

BRUNSWICK HOUSING AUTHORITY
12 STONE STREET P.O. BOX A
BRUNSWICK, MAINE 04011

BOARD OF COMMISSIONERS
BRUNSWICK HOUSING AUTHORITY

Conference Room, Woodlawn Terrace

(Location)

August 13, 2019

The Regular Meeting of the Board of Commissioners of the Brunswick Housing Authority was called for August 13, 2019. There being a quorum present, Chairman Jim MacLeod called the meeting to order at 12:18 PM.

1. Roll Call

Present: Chairman Jim MacLeod, Vice-Chair Sherry Mason, Commissioners Suan Morgan, Russel Pierce, Anne George, Crystal King and Secretary Hodge

Absent: Commissioner Howard Nannen

Guests: Jane Scease, Jessica Tysen, BHA Staff: Leo Hill, Alicia Cash

2. Member Additions to the Agenda

None

3. Approval of Minutes

The minutes of the June 11, 2019 Regular Meeting were previously distributed.

Vice-Chair Mason motioned to approve the minutes, with a second from Commissioner George; motion approved: Yea – 5; Nay – 0;

4. Public Comments

None

5. New Business

a. Review Voluntary Conversion Program: Secretary Hodge, discussed pros and cons of converting Public Housing through the Voluntary Conversion Program. He also addressed what would happen with the units, what would become of the assets, who would own the property, who would set the rents, and who would administer the voucher. More information is still being gathered and Secretary Hodge will be attending a HUD training regarding the Voluntary Conversion on August 15-16.

b. Review of the Old Gurnet Tenant Selection Plan: Secretary Hodge informed the board that he was in the process of reviewing the wait list selection section of the OGH Tenant Selection Plan and will be requesting that the homeless designation be removed to afford low income housing opportunities to all local residents.

c. Review and Approve SEMAP Submission: Staff member Alicia Cash reviewed the Memo outlining the in-house review of the Section Eight Management Assessment

Program (SEMAP) indicators relative to the administration of the Section 8 Program. After the review, Commissioner Pierce moved to approve the submission of the report to HUD as presented, with a second from Vice-Chair Mason. Motion approved: Yea – 5; Nay – 0

6. Old Business

a. Update on Perryman Village Rehabilitation Project: Staff member Leo Hill informed the board that all of the exterior doors and 80% of the windows have been replaced. He is hoping the project will wrap up late September, early October.

b. Update on Brunswick Public Art: Proposed Woodlawn Tower Mural: Secretary Hodge let the board know that he will be meeting with Brunswick Public Art to discuss their intentions of anchoring the art panels to the building. He has also been working with a structural engineer and will gather more information.

7. Communications

Secretary Hodge went over the BHA financials, and the HCV Utilization report as well as the Thank You Card received from Michelle Donovan in the honor of former Chairman John Donovan.

8. Executive Session

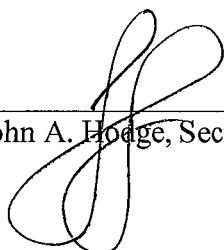
Commissioner Pierce motioned to go into executive session to discuss personnel issues (Evaluation of Executive Director) seconded by Commissioner King. Board went into executive session at 1:33 PM. At 2:17 PM, the Board reconvened out of executive session. Commissioner George motioned to increase the annual salary of Mr. Hodge by \$5,000 and provide a \$2,500 bonus if the budget supports it. With a second from Commissioner King the motion approved: Yea – 4, Nay – 0 (Vice-Chair Mason had excused herself from the meeting prior to this vote.)

9. Adjournment:

The Chairman declared the meeting adjourned at 2:18 PM.

The next meeting will be held Tuesday, September 17, 2019

9/17/19
Approved



John A. Hodge, Secretary