

BILLERICA

HOUSING AUTHORITY

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TO: Board of Commissioners 
FROM: Robert M. Correnti
DATE: 8/1/2025
RE: **JULY 2025 EXECUTIVE DIRECTOR'S REPORT**

A. ADMINISTRATIVE ACTIONS: Actions are pending in Housing Court and will be reported upon conclusion of legal action;

- o **SMOKING:** No new issues;
- o **RENT:** Continue referring residents with delinquent rent to RAFT. Payment Agreements have been executed where possible. Court action pending where appropriate.

B. QUARTERLY TENANT MEETINGS:

July 15th, 2025 Meeting:

- i. (6) six attended from Talbot
 - ii. (9) nine attended from 13 River
 - iii. (13) thirteen attended from 16 River
 - v. Approx. 16% attendance (low)
- Next Quarterly Tenant Meeting scheduled for October 21, 2025

C. MODERNIZATION PROJECT UPODATE:

- o 116 Boston Road - support columns in basement (031080) estimated at \$15,000. Has been determined to not be necessary. Hence, this project will not be done and it has been closed;
- o 13 River Bathroom sink replacement Project (031085) low bidder qualified. Awaiting EOHLC to schedule pre-construction meeting Estimated at \$200,000;
- o Talbot Parking Lot (#031086) still under review by EOHLC. Estimate revised to \$366,000 (increase of \$250,000);
- o Video Surveillance Project (031088) Estimate revised to \$250,000 (increase of \$100,000);
- o McColough House project (#031089) going out to bid-covers installation of sliders and shingle/paint. Estimated at \$50,000;

- o Parker House carpet replacement (#031092) in early stages. Estimated at \$35,000;
- o Remodel both McColough House kitchens (031093). Estimated at \$120,000

D. FIRE DRILLS:

Fire Drill Procedures have been developed and reviewed, with Billerica Fire Department. for 13 River, 16 River and the Talbot Apartments. Once process has been finalized with BFD and International Signal (Alarm Company), memo will be distributed to all residents. Will schedule practice Fire Drills late August/Early September. Thereafter, will schedule drills annually.

E. RESIDENT SERVICES COORDINATOR:

Position is now vacant. AgeSpan beginning recruitment process.

F. AUGUST EVENTS:

As Valley Collaborative is closed the last two weeks of August, lunches are not available. The BHA is hosting a Pizza Party on August 20th, 2025 and an Ice Cream Social on August 27th, 2025. In commemoration of the 250th Anniversary of the Revolutionary War, on Saturday, August 23rd, 2025, the BHA is hosting a BBQ at 16 River Street with the Billerica Colonial Minutemen. All these events are free to BHA residents. As seating is limited, events are on a first-come-first-served basis.