

**REGULAR BOARD MEETING
CAMBRIDGE HOUSING AUTHORITY
WEDNESDAY, APRIL 9, 2025– 5:30 P.M.
POST DATE: APRIL 4, 2025**

ANNOUNCEMENT OF OPEN MEETING TO BE HELD VIA TELECONFERENCE

In accordance with the Declaration of Emergency by Governor Charles Baker due to the COVID-19 outbreak, and the Order issued by the Governor which was updated on February 18, 2022, the Regular Meeting of the Board of Commissioners of the Cambridge Housing Authority, scheduled to occur April 9, 2025, at 5:30 PM, will be held in person with the option of Commissioners and members of the public to participate remotely. All members of the public are invited to join the Regular meeting virtually, as well as attending in person. Those wishing to attend virtually should dial the following number and follow the instructions to log into the Regular Meeting:

To listen to the meeting online:

By computer or smartphone, go to:

<https://us02web.zoom.us/j/89632612642?pwd=VDBVKytIQ3Bjb0RpeExET2V5aG9qQT09>

If necessary, enter Meeting ID: 896 3261 2642

If necessary, enter Passcode: 147537

To listen by telephone:

Dial: 1 646 558 8656 OR 1 301 715 8592

When prompted, enter Meeting ID: 896 3261 2642

If prompted, enter # When prompted, enter Passcode: 147537

1. **LAST CALL FOR PUBLIC COMMENTS (PUBLIC COMMENT WILL BE ALLOWED VIRTUALLY OR IN PERSON)**

2. **CHAIRPERSON CALLS REGULAR BOARD MEETING OF APRIL 9, 2025, TO ORDER**

3. **EXECUTIVE DIRECTOR CONDUCTS ROLL CALL**

The Executive Director will conduct Board of Commissioners roll call on behalf of the Chairperson

4. **EXECUTIVE DIRECTOR'S REPORT**

The Executive Director will report on the various activities of the Authority at this time.

5. **PUBLIC COMMENT**

Members of the public may comment either in person or virtually on agenda items for this meeting in accordance with CHA's Policy for Public Participation at Board Meetings, which can be found on [CHA's website](#). Members of the public are reminded that they must sign up for public comment *before* the Board Meeting is called to order by logging in (calling in) to the Board meeting no later than 5:30 PM or by completing this form:

<https://www.cognitoforms.com/CambridgeHousingAuthority3/PublicCommentSignUp>.

6. **ADMINISTRATIVE PLAN PART I- CHA SECTION 8 PROGRAM**

The Administrative Plan Part I for the CHA Section 8 program has been updated to reflect as part of the anticipated implementation of The Housing Opportunity Through Modernization Act of 2016 (HOTMA).

7. **LOAN OF FUNDS FROM CAMBRIDGE HOUSING AUTHORITY TO CHA SOLAR LLC FOR WORKING CAPITAL TO SUPPORT THE DESIGN, PURCHASE, AND INSTALLATION OF SOLAR ARRAYS AT EIGHT PROPERTIES**

- a. Authorizes the Executive Director of the Cambridge Housing Authority to loan funds totaling up \$4,900,000 at an interest rate of 3% to CHA Solar LLC for use as working capital to support the design, purchase, and installation of solar arrays at eight sites.
- b. The Board of Commissioners of the Cambridge Housing Authority acting in its capacity as Managing Member of CHA Solar LLC accept a loan of up to \$4,900,000 at an interest rate of 3% from Cambridge Housing Authority for use as working capital to support the design, purchase, and installation of solar arrays at eight sites


8. **APPROVAL OF LOAN TO ESSEX STREET MANAGEMENT INC. TO RETIRE A LOAN WITH EAST CAMBRIDGE SAVINGS BANK, AND TO FUND HVAC IMPROVEMENTS AND A REPLACEMENT RESERVE FOR 22 LOPEZ AVENUE**

Approval of a Loan to Essex Street Management Inc. to Retire a Loan with East Cambridge Savings Bank, and to Fund HVAC Improvements and a Replacement Reserve for 22 Lopez Avenue

NOTICE OF REGULAR MEETING

Notice is hereby given in accordance with Section 23B of Chapter 39 of the General Laws, that a Regular Meeting of the Cambridge Housing Authority will be held at 5:30 P.M. on Wednesday April 9, 2025.

Cambridge Housing Authority

By 
Executive Director

Post Date: April 4, 2025