

ACTON HOUSING AUTHORITY

Minutes of the Regular Meeting, 17 October 1988, 7:30 p.m.,
68 Windsor Avenue

Attendance: Joseph Mercurio, Jean Schoch, Barbara Yates, Marlin
Murdock. Betty McManus, Ann Hosmer, Gail
Hembrough/Acton Housing Authority.

Guest: Henry Dane, Authority's legal counsel

- 1). Marlin Murdock, Chairman, called the meeting to order at 7:30pm.
- 2). Approval of the Minutes of the Regular Meeting of September 26, 1988 were deferred.
- 3). Joseph Mercurio moved that Voucher # 60 in the amount of \$91,773.19 be approved. Barbara Yates seconded the motion and all members approved.
- 4). Henry Dane, the Authority's new Legal Counsel, was introduced to the Board Members. Henry discussed with the members that the Authority needed to play a pro-active role regarding the private developers of Rose Stone and the unresolved construction issues of McCarthy Village. It was the sense of the Members that Mr. Dane represent the Authority in all legal issues and this position would present a clearer picture to the public as to the Authority's legal counsel. Henry Dane, the Board and the Executive Director reviewed the Contract for Legal Services and the Press release stating the Dane & Greenberg would represent the Authority as Legal Counsel effective August 1, 1988.
- 5). Old Business
 - A. Board reviewed the proposed Rose Stone Tri-Party Agreement. The Bank's legal staff is reviewing the agreement proposed by the Developer.
 - B. Board was informed that the Executive Director has given the test pit results of the Plamadone Land to Bob Peters. The Authority had hired BSC to do preliminary testing of the site in 1984.
 - C. The Director informed the Board that she had discussed with John Hughes the possibility that his firm design the additional office space. It appears that a quick review of the proposed project would set the budget at over \$ 300 000 Ms. McManus stated she would contact

EOCD to discuss the anticipated costs.

- D. The Board reviewed BSC's comments regarding the Stamski and McNary report of the site problems of McCarthy Village. The Director informed the Board that the report had been sent to EOCD for their review.

6). Executive Director's Report

- A. After a brief discussion it was the decision of the Board Members that Barbara Willson's name be submitted to the Governor as the Authority's State Appointee.
 - B. The Board reviewed EOCD's letter approving the Administrative staff's salary increases.
 - C. The Board reviewed the insurance claim submitted to the Authority by a elderly resident living at Sachem Way. It is the State's Tort Claim consultant's recommendation that the Authority's is not at fault.
 - D. Barbara Yates moved that the revised Administrative Plan regarding overtime for the Administrative Staff be approved. Joseph Mercurio seconded the motion and all the members approved.
 - E. The Exit Conference by the State Auditors will be conducted on October 20, 1988. Barbara Yates will represent the Board at the Exit Conference.
 - F. EOCD's memo regarding the maintenance on-call policy was noted.
7. The Regular Meeting was adjourned at 9:30 pm
8. The next Regular scheduled meeting will be held November 7, 1988 at 68 Windsor Avenue.

Respectfully submitted,



Naomi E. McManus
Executive Director