

Jamestown Housing Authority Board of Commissioners Meeting
45 Pemberton Avenue
Jamestown, RI 02835

Wednesday, April 9, 2025, 9:00 am

AGENDA

1. Call to Order; Roll Call
2. Reading and Approval of Minutes
Please note in accordance with Section 42-46-6(b) the JHA Board may review, discuss and/or take potential action and/or vote on the following items:
 - a. March 2025 Meeting Minutes
3. Communications – *Discussion and/or vote.*
 - a. Senators Reed and Whitehouse, Rep Amo to address constituents on April 21 in Portsmouth *WUN March 31, 2025*
4. Friends of Jamestown Housing – *Discussion and/or vote.*
 - a. April 28, 2025 – Feather the Nest II at Beech
5. Executive Director Report – *Discussion and/or vote.*
 - a. Asset Management Report
 - b. Occupancy & Applications
 - c. Resident Services Report
 - d. Jamestown Police Report
 - e. Actual YTD Operating Expenses
6. By-Laws – *Discussion and/or vote.*
 - a. Update to JHA By-laws from 1997.
7. FY 2025 Income Limits Documentation - *Discussion and/or vote.*
 - a. FY 2025 income limits provided by HUD.
8. FY 2025 Capital Fund Resolution 04092025 – *Please note in accordance with Section 42-46-6(b) the JHA Board may review, discuss and/or take potential action and/or vote on the following:*
 - a. Review and approval of Capital Fund Hearing
9. 5 Year and Annual Plan 04092025 – *Please note in accordance with Section 42-46-6(b) the JHA Board may review, discuss and/or take potential action and/or vote on the following:*
 - a. Review and approval of 5 Year and Annual Plan Hearing

10. RFO #2025.1 Request for Qualifications: Public Housing Repositioning Co-Developer Partner - *Please note in accordance with Section 42-46-6(b) the JHA Board may review, discuss and/or take potential action and/or vote on the following:*
 - a. Approval of solicitation for Co-developer Partner

11. Action Item – *Please note in accordance with Section 42-46-6(b) the JHA Board may review, discuss and/or take potential action and/or vote on the following:*
 - a. Bills, March 2025

12. Commissioner Reports and Requests

13. Public Comment
*Limited to three (3) minutes per person, no repetition of items already addressed at this meeting by the public, as permitted by the RI Open Meetings Act. During public comment, you are welcome to voice opinions and concerns. You must **absolutely not** mention any other residents or person's name or any identifying attributes about them.*

14. Executive Closed Session in accordance with RIGL 42-46 -5 (a) (1) Personnel – Executive Director Performance Review. *Pursuant to the RI Open Meetings Act, RIGL §42-46-5 (a)(1), this Board is stating for the record that any persons to be discussed have been so notified and this statement shall be noted in the minutes of the meeting.*

15. Adjournment
Posted on the RI SOS website, at Town Hall and at JHA premises on 4.4.2025