Report and the Board Members will vote on the nominated officers.
9. Due to the lateness of the meeting, the Executive Director's Report was tabled until the next Regular Meeting of 5/13/85.
10. The Regular Meeting adjourned at 11:10 P.M.
11. The next Regular Meeting will be held at May 13, 1985 at 7:30P.M.

Respectfully submitted,

Naomi E. McManus
Naomi E. McManus
Executive Director