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*By City Clerk at 3:22 pm, Nov 04, 2024*

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**Amy Zarechian  
Executive Director**

November 4, 2024

### NOTICE OF BOARD MEETING

Notice is hereby given in accordance with Section 23B of Chapter 39 as amended of the General Laws that the Regular Session of the Newton Housing Authority Board of Commissioners is scheduled as a virtual Zoom meeting on Friday, November 8, 2024 at 2:00pm accessed by the following link:

<https://us02web.zoom.us/j/89643293918?pwd=l9BjZrTGGw1R4rwIJvh2a6ywf7efII.1>

Meeting ID: 896 4329 3918

Passcode: 505304

Dial by your location

+1 929 205 6099 US (New York)

Amy Zarechian  
Executive Director/Secretary

**Newton Housing Authority**  
**82 Lincoln Street**  
**Newton Highlands, MA 02461**  
Amy Zarechian, Executive Director

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**BOARD MEETING AGENDA**  
**Regular Session**  
**November 8, 2024 2pm**

1. Consent Agenda
  - A) Vote to approve October 2024 Disbursement Report
  - B) Vote to approve October 10, 2024 Regular Session Minutes
  - C) Vote to approve October 24, 2024 Special Session Minutes
  - D) Vote to approve October 24, 2024 Executive Session Minutes
  
2. Executive Search
  - A) Vote to approve Michael Lara's Executive Director contract.
  
3. After following all appropriate procurement procedures and careful review and study by the Staff of the Authority, NHA management recommends approval of the following capital improvement votes:
  - A) Vote to approve a contract with WPI Construction, Inc. 5 Checkerberry Is., Webster, MA in the amount of \$428,400.00 for the Jackson Garden 5 roof project subject to FY 2024 Capital Fund approval by HUD.
  - B) Vote to allow administrative approval for the Executive Director to approve a contract TBD for On-call Painting Services not to Exceed \$50,000 for a one-year term.
  - C) Vote to allow administrative approval for the Executive Director to approve a contract TBD for Bed Bug Control not to exceed \$50,000 for a one-year term.
  
4. SEMAP Discussion
  
5. FY 2025 Budget discussion with Marcum LLP
  
6. Haywood House financials discussion

<u>Old Business</u>	<u>Action</u>
CPC Meeting	Update
Walker Center	Update