



NOTICE OF REGULAR MEETING

There will be a Regular Meeting of the Rutland Housing Authority Board of Commissioners as follows:

Date: Monday, December 14, 2020

Time: 8:00 AM

NEW COVID-19 ACCOMODATIONS: In the interest of public health and in compliance with social distancing requirements this meeting will be conducted remotely. To access the meeting please use ZOOM audio/video conferencing by logging in to: <https://tinyurl.com/bocrha>

**If you wish to join via phone: 1-646-558-8656,
Meeting ID: 870 9648 0289
Password: 997640**

Purpose: Regular Meeting

**Contact: Kevin L. Loso, Executive Director &
Secretary of the Board
Rutland Housing Authority
Board of Commissioners
(802) 775-2926 ext. 13**

AGENDA
RUTLAND HOUSING AUTHORITY
BOARD OF COMMISSIONERS
REGULAR MEETING
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SECTION 1

CALL TO ORDER

Introduction of Greg Lambert, RHA Customer Service Specialist

TENANT CONCERNS

APPROVAL of the MINUTES

Approval of the Minutes of the Regular Meeting of November 9, 2020

CONSENT AGENDA

Manifests: Section 8 Checks #2486 through #2492 and Direct Deposit #64599 through #64711
October, 2020 HAP Breakdown
Manifests Public Housing #17421 through #17495
Credit Card Report 10/21/2020 – 11/20/2020
Manifests: Payroll: 11/04/2020 & 11/18/2020

EXECUTIVE DIRECTOR REPORT

- Post RAD Conversion Modernization - Sheldon Towers

- COVID-19 Vermont Economic Recovery Package – Bridge and Permanent Housing
 - Woodstock Avenue Bridge Housing
 - Construction Update
 - RPMC Capital Campaign Update
 - VLITE Solar Application Proposal
 - VCRHYP Transitional Housing Program Status
- Hickory Street RAD Conversion
 - CHAP Issuance (see attached)
- Hickory Street Disposition/Retention
 - Release of Declaration of Trust
 - Property Transfer to HII
 - Habitat for Humanity Status
- Resident Commissioner Update
 - Jessica Butterfield (see attached)
- CHCRR-SASH Tele-Medicine/Health Pilot
- Lincoln Place Update

SECTION 2

REPORTS AND DISCUSSION ITEMS

A.) Finance/Administration Report

- Consolidated Budget Comparison – Ending October 31, 2020
- Variance Report-Ending October 31, 2020
- Cash Flow – Ending October 31, 2020
- COVID Operating Expenditures through 10/31/2020 – Expenditure Extension
- CFP-20 Increase(see attached)
- Audited Financials FYE 03/31/2020
- RHA Update December, 2020
- Write Off of Collection Losses for RCH1LP

Proposed Resolution #2020-27 to approve the proposed write off of collection losses for RCH1LP for FYE 10/31/2020 in the amount of \$5,406.92

B.) Property Management

- Property Management Report for November, 2020

C.) Section 8 Program Report and Update

- Section 8 Voucher Report for November, 2020
- Mainstream Voucher Report for November, 2020
- Mainstream Award 11/17/2020 (see attached)

D.) Resident Services Program

- Resident Services Program Report December, 2020
- "SASH: A Phased Approach to Restoring Operations"
- Thanksgiving Resident Communication
- SASH Calendars, Templewood Court and Sheldon Towers, December, 2020
- SASH Flash, December, 2020 Templewood Court and Sheldon Towers Panel
- SASH Flash, December, 2020 Parker House/Linden Terrace/Community Panel
- SASH Flash, December 2020 Rutland Community ½ Panel
- SASH Flash, December, 2020 Castleton/Fair Haven Panel

SECTION 3

Housing Initiatives Inc. - RHA Management Documents

- HII-RHA Bridge Housing Management Agreement

Proposed Resolution #2020-28 to approve the HII-RHA Bridge Housing Management Agreement and to authorize the Executive Director to execute same.

- HII-RHA Bridge Housing Management Plan

Proposed Resolution #2020-29 to approve the HII-RHA Bridge Housing Management Plan.

- Lease Up and Operations
- Informational Items

- Bridge & Permanent Housing Project Service Partner MOU
- Bridge & Permanent Housing Project Manager Job Description
- Bridge Housing/Common Application
- Bridge Housing Lease
- Bridge Housing House Rules
- Bridge Housing Bed Bug Policy
- Bridge Housing Tenant Handbook (under development)

SECTION 4

INFORMATIONAL ITEMS

- A. Consolidated Aged Delinquency Reports 11/2020
- B. Collections Report – 11/2020
- C. Lease Violations/Evictions - 11/2020
- D. Housing Occupancy Charts – 11/2020
- E. RHA 2021 BOC Meetings
- F. RHA 2021 Holidays

OLD BUSINESS/NEW BUSINESS

EXECUTIVE SESSION

Staffing Issues

ACTION ITEMS

ADJOURNMENT OF BOARD MEETING

**DATE OF NEXT REGULAR MEETING: January 11, 2021, 8:00 a.m.
Due to the current pandemic this meeting will not be an in-person meeting. More details on how to participate via ZOOM to follow.**

