

MINUTES OF A SPECIAL MEETING  
- OPEN SESSION -  
OF THE SPRINGFIELD HOUSING AUTHORITY  
HELD ON MAY 2, 2012

The members of the Springfield Housing Authority met in Open Session at the Conference Room of the Springfield Housing Authority at 18 Saab Court, Springfield, Massachusetts at 12:00 PM on May 2, 2012.

A copy of the Notice of Meeting, pursuant to Section 23B of Chapter 39 of the Massachusetts General Laws, as amended, with the Certificate as to Service of the Notice, was ordered spread upon the minutes of the meeting and filed for records.

NOTICE OF MEETING

Notice is hereby given in accordance with Section 23B of Chapter 39 of the Massachusetts Laws, as amended, that a Special Meeting of the Board of Commissioners of the Springfield Housing Authority will be held at 12:00 PM on Wednesday, May 2, 2012 in the Conference Room of the Springfield Housing Authority at 18 Saab Court, Springfield, MA 01104.

SPRINGFIELD HOUSING AUTHORITY  
/s/William H. Abrashkin, Executive Director  
April 26, 2012

CERTIFICATE AS TO SERVICE OF THE NOTICE OF MEETING

I, William H. Abrashkin, the duly appointed and qualified Secretary of the Springfield Housing Authority, do hereby certify that on April 26, 2012 I filed in the manner provided by Section 23B, Chapter 39 of the Massachusetts General Laws, as amended, with the Clerk of the City of Springfield, Massachusetts, a Notice of Meeting of which the foregoing is a true and correct copy.

Attest:



William H. Abrashkin/Executive Director/ -  
Secretary to the Board

Chairman Babcock called the meeting to order at 12:02 PM, and those present upon roll call were as follows:

PRESENT

Timothy Babcock  
Raymond Warren  
Eugenia Choiniere  
Willie Thomas (arrived at 12:05 PM)

ABSENT

ALSO PRESENT

William Abrashkin  
Michelle Booth  
Naomi DeChristopher  
John Healy  
Wallace Kisiel

The Board reviewed materials and a recommendation to award a construction contract for federalization envelope work at Robinson Gardens. It was noted that a total of eight bids from general contractors were received with sub-bids received for electrical, painting and miscellaneous metal work. Upon a motion made by Commissioner Warren, seconded by Commissioner Choiniere, it was unanimously

VOTED: To award a contract in the amount of \$4,676,800.00 to R.A.C. Builders, Inc. for envelope work as part of the federalization modernization of Robinson Gardens Apartments; to appoint Executive Director William H. Abrashkin as the contracting officer authorizing him to execute said contract, subject to the review and approval of the Department of Housing and Community Development.

The Board reviewed materials and a recommendation to award a contract for the remediation of contaminated soil as a result of release of fuel oil from an underground storage tank at Reed Village. Mr. Kisiel reported that this was discovered as a result of the ongoing federalization work and lease enforcement that has taken place to get the units in compliance with REAC physical inspections. He indicated that as a result of preparing their basement for inspection, the tenant at 9 Edgewood Street accidentally removed a nozzle that was attached to an interior wall and connected to an underground fuel storage tank, which resulted in the tenant containing the leak, but disposing of it in an unsafe manner. Mr. Kisiel reported that this oil leak is nowhere near the danger level of the ongoing Riverview oil remediation project, but is a matter that should be dealt with as swiftly as possible. Upon a motion made by Commissioner Thomas, seconded by Commissioner Choiniere, it was unanimously

VOTED: To award a contract in the amount of \$69,950.00 to ATC Associates, Inc. for the remediation of contaminated soil at 9 Edgewood Street, Reed Village Apartments, with funding to come from the 2012 operating budget.

Before the Board for consideration was a revised contract of employment by and between the SHA and Executive Director William H. Abrashkin. Judge Abrashkin reminded the Board that in September 2011, it had approved an amendment to the original employment contract for an extension through July 2016, along with language changes relative to vacation time and cause for termination. He reported that DHCD has now recommended that instead of executing an amendment to the original contract, a new contract should be executed and the original contract and its amendment be voided. Chairman Babcock noted that the contract before the Board today would be for a term of five years, which would include the one year left on Judge Abrashkin's original contract, along with a four year extension. Chairman Babcock stated that he was absolutely in support of this term and asked for the other member's thoughts. Commissioner Thomas was in agreement and asked that the only change to the contract before him was that his name be printed on his signature line. Commissioner Choiniere also voiced her consent with the contract. Upon a motion made by Chairman Babcock, seconded by Commissioner Thomas, it was unanimously

VOTED: To approve the terms of the contract of employment, as presented, by and between the SHA and Executive Director William H. Abrashkin for a five year period commencing June 1, 2012; to authorize the execution of said employment contract; and to void all earlier versions of the employment agreement effective May 31, 2012, subject to DHCD's approval of the new employment contract to be effective for June 1, 2012.

There being no further business to come before the members of the Springfield Housing Authority in Open Session, upon a motion made by Chairman Babcock, seconded by Commissioner Warren, it was unanimously

VOTED: To adjourn the Open Session of a Special Meeting of the Springfield Housing Authority at 12:40 PM.

ATTEST:

*Tim Babcock*

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Timothy Babcock, Chairman

*William H. Abrashkin*

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William H. Abrashkin, Executive Director