



THE HOUSING AUTHORITY OF THE CITY OF DANBURY

DOMENICO CHIEFFALO, CHAIRMAN
RAYMOND YAMIN, VICE CHAIRMAN
STANLEY WATKINS, TREASURER
JAMES ZEH, COMMISSIONER PAUL
ESTEFAN, COMMISSIONER

CAROLYN SISTRUNK, EXECUTIVE DIRECTOR

MINUTES

BOARD OF COMMISSIONERS

REGULAR MEETING

May 15, 2014

COMMISSIONERS PRESENT:

Domenico Chieffalo
Raymond Yamin
James Zeh
Paul Estefan
Stan Watkins

STAFF PRESENT:

Mary C. Sistrunk
Jackie Elam
Kathy Quallen
Kevin Barry
Benjamin Gold

ATTENDEES:

Floyd Banks
Rose Morrison
Rita Ward
Carol Rios
John J. Wilderman
Donald Campbell Jr
Steve Jayme-Millennium
Bruce Whitaker-Millennium
M. Nolan-Cramer&Anderson LLP

CALL TO ORDER: The Regular Meeting of the Board of Commissioners for the Housing Authority of the City of Danbury on May 15, 2014 at 5:30pm, Glen Apartments, Danbury, CT 06811. Please contact Carolyn Sistrunk at (203) 743-8822 with any questions and/or comments. Upon motion by Commissioner Yamin and second by Commissioner Estefan, The meeting was call to order

PUBLIC COMMENTS: When will the remodeling start at Glen? Hopefully the job will start in July.

APPROVAL OF MINUTES May 15, 2014 REGULAR MEETING: The minutes of May, 2014 Regular Meeting were approved. Upon motion by Commissioner Estefan and second by Commissioner Zeh.

RESIDENT COUNCIL REPORT: The election took place on 3/21/14 made Ruth Hoggard President, Rose Morrison Vice President and Floyd Banks Assistant Treasure. In process of looking for a secretary.

AUTHORITY MANAGEMENT REPORTS: Public Housing reviewed by Michael Dapolite-Asset Manager, HCV Housing reviewed by Jackie Elam-Chief Operating Officer

FINANCIALS: Financials, PHAS Indicator and Check Register Reports reviewed by Kathleen Quallen Chief Financial Officer

RESOLUTION 1160 HACD's Board of Commissioners authorizes the Executive Director to execute a contract with Budget Tree & Stump Removal, LLC, for tree trimming, removal and disposal, for a two (2) year period from June 1, 2014 to May 31, 2016 with the option to extend for three (3) one (1) year terms at the convenience of HACD. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

RESOLUTION 1161 the Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to execute a contract with Credit Resolutions, LLC for collection agency services, for a period from June 1, 2014 to May 31, 2016 with the option to renew for three (3) additional one (1) year terms at the convenience of HACD. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

RESOLUTION 1162 the Board of Commissioners for the Housing Authority of the City of Danbury authorizes the Executive Director to advertise the closing of its Federal Family Eden Drive four bedroom and State Moderate Rental four bedroom housing waiting lists, and cease taking applications effective May 30, 2014 at 4:30 PM. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

RESOLUTION 1163 the Board of Commissioners for the Housing Authority of the City of Danbury authorizes the Executive Director to execute and implement a Policy and Procedure Manual governing the use of the CT Homeless Management Information System. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

RESOLUTION 1164 the Board of Commissioners for the Housing Authority of the City of Danbury authorizes the Executive Director to utilize the State of Connecticut's Trade Labor Services Contract #13PSX0235, preferred contractor Pinnacle Maintenance, in an amount not to exceed \$90,500 for its State Moderate Rental, Moderate Rehab, and Federal Public Housing programs. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

RESOLUTION 1165 the Board of Commissioners for the HACD Corp. authorizes the Executive Director to submit to the State of Connecticut Department of Housing's Transitional Living Program Six Month Report, covering the reporting period of October 1, 2013 through March 31, 2014. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

RESOLUTION 1166 the Board of Commissioners for the Housing Authority of the City of Danbury authorizes the Executive Director to execute a contract with Rocky's Home Improvements in an amount not to exceed one hundred twenty nine thousand, four hundred seventy-five dollars (\$129,475.00) to complete the Window and Door Replacement project at the 25-units housing program, after final review by L. Wagner & Associates. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

RESOLUTION 1167 the Board of Commissioners for the Housing Authority of the City of Danbury authorizes the Executive Director to obtain new signature cards for Savings Bank of Danbury and Bank of America banking accounts under the ownership and control of the Housing Authority of the City of Danbury, assigning personnel with the consent and advice of the Board. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

CHAIRMAN'S REPORT: NONE

NEW BUSINESS: The HACD Senior Picnic is August 26, 2014 11-3pm

ADJOURNMENT: The HACD BOC Meeting was adjourned by 6:05pm upon motion by Commissioner Estefan, seconded by Commissioner Zeh.



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CALL TO ORDER: The Regular Meeting of the Board of Commissioners for the DHA Corp on May 15, 2014 at 5:30pm, Glen Apartment, Danbury, CT 06811. Please contact Carolyn Sistrunk at (203) 743-8822 with any questions and/or comments. Upon motion by Commissioner Yamin and second by Commissioner Estefan, The meeting was call to order

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FINANCIALS: Financials, PHAS Indicator and Check Register Reports reviewed by Kathleen Quallen Chief Financial Officer

CHAIRMAN'S REPORT: None

NEW BUSINESS: The HACD Senior Picnic is August 26, 2014 11-3pm

ADJOURNMENT: The HACD CORP BOC Meeting was adjourned by 6:50pm upon motion by Commissioner Estefan, seconded by Commissioner Zeh.



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CALL TO ORDER: The Regular Meeting of the Board of Commissioners for the HACD Corp on May 15, 2014 at 5:30pm, Glen Apartment, Danbury, CT 06811. Please contact Carolyn Sistrunk at (203) 743-8822 with any questions and/or comments. Upon motion by Commissioner Yamin and second by Commissioner Estefan, The meeting was call to order

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RESOLUTION 198: HACD CORP'S Board of Commissioners authorizes the Executive Director to execute a contract with Budget Tree & Stump Removal, LLC for tree trimming, removal and disposal, for a two (2) year period from June 1, 2014 to May 31, 2016 with the option to extend for three (3) one (1) year terms at the convenience of HACD CORP. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

RESOLUTION 199: HACD CORP'S Board of Commissioners authorizes the Executive Director to execute a contract with Credit Resolutions, LLC for collection agency services, for a period from June 1, 2014 to May 31, 2016 with the option to renew for three (3) additional one (1) year terms at the convenience of HACD CORP. Upon motion by Commissioner Estefan and second by Commissioner Zeh, the resolution was unanimously adopted.

CHAIRMAN'S REPORT: None

NEW BUSINESS: The HACD Senior Picnic is August 26, 2014 11-3pm

ADJOURNMENT: The HACD CORP BOC Meeting was adjourned by 6:50pm upon motion by Commissioner Estefan, seconded by Commissioner Zeh.