

Regular meeting of the Thompson Housing Authority was called to order by newly-elected chairperson, Joanne Baker, on Thursday, April 10, 2014 at 5:16 p.m. in the community room of the housing authority.

Board members present: Joanne Baker, James Sali, Gertrude Leite, Matilda Deotte, and Susanne Witkowski

Staff present: Deborah Flanigan , Albert Marcoux, Jr. , and Norman Seney

Citizens present: Carolyn Watson (tenant) and Nancy Lamontagne (tenant)

2. James Sali made a motion to accept the minutes as distributed. Seconded by Joanne Baker. So voted.

3. Citizens forum - Carolyn Watson discussed issues she had with the director and maintenance staff after her car was accidentally damaged by a maintenance worker. Board agreed that the incident is in the past; however, denied her request to have a separate (grass) area plowed so that she had closer access to the dumpster; due to the fact that it created a more hazardous walking area. Sidewalks are adequately sanded and salted.

4. New Business

a. James Sali made a motion to add item under new business – Election of Officers. Seconded by Susanne Witkowski. So voted. Joanne Baker nominated Susanne Witkowski as Treasurer. Seconded by James Sali. So voted. James Sali made a motion to elect Joanne Baker as Chairperson. Seconded by Susanne Witkowski. So voted. Joanne Baker motioned to re-elect Gertrude Leite as Secretary. Seconded by Matilda Deotte. So voted. Joanne Baker motioned to re-elect Matilda Deotte as Vice-Chairperson. Seconded by James Sali. So voted.

b. Employee Reviews – James Sali made a motion to increase the wage rate of all maintenance personnel by 3%; except for John Duval. John is a tenant; hence, his pay needs to be included in his rent determination. Therefore, the motion was to increase John’s wage rate by 5%. Seconded by Susanne Witkowski. So voted. Susanne Witkowski made a motion to increase the wage rate of Norman Seney for Clerk of the Works hours to \$18.00 per hour. Tillie seconded. Board decided to research average rates for Clerk of the Works and Susanne Witkowski made a motion to table the decision until the next regular board meeting. Seconded by Joanne Baker. So voted. Joanne Baker made a motion to increase the director’s salary by 3% and to pay a bonus of \$1,500.00. Seconded by Susanne Witkowski. So voted.

c. Director informed the board of “Fourteen (14) Day Notice To Quit” that was sent to a tenant.

d. Susanne Witkowski made a motion to approve the spring fertilization. Seconded by James Sali. So voted.

5. Old Business

a. Barney (Norman) Seney updated the board on the status of the Phase II renovations and related costs.

6. Motion to adjourn at 7:36 p.m. made by Joanne Baker. Seconded by Susanne Witkowski. So voted.

Respectfully submitted,

Gertrude Leite, Secretary

Next regularly scheduled meeting is on May 8, 2014