

**Commissioners:**  
Chair James Seveney  
Vice-Chair Terri Cortvriend  
Gary Gump  
Ronald Harnois  
Sharlene Stoker Patton

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



**AGENDA FOR FEBRUARY 10<sup>TH</sup> 2023 AT 2:00 PM**

**Location: Portsmouth Town Hall, Portsmouth Room**

**This will be an in-person meeting**

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**

- A. Commissioners Present:
- B. Introduction of Guests: M. Packard, Pres., Phoenix Property Mgmt

**2. CHAIRMAN'S REPORT**

- A. Status of HUD settlement of PHA/Quaker Manor LLC civil suit

**3. APPROVAL OF MINUTES \***

- A. Minutes for January 4<sup>th</sup> & 13th, 2023

**4. FINANCIALS AND BILLS \***

- A. Final invoices for Citrin-Cooperman 2021 audit report received and forwarded to the Town

**5. COMMUNICATIONS \***

- A. Phone conversation with M. Packard re. modification of the approved purchase and sale agreement for the Quaker Manor property transfer

**6. OLD BUSINESS\***

- A. Discussion on next steps in executing the approved settlement (1/17/2023) with HUD Enforcement.
- B. Phoenix Property Mgmt, Mr Michael Packard, will address resident concerns raised at previous meetings.
- C. Auditing expenses for overdue HUD audits, approval of final 2021 audit invoices, and status of 2022 audit coming due March 31, 2023.
- D. Continue Board dialogue on what our future should look like after the Quaker Manor ownership transfer to Sabattus Housing is complete.

**7. NEW BUSINESS \***

- A. Review/approve proposed changes to the PHA – Sabattus purchase and sale agreement for transfer of Quaker Manor to Sabattus.

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**8. REPORTS \***

- A. None

**9. PUBLIC COMMENT/OPEN FORUM**

**10. EXECUTIVE SESSION\***

The Housing Authority Board of Commissioners may seek to enter Executive Session, for discussions and/or potential actions pursuant to RIGL §42-46-5(a):

- A. PHA Board of Commissioners may enter executive session in accordance with RIGL §42-46-5(a)(2) and (5).

**11. NEXT MEETING\***

- A. Tentative Annual Schedule of PHA Board of Commissioners meetings in 2023:
  - a. Monday, April 17th, 3pm
  - b. Monday, July 17<sup>th</sup>, 3pm
  - c. Monday, October 16<sup>th</sup>, 3pm
- B. These projected meeting dates are subject to change as circumstances may require. All meetings/changes will be duly published in accordance with RIGL open meetings notification requirements.

**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: