The Chair called the meeting to order at 3:10 p.m.

Announcements
Sign up to attend the fall Mass Union convention taking place on October 30. CHA will cover the expenses of 5 ACT board members.

A training for residents on reasonable accommodations is being held on October 4 at the Pisani Center (morning and afternoon sessions). CHA hired a consultant to review their policy and practices, produce a report with recommendations to improve CHA’s process, and conduct a training for all CHA staff. ACT/TAC will be studying the report.

CHA has invited two ACT board members to sit at their table at CHAPA’s annual dinner on October 21. (CHA subsequently informed ACT that there was only one seat available.)

The chair acknowledged two important events, ACT’s “For the Love of Art” opening reception, and the groundbreaking ceremony for the new Lincoln Way/Jackson Gardens. ACT public housing co-chair VB, also the president of the Lincoln Way Tenant Council, was a speaker at the ceremony.

The housing term that was defined for this month’s agenda: Rent Simplification.

August minutes
DS MOTION to accept minutes, KW second. MOTION CARRIES 12 - 1 with 2 abstentions.

New Board members
ST moved the names of three candidates to fill vacancies on the ACT Board. Shams Mirza was appointed as a voucher representative with 14 yes votes; FH (Millers River) was appointed to represent public housing district 7 with 14 yes votes; BD (River-Howard) was appointed to represent public housing district 2 with 15 yes votes.

Public Housing Co-Treasurer
LM (Corcoran Park) was nominated and elected with 18 yes votes to become the public housing co-treasurer. She worked with ED and others in forming ACT, she has been a member of Mass Union for many years, and is a board member of CEOC.

Committee Reports
MOU (Memorandum of Understanding):
ACT’s office will be housed at the new Jackson Gardens as of October, 2011. Members of the ACT board and Jackson Gardens Tenants Council will meet with Planning and Development in late October to discuss plans for new office space.

Sections I-X of the MOU have been marked accepted by the ACT and CHA MOU negotiating teams. Section XI will be dealt with at the next negotiation meeting. Section XI includes language relative to ACT’s representation and support of residents at certain meetings involving CHA. ACT is only excluded from meetings which are confidential by statute or regulation and if the third party convener of the meeting asks the ACT representative to leave.

There was discussion of CHA hearing panels. Section XI recognizes ACT’s right to nominate residents to serve on these panels. After the signing of the MOU, CHA will work with ACT to recruit interested residents. The negotiation teams will discuss specifics after the MOU committee has a chance to review current CHA documents that refer to the selection process for panels.

CHA Exec. Director Greg Russ is opposed to funding a group whose board members are not lease compliant and so he wants to include this requirement in Section XI of the MOU. Most ACT board members object to CHA controlling who is eligible to serve on the board. The ACT negotiation team will argue against Russ’s position but will also consider more narrowly drawn language. This looks like the last major issue to be overcome in the MOU negotiations.

**A&O (Assistance and Outreach):**

There is a need to spread responsibility for carrying out the work of A&O. The office is still unusable and we have asked for chemical analysis of materials used in cleaning up the site: verification of vital restoration and safety for future use of the space. There will be a meeting at the ACT office at Manning Apts. on September 28 at 10:30 a.m. with Faith Marshall, deputy director of operations at CHA, a representative of Service Master Clean, and ACT members.

**A & O Public Housing Subcommittee:**

The subcommittee will be contacting public housing tenant/resident councils for the purpose of setting up meetings to discuss establishing agreements between councils and ACT (particularly in regard to ACT’s ability to assist residents). Some developments have functioning councils, others do not. A & O members have acted as monitors at several council elections. At a recent election, A & O observers witnessed some irregularities but were not asked by CHA to provide information about what transpired.

**ST MOTION, Second by JW:** ACT monitors at tenant council elections will make a written report to the ACT Board of their observations including any irregularities, sending copies to CHA Tenant Liaison and Resident Services. (These reports will include the recent election at Putnam Gardens and the upcoming one at Manning Apts.) MOTION CARRIES [vote not recorded]

**A & O Voucher Subcommittee:**
Two support/discussion groups are being planned. The stigma discussion group will meet on October 15th (place and time TBA). We now have a list of over 20 buildings in Cambridge with a significant number of voucher tenants, and we will be working towards reaching those tenants. The other group will offer housing search assistance and work on empowering tenants so they will have the skills to fix bad conditions and address other housing problems.

**TAC Technical Assistance Committee:**
There wasn’t adequate time for a full report.
The new schedule of maintenance charges/legal fees in public housing will be in effect as of November 1.
TAC will be discussing CHA’s inspection protocols.
Planning the agenda for the December quarterly meeting with CHA will be discussed at the next TAC meeting and at the October board meeting.

**Officers:**
A decision was made by the officers regarding a board member’s proposal that representatives of CCTV speak at a future board meeting. The officers approved the proposal but will have to determine when the presentation can be given. Time needs to be set aside at the October board meeting for a discussion of the MOU negotiations.

The meeting was adjourned at 5:30 p.m.