



Commonwealth of Massachusetts  
**EXECUTIVE OFFICE OF HOUSING &  
LIVABLE COMMUNITIES**

Maura T. Healey, Governor ◆ Kimberley Driscoll, Lieutenant Governor ◆ Edward M. Augustus Jr., Secretary

**PHN 2023-17**

To: Local Housing Authorities (LHAs)

From: Fatima Razzaq, Acting Director, Division of Public Housing

Re: EOHLC Vacancy Initiative

Date: September 22, 2023

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EOHLC is undertaking a new initiative to significantly reduce the number of state-aided public housing vacancies by January 1, 2024. We recognize the shared responsibility in tackling this challenge and are therefore initiating a 90-day push to assist with reoccupying units. We appreciate the LHAs working in collaboration with us as we work to address this problem from multiple angles, including the impending roll out of Centralized Screening through Archipelago Strategies Group (ASG), updates to the CHAMP system and this initiative.

1. If you have vacancies with an approved waiver in the following categories: unfunded mod rehab, major tenant damage, and/or major unit reconditioning, please be advised that either your assigned Construction Advisor or Facilities Management Specialist will be contacting you to schedule a site visit to assess the unit(s). This visit is intended to result in either, instruction to maintenance staff or the creation of a capital project with a Vacant Unit funding request.
  - a. You may request a budget exemption to cover the cost of contracting with another LHA for maintenance/turnover assistance. See attached list of LHAs willing to provide assistance in this regard.
2. If your vacancies are over 5% of total state-aided portfolio as reported in the on-line vacancy system, fall under categories not related to capital work and you would benefit from temporary assistance to push through your backlog, there are several options available to you.
  - a. You may request a budget exemption to cover the cost of staff overtime
  - b. You may request a budget exemption to cover the cost of contracting with another LHA for assistance. See attached list of LHAs willing to provide tenant selection assistance.
  - c. You may request a budget exemption to cover the cost of contracting with MA NAHRO or another mailing vendor for mailings associated with tenant selection.

Budget exemptions will be available to assist with this initiative until January 1, 2024. When requesting budget exemptions, please include a plan which includes estimated hours and cost for your Housing Management Specialist (HMS) to assess.

During this time, HMS will be working closely with those LHAs that have vacancies in excess of 10% of total units. This will include weekly check-ins on progress, technical assistance, and facilitation of the options laid out above.

Thank you again for your collaboration and your hard work to fill these vacancies.

If you have questions, please reach out to your assigned Housing Management Specialist.

## LHA Technical Assistance Providers- updated 10/11/2023

### Vacant Unit Turnovers

- **Taunton Housing Authority**  
Colleen Doherty [cdoherly@tauntonhousing.com](mailto:cdoherly@tauntonhousing.com)  
508-823-6308
- **Worcester Housing Authority**  
Alex Corrales [Corrales@worcesterha.org](mailto:Corrales@worcesterha.org)  
508-635-3161
- **Salem Housing Authority**  
Cathy Hoog [choog@salemha.org](mailto:choog@salemha.org)  
978-744-4431 ext. 111
- **Framingham Housing Authority**  
Paul Landers [planders@framha.org](mailto:planders@framha.org)  
508-879-7562
- **Springfield Housing Authority**  
John Healy [jhealy@shamass.org](mailto:jhealy@shamass.org)  
413-221-1432
- **Lawrence Housing Authority**  
[Erolon@lawrencehousing.org](mailto:Erolon@lawrencehousing.org)  
978-685-3811
- **New Bedford Housing Authority**  
[Steven.Beauregard@nbha-ma.org](mailto:Steven.Beauregard@nbha-ma.org)  
508-997-4806

### Tenant Selection

- **Brockton Housing Authority**  
Tremeta Rose [tremetar@brocktonha.com](mailto:tremetar@brocktonha.com)  
508-427-9000
- **Chelsea Housing Authority**  
Paul Nowicki [pnowicki@chelseaha.com](mailto:pnowicki@chelseaha.com) - Ineudira Barbosa [ibarbosa@chelseaha.com](mailto:ibarbosa@chelseaha.com)  
617-438-0615
- **Framingham Housing Authority**  
Paul Landers [planders@framha.org](mailto:planders@framha.org)  
508-879-7562
- **Somerville Housing Authority**  
Diane Cohen [dianec@sha-web.org](mailto:dianec@sha-web.org) - Cindy Nixon [cindyn@sha-web.org](mailto:cindyn@sha-web.org)  
Kayla O'Regan [KaylaO@sha-web.org](mailto:KaylaO@sha-web.org)  
617-625-1152

- **Taunton Housing Authority**
- Colleen Doherty [cdoherly@tauntonhousing.com](mailto:cdoherly@tauntonhousing.com)  
508-823-6308
  
- **Worcester Housing Authority**
- Alex Corrales [Corrales@worcesterha.org](mailto:Corrales@worcesterha.org)  
508-635-3161
  
- **Wrentham Housing Authority**
- Ashley O'Sullivan [director@wrenthamha.org](mailto:director@wrenthamha.org)  
617-899-2640
  
- **Lawrence Housing Authority**
- [Delias@lawrencehousing.org](mailto:Delias@lawrencehousing.org)

## Mailing

- **MassNAHRO**
- Donna Brown-Rego [dbrown@massnahro.org](mailto:dbrown@massnahro.org)  
617-367-0008