

MINUTES OF REGULAR BOARD MEETING OF JULY 14, 2025  
HARVARD COURT, WHITMAN, MA

Chairwoman, Katharine Kelleher, called the open meeting to order at 7:05 P.M. It was noted that the meeting was being recorded.

Present: Katharine Kelleher, Patricia McKay, Theresa Lynskey, Michelle Frazier, Anne Holbrook

Motion by Patricia McKay and seconded by Michelle Frazier to approve the minutes of the Regular Board Meeting held on June 16, 2025. The vote was unanimous.

Motion by Patricia McKay and seconded by Theresa Lynskey to approve the June 2025 vouchers and the May 2025 financial statements. The June 2025 bank statements were not available at the time of the meeting. The vote was unanimous.

Motion by Patricia McKay and seconded by Anne Holbrook to approve Change Order No. 1 on the Harvard Court Security/Intercom/Access project in the amount of \$26,578.19. The change order will update the Kantech system to allow staff to program key fobs from the office. The vote was unanimous.

Motion by Patricia McKay and seconded by Michelle Frazier to approve the Certificate of Final Completion on the Pine Circle C/O Detector Replacement Project No. 338101. The vote was unanimous.

Motion by Patricia McKay and seconded by Anne Holbrook to approve the current Capitalization Policy without changes. The vote was unanimous.

Motion by Patricia McKay and seconded by Theresa Lynskey to approve the current Investment Policy without changes. The vote was unanimous.

Motion by Patricia McKay and seconded by Michelle Frazier to accept Public Housing Notices PHN 2025-07 "EOHLC Vacancy Initiative 2.0" and PHN 2025-08 "American Revolution 250<sup>th</sup> Anniversary Celebration Funding". The vote was unanimous.

Motion by Patricia McKay and seconded by Theresa Lynskey to accept the Executive Director's Report. The vote was unanimous.

Motion by Patricia McKay and seconded by Michelle Frazier to adjourn the meeting at 7:38p.m. The vote was unanimous.

Respectfully Submitted,

Eileen Gibson  
Executive Director