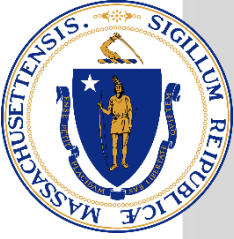


# HOUSING AUTHORITY 2025



## MISSION

The Foxborough Housing Authority works to provide safe and affordable housing for Families, the Elderly and Non-Elderly Disabled.

## HOUSING PORTFOLIO

104 – Elderly and Non-Elderly Disabled Apartments  
 20 - SMOC Section 8 Project Based Family Homes  
 2 - Group Homes for a total of 16 beds  
 39 - 2 & 3 Family Bedroom Homes

## BOARD OF COMMISSIONERS

**Greg Spier** Chair    **Kevin Powers** Vice Chair    **Susan Perez** Treasurer    **Nancy D’Uva** Member    **Heather Konieczka** Tenant Seat

**FHA STAFF**    **Kevin Fusco** Executive Director    **Catherine del’Etoile** Bookkeeper    **Carlyn Powers** Bookkeeper    **Elizabeth Allen** Tenant Selector    **Chyvon Miller** Resident Services

**MAINTENANCE STAFF**    **Eric Galanti**    **John Babbitt**    **James Amaral**    **Joseph Rathbun**    **Morgan Southworth**



## OUTSTANDING AGENCY OF 2025

This was a great year for the Foxborough Housing Authority (FHA). To begin with, out of approximately 240 Housing Authorities in the State of Massachusetts, the Foxborough Housing Authority was named “Outstanding Agency of the Year for Affordable Housing” by the Massachusetts Chapter of the National Association of Housing and Redevelopment Officials (NAHRO). This was a great honor and the award was accepted at the Mass NAHRO Annual Gala on October 30, 2025. Accepting the Award for the FHA in the photo on the left is, from left to right: Elizabeth Allen, Eric Galanti, Nancy D’Uva, Greg Spier, Susan Perez and Executive Director Kevin Fusco.

## BOARD MEMBER OF THE YEAR

But that was only one of the honors received in 2025. In that year, our esteemed Board Chair, Greg Spier, was also named Board Member of the Year by Mass NAHRO. Mr. Spier was selected for this honor due to his extraordinary leadership to the FHA and his unwavering commitment and efforts in bringing its Walnut Knoll project to fruition. Walnut Knoll is a 200-unit affordable 55+ and disabled housing project which was 12 years in the making, bringing together Federal, State, local and private partners to develop this project on 16 acres in Foxborough. The project, which provides an initial priority preference to local residents, also brought much needed infrastructure to the area including sewer connections and traffic lights. Accepting the award in the photo on the right is Greg Spier in the middle, presented by Donna Rego Brown, Executive Director of Mass NAHRO and Sean Gilbert, its President Elect.



## WALNUT KNOLL NOW OPEN

The first 2 buildings of 3 at Walnut Knoll are now open with building 1 fully enrolled, building 2 currently enrolling and building 3 set to break ground any time now. This 200-unit single bedroom 55+ and disabled affordable complex was first envisioned over 12 years ago by John Michelmore, the FHA Board Chair at the time, and was brought to fruition under its current Board, led by Chair Greg Spier. Along the way we had plenty of honored partners without whom this project would not have happened, including Paige Duncan, Foxborough's Town Manager, U.S. Congressman Jake Auchincloss and State Senator Paul Feeney, among many, many others. This property has many unique amenities including rooftop solar panels, electric charging stations, Pickleball Courts, raised garden beds, outdoor grills, fire pits, a putting green, a dog park and an indoor fitness center, plus so much more. This project more than doubles Foxborough's affordable housing inventory. Visit the developer's web site at <https://livewalnutknoll.com> for more information and to sign up for updates on the development.



## Other FHA Accomplishment in 2025

Our Maintenance Team performed 14 complete home and apartment renovations in 2025 involving everything from applying fresh paint to installing new flooring, kitchen cabinets, appliances and bathrooms. This translated into housing 14 additional families in need of affordable homes. Simultaneously, the Maintenance team responded to, and resolved, nearly 800 work orders all while performing the routine, but essential, upkeep of all FHA properties. The FHA also leveraged State funding and support to complete the renovation of one apartment into a fully modern ADA compatible unit, replaced failing boilers and began a project to bypass the aging septic system at Walnut Terrace to connect to the Town's sewer system that was added in that area as part of the Walnut Knoll development. Projects have also been approved to replace the outside decks at our family homes and to repave the parking lot at N Carl Annon Court. But it isn't all work; this summer, with the help of the Council on Aging, we held a root beer float party for our 2 senior complexes and, in addition, our dedicated team is also holding holiday parties this December for both senior complexes. We are gratified by our progress in 2025 and look forward to even more movement in serving our State, Town, Community and Residents throughout 2026.

