

## **AGENDA**

**BROOKLINE HOUSING AUTHORITY  
BOARD OF COMMISSIONERS MEETING  
WEDNESDAY, OCTOBER 19, 2022, 4:30 PM**

**By Telephone Conference Call: (929) 205 - 6099  
Meeting ID: 813 6102 5086 Passcode: 416483  
or by Meeting Link: [ZOOM](#)**

1. Call to Order	
2. Board Reports	No Votes
3. Executive Director Report	No Votes
4. Public Comment	No Votes
5. Consent Agenda	Vote to approve Consent Agenda, Items 5.A. through 5.C.
A. Approval of Minutes	Vote to approve the September 27, 2022, Board Meeting Minutes.
B. Contract Award	Vote to affirm a contract with Human Capital Initiatives, LLC for compensation analysis services in the amount of \$9,800.
C. Contract Award	Vote to approve a contract with Horgan Enterprises, Inc. in the amount of \$18,660 at 90 Longwood, \$15,424 at 61 Park Street, and \$14,580 at 50 Pleasant Street to provide snow removal services for the 2022 – 2023 season.
6. Amendment BHA Investment Policy	Vote to approve the Amendment to the BHA Investment Policy, to allow the Executive Director and Director of Finance to engage in opening investment account with Infinex Investments Inc., as agent for Brookline Bank, to invest in instruments that are fully insured by the US government, for a term not to exceed three (3) years.
7. Section 8 Payment Standards	Vote to approve Section 8 Payment Standards as shown in the attached table, at 92% of the HUD FY 2023 Small Area Fair Market Rents (SAFMRs) for resident-based and project-based units in Brookline.

8. Grant Application Resident Service Coordinator & Needs Assessment Review	Vote to endorse the BHA's FY 2023 application for DHCD Resident Service Coordination (RSC) in the amount of \$50,000.  Discussion: Community Health Needs Assessment for Residents Living in Elder and Disabled Focused Sites
9. Contract Negotiations 32 Marion Street LLC	Vote authorize BHA staff to negotiate with Delphi Construction of Waltham, MA to enter into a contract for the construction of the 32 Marion Street Project.
10. 50 Pleasant LLC Closing Resolution	Vote to approve the attached Resolutions prepared by the BHA's law firm Nolan Sheehan Patten LLP, regarding financing, ownership and construction for the redevelopment of 50 Pleasant St. and authorizing the Executive Director to execute the closing documents, as further described in the memo from Maria Maffei and Michael Alperin.
11. Contract Negotiations 50 Pleasant Street LLC	Vote to authorize BHA staff to negotiate with Daniel O'Connell and Sons ('DOC') of Franklin, MA regarding the GMP amendment to their February 24, 2022, Contract for Construction Management services for the 50 Pleasant Street Renovation project and to execute said amendment upon completion of a satisfactory negotiation process.
12. Upcoming Meetings	November Board Meeting: TBD
13. Vote to Adjourn	