

All Around the House

News from the Lynn Housing Authority & Neighborhood Development

Vol. 2, No. 1 Winter 2003



Pat Barton, left, Chairman of the Board of Commissioners, presents an Appreciation award to John Walsh of John's Oil at LHAND's annual Appreciation Night.

Appreciation shown to community

The Lynn Housing Authority & Neighborhood Development celebrated its annual Appreciation Night in November. During the event, LHAND staff presented LHAND employees and colleagues with Appreciation Awards.

Those receiving awards included: Jim Finigan, Jack Wright and Martha Marquis of LHAND. Community

Awards were given to: John Walsh of John's Oil; Adelle Abdallah, formerly of Greater Lynn Senior Services; Debra Roy, formerly of Fenton & Ewald Associates; Ed Demore, landlord; City Council President James Cowdell; Meadow Court resident Jackie White; Lynn Water & Sewer

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Wrap this way



Students in Lynn Tech's SkillsUSA Vocational Industrial Clubs of America (VICA) program visited LHAND and helped with Christmas wrapping for elderly residents.

www.lhand.org

LHAND launches new Web site

The Lynn Housing Authority & Neighborhood Development (LHAND) launched its new Web site – www.lhand.org – in November.

The organization unveiled the site publicly on Nov. 7 at its annual Appreciation Night held to honor members of the community and LHAND staff whose participation contributed to the success of the LHAND's goals and objectives for 2002.

The new Web site, the second LHAND online project, will serve as an additional resource the organization offers the community.

"We launched the site because we really felt that to be a truly community responsive organization nowadays that it was something we really needed to do," said Lisa Tobin, LHAND executive assistant. "We had made the attempt previously but it didn't work out. This site is much more user-friendly."



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Letter from the Executive Director



Charles J. Gaeta

Dear Friends;
Now that we are finally over the winter hump and we all have, hopefully, enjoyed the holidays with friends and families, we are preparing for the spring, which is one of our most active times of the year.

This spring and summer we are looking forward to the completion of the construction of 28 townhouses of rental housing in the Warren-Shepard Street Targeted Neighborhood. This project could not have been started or completed without the cooperation of the Lynn Community Development Housing Corporation (LCDHC), the Lynn City Council, Mayor Edward J. Clancy Jr., and our state delegation of Sen. Tom McGee, Reps. Bob Fennell and Steve Walsh.

In addition to the Warren-Shepard Street construction, the LCDHC will also be completing the construction of five single-family homes on Myrtle Street at the former site of Empire Laundry. This development has been applauded throughout the Commonwealth as one of the first brownfield sites to remediated and reused for housing. And while this construction moves forward, the LCDHC, along with the LHAND, continues to build home across the city on sites that are adequate for the construction of a single-family home including parking and yard space.

The LHAND has always tried to keep its focus on the community and the spring brings us many opportunities to do so. The annual Alcohol-Free St. Patrick's Day Luncheon will take place on March 17th at Nandees Restaurant. The LHAND will be participating in Anti-Violence Week, Community Development Week and Earth Day activities.

Annually, the LHAND staff sponsors a golf tournament to benefit our scholarship fund and that will be held in June. Our scholarship program is currently accepting applications and we are looking forward to again presenting awards to Lynn students for higher education.

I would like to remind you that our Web site—www.lhand.org— is full of useful information and links. Our community calendar is constantly being updated to reflect LHAND and community events.

In closing, this winter has brought to an end to the careers of four LHAND employees: Ed Cronin, John Pace, Ted Smith and Dave Walsh. These men were all dedicated to our agency and the community and will be missed by their co-workers, tenants and the public. A special thanks goes to Ed Cronin who battled numerous physical problems and personal heartache over his 35-year career. Ed always maintained a strong work ethic and sense of humor, which was second to none. He is an example for all of us who have had the pleasure to serve with him.

Happy Spring!

Task force looks at downtown housing

City Council President James Cowdell commissioned a task force to address housing in the downtown. The Downtown Housing Task Force will be led by the LHAND staff including Charles Gaeta and Norm Cole.

The Downtown Housing Task Force is working on a plan that will allow housing in the downtown area, which under the current zoning regulations, is not allowed. Housing in downtown areas has proven to be a source of economic stimulation for many communities including Cambridge and Somerville.

The task force will also work out a plan that allows the residential use of buildings to occur on the second floor and up in multi-story buildings. The street floors would be utilized as non-residential space and the Central Business District would be redefined.

Members of the task force include: Cowdell, Gaeta, Cole, Mike Sweeney of the Mayor's office, Kevin Donahue of the LACC, Peter DeVeau of EDIC, Ted Grant of Grant Communications, Gordon Hall and Paul Amirault of Hall Management, Robert Gilberg of International Realty, Don Baker of Baker Real Estate, Sen. Thomas McGee, Reps. Steven Walsh and Bob Fennell, Declan O'Toole of the Mayo Group, Jeff Gibbons of Oasis Development, Councilor Deborah Smith Walsh, Attorney James Moore of Bradley Moore Primason Cuffe & Weber.

LHAND scores well on audit

The LHAND received a clean bill of health on an audit from the office of State Auditor Joseph DeNucci. The audit covered the period of April 1, 2001 to June 30, 2002.

The audit assessed the adequacy of LHAND's management control system for measuring, reporting and monitoring the effectiveness of its programs and to assess compliance with laws, rules and regulations applicable to each program.

Areas that were audited include: tenant selection, annual rent re-determinations, site inspections, landlord payments, contract procurement, cash management and investment policies, budget-to-expenditure comparison and verification that modernization and development grants were awarded properly.

Cut in HUD funding leads to LHAND reorganization

The LHAND was notified earlier this year that it, along with housing authorities across the nation, may be cut 30 percent in federal funding from HUD. As a result of such large

cuts, the LHAND is re-organizing its management structure and tenant services in order to save jobs. However, layoffs will be necessary.

The LHAND will continue to

do its best to provide its residents with the management and tenant services to which residents and staff have become accustomed.

Executive Director, Charles

Gaeta said, "The personnel who have been transferred and promoted are looking forward to their new positions and being able to continue serving our residents."



Brandi Walker, left, presents an Appreciation award to Jim Finigan.



Mayor Clancy addresses the crowd at Appreciation Night.



City Council President James Cowdell receives an award from Joe Scanlon.



Aneudy Cabrera, left, receives an award from Jason Christian.

LHAND shows its Appreciation

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Commission employees Anthony Capano and Jim Sherman; and youth recipient Aneudy Cabrera.

Walsh received a community Appreciation Award for his support of LHAND activities throughout the year. The owner of John's Oil, he is supportive to LHAND tenants throughout the year and is also a major sponsor of the LHAND Scholarship Fund.

Another recipient who exemplifies the Appreciation Award is Abdallah, who previously worked for Greater Lynn Senior Services helping to run the Supportive Services Program at Caggiano Plaza.

Topping off the evening was the annual dinner prepared and served by LHAND staff and head chef John Pace.

Also recognized were four employees of the LHAND who recently retired: Ed Cronin, John Pace, Ted Smith and Dave Walsh, who received citations from Congressman John Tierney and the state delegation of Sen. Thomas McGee, Rep. Robert Fennell and Rep. Steven Walsh.

Also attending were Mayor Edward "Chip" Clancy Jr., and Councilors James Cowdell, Tim Phelan, Steve Duffy and Deborah Smith Walsh.



Paul Gaudet presents an Appreciation Award to Adelle Abdallah.



Charles Gaeta greets Caggiano Plaza residents Alice O'Neil and Edna Gorse.



Ed Demore receives his award from Donna Often of LHAND.



Commissioner James Dee, second from left, and Paul DeJoie, second from right, congratulate LHAND retirees, from left, Dave Walsh, Ted Smith and John Pace.



Joe Scanlon presents an award to Martha Marquis of LHAND.

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House Happenings

Farewell

We wish all the best to recently retired employees **Ted Smith, John Pace, Dave Walsh and Ed Cronin.**

Welcome

The LHAND extends a warm welcome to: Section 8 representatives **Candy Swain** and **Sarah Johnson**, receptionists **Mel Maker** and **Susan Faia** and Project Assistant **Chrissy Kostan.**

Congratulations

Best of luck to **Stephanie Blaney** on the birth of her son, **Dante Anthony**, who was born Feb. 1. Dante checked in at 8 pounds, 13 ounces. And to **Irma Chez**, who had a son, **Joshua Jeremiah**, on Feb. 11 — Irma's birthday! Joshua weighed in at 7 pounds, 7 ounces. Congrats to former employee **Kristina Green** on her marriage in Florida on Feb. 15.

Condolences

Our sympathy goes out to: **Pat Barton**, Chairman of the Board of Commissioners, on the death of her sister, Lori; EDIC/Lynn Executive Director **Peter DeVeau**, on the death of his father, Carl; LHAND Neighborhood Development Manager **Peggy Phelps**, on the death of her father, Bruce Coughlin; and the **Mannion Family**, on the death of former LHAND employee Pat Mannion.

New Web site launched

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The Web site offers information on loan and grant programs, public and rental housing programs, and community enrichment programs. Applications for neighborhood loan and grant programs are also available.

In addition, the site features links to related organizations, and government agencies and a monthly community calendar of activities and events sponsored by LHAND and other Lynn organizations. To list an event on the LHAND community calendar e-mail it to lhand@lhand.org.

"The new site is just another avenue for LHAND to get essential information out and better serve the community," Tobin said. "Even if only 30 percent of homeowners have online access, that's a lot. It's definitely enough for it to be useful."

The Web site was in development for six months and will continue to grow. Tobin said it will receive regular updates, and serve as an alternative information source for community members who would like to save a trip downtown to the LHAND office on Church Street.

Plans for site additions include an expanded scope of applications for public housing and rental assistance and a map of Lynn highlighting the locations of LHAND's housing developments.

"It's still a work in progress," Tobin said. "We'd love to make it as informative and user-friendly as possible."

