

**Commissioners:**  
Terri-Denise Cortvriend  
Nicholas Credle  
Gary Gump  
Ronald Harnois  
James Seveney

**Portsmouth Housing Authority  
Town of Portsmouth, Rhode Island  
Board of Commissioners**



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**AGENDA**

**PURSUANT TO EXECUTIVE ORDER NO. 20-05 EXECUTED BY GOVERNOR GINA RAIMONDO ON MARCH 16, 2020, THIS MEETING WILL BE TELECONFERENCED VIA ZOOM: The public is invited to attend and participate in this meeting by accessing the meeting link set forth herein. For those without access to video observation platforms, you may also call in to participate in this meeting by using the call-in phone number provided herein.**

**On Monday January 25, 2021 at 5:30 PM, the Portsmouth Housing Authority meeting will be live streamed on the web and by phone dial-in using the Zoom remote meeting service.**

**To participate via computer, use this link: <https://us02web.zoom.us/j/85875835775>**

**To participate by phone:**

- To access the meeting by phone dial-in, please dial: 1-888-788-0099
- Once prompted for the meeting ID, please dial: 858 7583 5775#
- Once prompted for a participant ID, dial # again.

**You will now be in the meeting.**

While in the audio conference, to raise your hand to ask a question, dial \*9 and the host will be notified of your interest to ask a question. Dial \*6 to mute and unmute yourself.

To access the meeting through the web using a computer or mobile device, go to the following web link in any browser (i.e. Google Chrome, Internet Explorer, Apple Safari, Mozilla Firefox, etc.) to run the Zoom app and view the meeting: <https://zoom.portsmouthri.com/housingauthority>

Using your laptop or mobile device, you can raise your hand to ask a question, or pose the question in the moderated Question and Answering chat window. The host will then be able to respond to your raised hand or Q&A question.

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**ZOOM MEETING AGENDA**

**January 25, 2021**

**5:30 PM**

Please note in accordance with Section 42-46-6 (b) The PHA Board may review, discuss and/or take potential action and/or vote on the following asterisked\* items:

**1. CALL TO ORDER; ROLL CALL**

**2. CHAIRMAN'S REPORT**

- A. Annual Report for 2020 to the Town of Portsmouth

**3. APPROVAL OF MINUTES \***

- A. Minutes for December 21, 2020

**4. FINANCIALS AND BILLS \***

- A. None

**5. COMMUNICATIONS \***

- A. HUD letter of Jan 6, 2021, subj. Pre-penalty Notice for Civil Money Penalty/Quaker Manor
- B. Resident complaints/concerns:
  - a. Residents smoking on premises, in violation of rules
  - b. Rent payment process changes (no longer allowed to pay at office)

**6. OLD BUSINESS\***

- A. Status of transition to new management agent – Phoenix Property Management – Mr Michael Packard & Ms. Alison Serina:
  - 1) Introduction of new management staff for Quaker Manor/Estates
  - 2) Physical inspection of apartment units
  - 3) Resident communications/relations
  - 4) Financial condition of Quaker Manor and Quaker Estates I, II, III, IV
- B. Status on Quaker Manor renovations/construction contract progress
- C. Status on waiting lists
  - 1) Email 11/27/20 request for elderly housing – from Dione Dubree

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**7. NEW BUSINESS \***

- A. Approval of PHA 2020 Annual Report to Town of Portsmouth

**8. REPORTS \***

- A. None

**9. PUBLIC COMMENT/OPEN FORUM**

Please note in accordance with § 42-46-6 (d) the PHA Board may take and respond to comments initiated by a member of the public for informational purposes only, and will not be voted on.

**10. EXECUTIVE SESSION**

The Housing Authority Board of Commissioners may seek to enter Executive Session, pursuant to RIGL §42-46-5(a), to discuss the following:

- A. None

**11. NEXT MEETING\***

**12. ADJOURNMENT\***

Pursuant to RIGL S 42-46-6(c) Notice of this meeting shall be posted on the Secretary of State's website, at the Portsmouth Housing Authority and the Portsmouth Town Hall.

Posted on the RI Secretary of State website: 1/20/2021