



## THE HOUSING AUTHORITY OF THE CITY OF DANBURY

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

M. CAROLYN SISTRUNK, EXECUTIVE DIRECTOR

### MINUTES

#### BOARD OF COMMISSIONERS

#### REGULAR MEETING

May 21, 2015

#### COMMISSIONERS PRESENT:

Domenico Chieffalo  
Raymond Yamin  
Stan Watkins  
Paul Estefan

#### STAFF PRESENT:

Kathy Quallen  
Jackie Elam  
Kevin Barry  
Michael Dapolite  
Jennifer Delaney  
Devin Marra  
Dionne Carr  
Kim Nolan (General Council)

**CALL TO ORDER:** The Regular Meeting of the Board of Commissioners for the Housing Authority of the City of Danbury was held on Thursday, May 21, 2015 at 5:30 pm, at 2 Mill Ridge Road, Danbury, CT. Please contact Carolyn Sistrunk at (203) 743-8822 with any questions and / or comments. Upon motion by Commissioner Estefan and second by Commissioner Yamin, the HACD Meeting was call to order.

**PUBLIC COMMENTS:** None

**APPROVAL OF MINUTES-MAY 2015 REGULAR MEETING:** The minutes of May 2015 Regular Meeting were unanimously approved, upon motion by Commissioner Estefan and second by Commissioner Yamin.

**RESIDENT COUNCIL REPORT:** None

**AUTHORITY MANAGEMENT REPORT PUBLIC HOUSING & AUTHORITY MANAGEMENT REPORT HOUSING CHOICE VOUCHER PROGRAM:** Public Housing Report reviewed by Michael Dapolite-Asset Manager, HCV Housing Report reviewed by Jackie Elam-Chief Operating Officer.

**FINANCIALS, PHAS INDICATOR REPORTS & CHECK REGISTER MARCH 2015:** Financials reviewed by Kathleen Quallen Chief Financial Officer.

**RESOLUTION 1247** Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to enter into a vacancy reduction joinder contract with Pinnacle Maintenance in an amount not-to-exceed (NTE) ninety nine thousand nine hundred dollars (\$99,900.00) for a one (1) year term, with the option to extend for four (4) additional one (1) year terms. Upon motion by Commissioner Estefan and second by Commissioner Watkins the resolution was unanimously adopted.

**RESOLUTION 1248** Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to execute a contract for pest control services with Amtech Personalized Pest Management in an amount not-to-exceed fourteen thousand five hundred dollars (\$14,500.00) for one (1) year, with the option to extend for four (4) additional one (1) year terms. Upon motion by Commissioner Estefan and second by Commissioner Yamin the resolution was unanimously adopted.

**RESOLUTION 1249** the Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to execute all documents necessary to renew the Contract between the Housing Authority of the City of Danbury and the State of Connecticut Department of Social Services to provide a Transitional Living Program at 98 Elm Street in an annual amount of seventy four thousand, five hundred and sixty dollars (\$74,560) or as approved by the Department of Social Services. Upon motion by Commissioner Estefan and second by Commissioner Yamin the resolution was unanimously adopted.

**RESOLUTION 1250** the Board of Commissioners for the HACD authorizes the Executive Director to execute a contract with Eversource Energy Inc. entitled "Agreement For General Services – System Expansion Rate 03-SE" to expand the natural gas lines into the Crosby Manor site located on West Wooster Avenue Danbury, Connecticut. Upon motion by Commissioner Estefan and second by Commissioner Yamin the resolution was unanimously adopted.

**RESOLUTION 1251** that in connection with the Commitment, the Loan and the Closing, the Housing Authority of the City of Danbury Board of Commissioners authorizes: 1) the Executive Director to execute the Commitment; 2) the Executive Director to execute any and all documents required in connection with the Loan; and 3) the Executive Director to engage HACD Corporate Counsel to represent HACD in the Closing effective the date of this resolution. Upon motion by Commissioner Estefan and second by Commissioner Yamin the resolution was unanimously adopted.

**CHAIRMAN REPORT:** None

**NEW BUSINESS:** None

**ADJOURNMENT:** The HACD Meeting was adjourned by 6:04 pm upon motion by Commissioner Estefan, seconded by Commissioner Yamin.



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### MINUTES

#### BOARD OF COMMISSIONERS

#### REGULAR MEETING

MAY 21, 2015

**CALL TO ORDER:** The Regular Meeting of the Board of Commissioners for the DHA CORP will be held on Thursday, May 21, 2015 at 5:30 pm, at 2 Mill Ridge Road, Danbury, CT. 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 DHA Corp Meeting was call to order.

**PUBLIC COMMENTS:** None

**APPROVAL OF MINUTES-MAY 2015 REGULAR MEETING:** The minutes of May, 2015 Regular Meeting was unanimously approved, upon motion by Commissioner Estefan and second by Commissioner Yamin.

**RESIDENT COUNCIL REPORT:** None

**AUTHORITY MANAGEMENT REPORT PUBLIC HOUSING & HOUSING CHOICE VOUCHER PROGRAM:** Public Housing Report reviewed by Michael Dapolite-Asset Manager, HCV Housing Report reviewed by Jackie Elam-Chief Operating Officer.

**MARCH, 2015 FINANCIALS:** Financials reviewed by Kathleen Quallen Chief Financial Officer.

**RESOLUTION:** None

**CHAIRMAN REPORT:** None

**NEW BUSINESS:** None

**ADJOURNMENT:** The DHA CORP Meeting was adjourned by 6:06 pm upon motion by Commissioner Estefan, seconded by Commissioner Watkins.



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### MINUTES

#### BOARD OF COMMISSIONERS

#### REGULAR MEETING

**MAY 21, 2015**

**CALL TO ORDER:** The Regular Meeting of the Board of Commissioners for the HACD CORP will be held on Thursday, May 21, 2015 at 5:30 pm, at 2 Mill Ridge Road, Danbury, CT. Please contact Carolyn Sistrunk at (203) 743-8822 with any questions and/or comments. Upon motion by Commissioner Estefan and second by Commissioner Yamin, The HACD Corp Meeting was call to order.

**PUBLIC COMMENTS:** None

**APPROVAL OF MINUTES-MAY 2015 REGULAR MEETING:** The minutes of May, 2015 Regular Meeting was unanimously approved, upon motion by Commissioner Estefan and second by Commissioner Watkins.

**RESIDENT COUNCIL REPORT:** None

**AUTHORITY MANAGEMENT REPORT PUBLIC HOUSING & HOUSING CHOICE VOUCHER PROGRAM:** Public Housing Report reviewed by Michael Dapolite-Asset Manager, HCV Housing Report reviewed by Jackie Elam-Chief Operating Officer.

**MARCH, 2015 FINANCIALS:** Financials reviewed by Kathleen Quallen Chief Financial Officer.

**RESOLUTION 230** that HACD Corp Board of Commissioners authorizes the Executive Director to execute a contract for pest control services with Amtech Personalized Pest Management in an amount not-to-exceed fourteen thousand five hundred dollars (\$14,500,00) for one (1) year, with the option to extend for four (4) additional one (1) year terms. Upon motion by Commissioner Watkins and second by Commissioner Estefan the resolution was unanimously adopted.

**CHAIRMAN REPORT:** None

**NEW BUSINESS:** None

**ADJOURNMENT:** The HACD CORP Meeting was adjourned by 6:10 pm upon motion by Commissioner Yamin, seconded by Commissioner Watkins.