

MARSHFIELD HOUSING AUTHORITY
17 TEA ROCK GARDENS
MARSHFIELD, MA 02050
BOARD OF COMMISSIONERS' MEETING, May 6, 2025

A Regular Meeting of the Marshfield Housing Authority Board of Commissioners was held on Tuesday, May 6, 2025. The Chairman announced that the meeting was being videotaped and recorded. Upon a call of the roll, the following Commissioners were found Present and Absent:

<u>Present</u>	<u>Absent</u>
Cecilia Delgadillo-Calbimonte	Kerry Richardson
Joseph Pecevich	
John Daley	
Helen Bennett	

Pledge of Allegiance

The Pledge of Allegiance was led by John Daley.

Approval of Minutes

Commissioner Bennett made a motion, seconded by Commissioner Delgadillo, to approve the minutes of the April 1, 2025, Regular Board Meeting. The motion passed unanimously.

Tenant Association

Helen Bennett reported that St. Christina's provided a ham dinner for the tenants which was well received. There will be no breakfast this month due to high cost of food, but there will be a Sundae Party on May 18th at 2pm. Tenant Association elections will be this month.

Accounts payable approval

Commissioner Pecevich made a motion, seconded by Commissioner Bennett, to approve the accounts payable, checks #16491-16552 totaling \$14,066.50 and monthly financial reports. The motion passed unanimously.

Commissioner Bennett made a motion, seconded by Commissioner Delgadillo to approve, certify and submit the certification of the Executive Office of Housing and Livable Communities (EOHLC) Wage Match Regulations for FY2025. The motion passed 3-0, with Commissioner Pecevich voting no.

Commissioner Bennett made a motion, seconded by Commissioner Delgadillo to approve and authorize the Executive Director to execute the Certificate of Substantial Completion for JM

Shaw Construction for State Project #171125 – Septic Replacement for 667-2. The motion passed unanimously.

Commissioner Bennett made a motion, seconded by Commissioner Delgadillo to approve and authorize the Executive Director to execute the Certificate of Completion for JM Shaw Construction for State Project #171125 – Septic Replacement for 667-2, and final payment of \$19,373.75. The motion passed unanimously.

Commissioner Peceovich made a motion, seconded by Commissioner Bennett to approve and authorize the Executive Director to execute Change proposal #5 and subsequent credit change order #2 to the contract with Dandis Construction for Project 17115, Roof Replacement and siding 231 Careswell Street and 635 Ocean Street in the amount of a credit of (\$19,304.75). The net change to the contract is (\$19,304.74). The motion passed unanimously.

Commissioner Bennett made a motion to approve and authorize the Executive Director to enter a mutual grant request with EOHLC for Support Services with Hingham Housing Authority to create a full-time position to serve both communities. Quincy HA will need to forfeit \$10k in a mutual grant to fund this position and Hingham will need to support it as well. The motion passed unanimously.

John Murray, Director of Finance presented the Managed Agency report as follows:

- Landscaping is underway
- Begun the pergola location
- Extended the community garden
- Grace Ryder flooring project is underway
- 15D is turned over
- Monthly food delivery
- Lease enforcement continues
- Shower valve project completed
- New solar shades installed
- Generators due to be delivered in July
- CPC will be submitted for Cupola project – deadline 9/23/25
- Aging in Place grant for support of Reasonable Accommodations

Commissioner Delgadillo made a motion, seconded by Commissioner Bennett to accept the Managed Agency report. The motion passed unanimously.

Old/New Business

Under old business, Commissioner Pecevich previously asked if Commissioners could be paid. Mr. Murray reports that Commissioners only receive a stipend in housing authorities that have Ch. 200 housing, which Marshfield Housing Authority does not.

There was no new business.

Nicole Keating, member of the public, signed in to address the Commissioners and requested that the MHA look into the disparity of senior housing in comparison to family housing. She also mentioned that she would recommend the MHA separate itself from QHA because she contacted QHA and received no response. However, Colleen Whalen, Assistant Executive Director pointed out that she had a conversation with Ms. Keating regarding her concerns and that Ms. Keating had been to the MHA office a few times and had concerns addressed by staff. Commissioner Daley acknowledged Ms. Keating's remarks and explained that any discussion on these matters would have to be on the agenda for a future meeting and that he would mention it to the Chair for his consideration.

There being no further business, Commissioner Bennett made a motion, seconded by Commissioner Delgadillo to adjourn. The motion passed unanimously. The meeting adjourned at 5:54 p.m.

Respectfully submitted,

Colleen M. Whalen
Assistant Executive Director