



EXECUTIVE DIRECTOR REPORT

September 2021

Occupancy

We currently have one unit offline at Everett Gardens Expansion to allow residents a place to go during the Everett Gardens Expansion Bathroom Renovation

284 Thoreau St. – we have been approved for the Vacant Unit Turnover Initiative. Due to our high reserves, DHCD will contribute roughly \$10k and the CHA will contribute roughly \$65k. It is expected it will take some time before completion.

15 Bedford Ct. – new bathtub has been ordered and is expected to be installed in 4-6 weeks.

417 Old Bedford Rd. – A lottery will take place on 8/27 for an expected move in of 9/15.

151 Strawberry Hill Rd. – vacated 8/31

34 Everett St. Unit 1B – unit was vacated 7/31. After conversations with other agencies and DHCD it was suggested and approved to take unit offline to allow office space for Resident Service Coordinator to be able to conduct business privately and store overflow of files.

Maintenance

Septic System has still been an issue at Strawberry Hill Rd. General duties including mowing the lawn and vacant unit turnovers have kept staff busy. Health and Safety Inspections at Strawberry Hill Rd. will take place on 8/31.

Everett Gardens Expansion Bathroom Renovation – Staff met with residents on 8/18 and construction team 8/19. Plans are underway to begin construction in mid-September. A plastic wall will be installed in each unit through the bedroom. A working toilet and clean unit will be given back to residents each day. A unit in building 11 is vacant and will be furnished for folks to watch tv, etc. Peter Bulkeley Community Room will also be available. Both will have snacks/drinks. RSC Exilus has sent a survey to residents to determine the needs that they might have as the project begins. Several have noted they would be staying with family.

Repositioning

The application has been submitted and will be moving forward to the management team at HUD.

SHERA Program

In early August the CHA applied for The Subsidized Housing Emergency Rental Assistance (SHERA) Program, a federally funded emergency housing assistance program for renters in public and affordable housing impacted by COVID-19. In mid-August we were informed that the application had been approved and we collected \$17,810 on behalf of 8 residents. The CHA continues to reach out to residents who did not take advantage of this opportunity and plans on submitting another application in September.

Administrative Assistant

We are thrilled to announce that in late August Lauren Holland will assume the position of Administrative Assistant/Bookkeeper.



Resident Cookout – PBT

A cookout was held on August 12 at Peter Bulkeley on a very hot day! All enjoyed seeing neighbors and friends and a good meal was had. Another event in September will take place through the RSC. ‘

ARPA Funding

MassNAHRO is campaigning to secure \$450 million in ARPA funding for Massachusetts Public Housing. This funding is crucial to maintain our developments. Funding would allow the CHA to move forward on projects that are in the pipeline such as plumbing, electrical and much more. A flyer on “Be A Local Hero” with more information to share with legislators is included in board packet. It is imperative that we speak with our local legislators and ask them to support the request.

Professional Development

Executive Director Polito and Vice-Treasurer Lerner will attend the 2021 MassNAHRO Annual Conference in N. Falmouth in mid-September.

Upcoming Board Member Certification Trainings include:

Legal Issues – 9/18

Ethics – 10/23

