

**Minutes of the Special Meeting of the
Mansfield Housing Authority held at 22 Bicentennial Court
and via GoToMeeting on
Wednesday, June 28, 2023, at 6:00 PM**

The Members of the Mansfield Housing Authority met in Special Session in person and by video conference at 6:00 PM.

The Meeting was called to order by the Chairman, Kevin Doyle at 6:00 PM and upon roll call, those present and absent were as follows:

Present:

**Kevin Doyle
William Snyder**

Absent:

**Mary Kate Flynn
Kenneth Tucker**

Olivier Kozlowski

Also present was the Executive Director, Andrea McDougall, 3 residents, and no remote callers.

A copy of the Notice of Meeting, pursuant to Section 23A of Chapter 39 of the General Laws, with the Certificate as to Service of Notice of Meeting attached thereto was read and ordered spread upon the Minutes of the Meeting and filed for record.

NOTICE OF MEETING

Notice is hereby given in accordance with Section 23A of Chapter 39 of the General Laws that a Meeting of the Mansfield Housing Authority will be held in person at 22 Bicentennial Court, Mansfield, MA and online via GoToMeeting at 6:00 PM on June 28, 2023.

CERTIFICATE AS TO NOTICE OF MEETING

(Section 23A, Chapter 39, General Laws)

I, the undersigned, the duly appointed qualified Executive Director of the Mansfield Housing Authority do hereby certify that on June 28, 2023, I caused to be filed, in the manner provided by Section 23A, Chapter 39, General Laws, with the Clerk of the Town of Mansfield, Massachusetts, a Notice of Meeting of which the foregoing is a true and correct copy.

IN TESTIMONY HEREOF, I have set my hand this 5th day of July 2023.



Andrea McDougall, Executive Director & Acting Secretary

The Chairman referred to Agenda Item #1, Reviewing of the Bids for the ARPA FF: Parking Lot and Roadway Replacement Project.

A Motion was made by Mr. Kozlowski and seconded by Mr. Snyder that due to the significant difference between the Hatch Groups low bid and the next lowest bidder and that the Hatch Group's bid is far below the construction cost estimate prepared by the Graves Engineering, we should be concerned with the ability to complete the project with the necessary manpower in conformance with the contract documents and within the contractual time frame.

Also, there were specific issues brought to Graves Engineering Group regarding the underperformance and the lack of meeting expectations and requirements of the project that were documented by Mr. Watt, Construction Advisor from the Executive Office of Housing and Livable Community (formerly DHCD) who did not recommend the Housing Authority to award the contract to the Hatch Group.

There were very few references provided that were public contracts of the same scale and scope as ours. While the contractor's bid may be eligible, they are not documented to be "responsible" in terms of possessing the skill, ability, and integrity necessary for the faithful performance of the work. As such, I make a motion that the Mansfield Housing Authority Board reject the bid of the Hatch Group for this project.

Upon Vote, the Motion passed by a Vote of 3 to 0.

A Motion was made by Mr. Kozlowski and seconded by Mr. Snyder that after reviewing the Bid analysis and recommendation submitted by Graves Engineering for the Mansfield Housing Authority – Bicentennial Court 667-2 & Hawthorne Court 705-2 Parking and Paving Improvements, Project #167093 I make a motion to award the contract for the base bid and alternate #1 in the amount of \$629,988 to the next lowest bidder, Woodall Construction.

Upon Vote, the Motion passed by a Vote of 3 to 0.

The Chairman referred to Agenda Item #2, Approval of the Revision of the FYE September 30, 2023, Budget.

Olivier Kozlowski moved that the proposed Operating Budget for State-Aided Housing of the Mansfield Housing Authority (Chapter 200 / 667 / 705 / 689 / MRVP), Program Number 400-1 for fiscal year ending 9/30/2023 showing total revenue of \$1,042,570 (Acct. No. 3000) and Total Expenses of \$1,037,770 (Acct. No. 4000) thereby requesting a subsidy of \$160,582 (Acct. No. 3801), and further that the Executive Director's total annual salary of \$108,169 for fiscal year ending 9/30/2023 be submitted to the Department of Housing and Community Development for its review and approval. William Snyder the motion which, upon rollcall, was passed by a vote of 3 to 0.

The Ayes and and the Nays were as follows:

Ayes:

Nays:

Mr. Kozlowski
Mr. Snyder
Mr. Doyle

The Chairman asked for a Motion to Adjourn.

There being no further business to come before the Board, a Motion was made by Mr. Kozlowski and seconded by Mr. Snyder to Adjourn at 7:12 PM.

Upon Vote, the Motion passed by a Vote of 3 to 0.

Approved on September 6, 2023 - Board of Commissioners:

