

Hingham Housing Authority Board Meeting
Tuesday, April 9, 2024 at 5:00 p.m.

A Regular Meeting of the Hingham Housing Authority was duly called and held on Tuesday, April 9, 2024, at 5:00 p.m. at 30 Thaxter Street, Hingham, MA and upon a call of the roll, the following Commissioners were found Present and Absent:

Present

Irma Lauter
Megan Buhr
Janine Suchecki
Ruth Bennett

Absent

Michelle Larned (excused)

Pledge of Allegiance

The Pledge of Allegiance was led by Chair Suchecki

Tenant Association

Sue Gustafson reported that the Association has had lively and productive meetings. The Association asked about recycling and whether tenants can have a recycling program. Chair Suchecki explained all residents can obtain a sticker and go to the recycling center. Mr. Marathas explained that it is cost prohibitive to initiate a program at the Housing Authority. The Association would like to have a Welcoming Committee to welcome new tenants. Chair Suchecki encouraged the Association to reach out to the town to take advantage of their services and to solicit local businesses to support the Association. The Association members are still concerned about the ongoing smoking in buildings. Mr. Marathas explained that we know of one noncompliant tenant, and we are moving to eviction.

Motion to approve the Accounts Payable and Payments

Commissioner Lauter made a motion, seconded by Commissioner Bennett, to approve the accounts payable and the payments. The motion passed unanimously.

Motion to Approve the Minutes from the March 12, 2024, Regular Board Meeting

Commissioner Suchecki made a motion, seconded by Commissioner Bennett to approve the Minutes of the March 12, 2024, Regular Board Meeting. The motion passed unanimously.

Commissioner Lauter made a motion to, seconded by Commissioner Buhr to approve, and support the choice of Bohler Engineering's Conceptual Layout Plan #2 (CA-02) as the most advantageous approach for the Affordable Housing Development of the Beal Street Property. The motion passed unanimously.

Executive Director Report

Mr. Marathas reported to the Board that he went before the Town's Planning Board to present the Beal Street Project to the Planning Board. The Planning Board had concerns about the property having two forms of egress, one of which is the Fire Road. The Planning Board would like to see more green space

out of buffer space. The Town Planning Board expressed that the town is already at their 10% threshold of affordable housing and suggested the HHA go with a Chapter 40B Development or to rezone the property, but the Planning Board was not sure that would work. Mr. Marathas continued to explain that this project would allow the HHA to preserve and develop additional housing specifically for the elderly that need low-income housing.

Other issues and/or questions raised by the Planning Board included:

Why not family housing? Answer: Family housing poses larger challenges

Have you met with the neighbors? Answer: It is premature at this stage of the project

What about contamination of the site? Answer: We have a letter that the State has stated the site is clear.

Mr. Marathas assured the Board that we will continue to move forward and try again for the cooperation of the Town of Hingham.

Facilities update:

- Storm damage was minor
- Back door of building 6 replaced
- Alarm testing completed at Bel Street and Bldg 15 and 16
- Greater Boston Food Bank Delivery
- Rehabilitation of Family unit is underway
- Scotland Street is near completion
- Developing a booklet of resources for the tenants – will provide digital version on the website

Old or New Business

There was no old or new business.

There being no further business, Commissioner Lauter made a motion, seconded by Commissioner Suchecki to adjourn. The motion passed unanimously, and the meeting adjourned.

Respectfully submitted,

Colleen M. Whalen
Assistant Executive Director
Managed Agencies