

**Commissioners:**  
Chair James Seveney  
Vice-Chair Terri Cortvriend  
Nicholas Credle  
Gary Gump  
Ronald Harnois

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



**AGENDA FOR DECEMBER 8<sup>TH</sup>, 3:00 PM**

**This meeting will be held “in-person” with all PHA Commissioners required to be physical present in the meeting. The relief from the requirement for in-person only voting has been revoked. We must now all be present to cast any vote.**

The public is invited to attend and participate in this meeting in person, or by accessing the meeting link set forth herein. For those without access to video observation platforms, you may also call in to participate in this meeting by using the call-in phone number provided herein.

On Wednesday, December 8, 2021 at 3:00 PM, the Portsmouth Housing Authority meeting will be live streamed on the web and by phone dial-in using the Zoom remote meeting service.

To participate via computer, use this link: <https://us02web.zoom.us/j/85875835775>

To participate by phone:

- To access the meeting by phone dial-in, please dial: 1-888-788-0099
- Once prompted for the meeting ID, please dial: 858 7583 5775#
- Once prompted for a participant ID, dial # again.

**You will now be in the meeting.**

While in the audio conference, to raise your hand to ask a question, dial \*9 and the host will be notified of your interest to ask a question. Dial \*6 to mute and unmute yourself.

To access the meeting through the web using a computer or mobile device, go to the following web link in any browser (i.e. Google Chrome, Internet Explorer, Apple Safari, Mozilla Firefox, etc.) to run the Zoom app and view the meeting: <https://zoom.portsmouthri.com/housingauthority>

Using your laptop or mobile device, you can raise your hand to ask a question, or pose the question in the moderated Question and Answering chat window. The host will then be able to respond to your raised hand or Q&A question.

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**ZOOM/In-Person MEETING AGENDA**

**Wednesday, December 8, 2021**

**3:00 PM**

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**

**2. CHAIRMAN'S REPORT**

- A. Meeting with Phoenix Housing
- B. Discussions with Coastal Housing Corp. board members

**3. APPROVAL OF MINUTES \***

- A. Minutes for June 9, 2021

**4. FINANCIALS AND BILLS \***

- A. None

**5. COMMUNICATIONS \***

- A. Alison Serina notified the Board of her departure from Phoenix Housing. She will remain a board member of Coastal Housing pending final decisions on the future of that company.
- B. Meeting with Michael Packard, Phoenix Housing, October 15, 2021.
- C. Complaints received against Phoenix Management by Quaker Manor residents in November.

**6. OLD BUSINESS\***

- A. HUD required financial reporting processes.
- B. Quaker Manor LLC audit requirements and status with PPA Accountants on audits for 2019, 2020.

**7. NEW BUSINESS \***

- A. Plans for Phoenix audit reporting for 2021.
- B. Future plans for operations of the Portsmouth Housing Authority.

**8. REPORTS \***

- A. PHA's required annual report to the Town is being compiled. Inputs welcome.

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**9. PUBLIC COMMENT/OPEN FORUM**

Please note in accordance with § 42-46-6 (d) the PHA Board may take and respond to comments initiated by a member of the public for informational purposes only and will not be voted on.

**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), specifically:

(5) Any discussions or considerations related to the acquisition or lease of real property for public purposes, or of the disposition of publicly held property wherein advanced public information would be detrimental to the interest of the public.

- A. Turnover/acquisition of PHA and/or Coastal Housing Corp assets, remaining holdings related to Quaker Manor and Quaker Estates 1-4.

**Adjourn from Executive Session, return to public meeting:**

- A. Report of any votes taken during executive session**

**11. NEXT MEETING\***

TBD

**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: TBD