



THE HOUSING AUTHORITY OF THE CITY OF DANBURY

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

CAROLYN SISTRUNK, EXECUTIVE DIRECTOR

MINUTES

BOARD OF COMMISSIONERS

REGULAR MEETING

October 16, 2014

COMMISSIONERS PRESENT:

Domenico Chieffalo
Raymond Yamin
Stan Watkins
Paul Estefan
James Zeh

STAFF PRESENT:

Mary C. Sistrunk
Kathy Quallen
Jackie Elam
Benjamin Gold
Jennifer Delaney
Dionne Carr

ATTENDEES:

Rose Morrison

CALL TO ORDER: The Regular Meeting of the Board of Commissioners for the Housing Authority of the City of Danbury will be held on Thursday, October 16, 2014 at 5:30pm, at HACD 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-OCTOBER, 2014 REGULAR MEETING: The minutes of October 2014 Regular Meeting were unanimously approved, upon motion by Commissioner Estefan and second by Commissioner Yamin and approved verbally by Commissioner Watkins.

RESIDENT COUNCIL REPORT: Resident Nomination Election will be collected by October 17, 2014 for the general election to start the ballot. The Citywide Resident Council Annual Meeting is November 17, 2014

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

AUGUST, 2014 FINANCIALS, PHAS, CHECK REGISTER: Financials, reviewed by Kathleen Quallen Chief Financial Officer.

RESOLUTION 1198 the Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to execute a contract with J.D'Amelia and Associates, LLC to provide services of architectural, engineer, planning and management firm, for a period from December 1, 2014 to November 30, 2017 with the option to renew for two (2), one (1) year periods at the convenience of HACD for an amount not to exceed \$50,000.00 per project.). Upon motion by Commissioner Estefan and second by Commissioner Zeh the resolutions was unanimously adopted.

RESOLUTION 1199 the Board of Commissioners for the Housing Authority of the City of Danbury authorizes the Executive Director to exercise its second year option to extend the contract for Inspection Services awarded to Elite Inspections, LLC for a one (1) year term with a not to exceed amount thirty seven thousand five hundred dollars (\$37,500). The term of the contract shall be November 23, 2014 until November 22, 2015. Upon motion by Commissioner Zeh and second by Commissioner Estefan the resolution was unanimously adopted.

RESOLUTION 1200 the Board of Commissioners for the HACD authorizes the Executive Director to approve and implement the proposed amendments to the language of its Section 8 Administrative Plan Chapter 6 Section O, specifically the utility allowance, effective December 1, 2014. Upon motion by Commissioner Estefan and second by Commissioner Zeh the resolutions was unanimously adopted.

RESOLUTION 1201 the Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to submit to the Connecticut Housing Finance Authority (CHFA) the HACD's 2015 Management Plans and Budgets for State Elderly. Upon motion by Commissioner Estefan and second by Commissioner Zeh the resolutions was unanimously adopted.

RESOLUTION 1202 the Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to submit to the Connecticut Housing Finance Authority (CHFA) the HACD's 2015 Management Plans and Budgets for State Moderate Rental. Upon motion by Commissioner Estefan and second by Commissioner Zeh the resolutions was unanimously adopted.

RESOLUTION 1203 the Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to submit to the Connecticut Housing Finance Authority (CHFA) the HACD's 2015 Management Plans and Budgets for Section 8 Substantial Rehab (25 units). Upon motion by Commissioner Estefan and second by Commissioner Zeh the resolutions was unanimously adopted.

RESOLUTION 1204 the Housing Authority of the City of Danbury Board of Commissioners authorizes the Executive Director to submit to the Connecticut Housing Finance Authority (CHFA) the HACD's 2015 Management Plans and Budgets for Section 8 Moderate Rehab (30 units). Upon motion by Commissioner Estefan and second by Commissioner Zeh the resolutions was unanimously adopted.

CHAIRMAN'S REPORT: NONE

NEW BUSINESS: NONE

ADJOURNMENT: The HACD Meeting was adjourned by 6:17pm upon motion by Commissioner Estefan
Seconded by Commissioner Yamin.



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ATTENDEES:

Rose Morrison

CALL TO ORDER: The Regular Meeting of the Board of Commissioners for the DHA CORP held on Thursday, October 16, 2014 at 5:30pm, at HACD 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 Zeh, The DHA Corp meeting was call to order.

PUBLIC COMMENTS: NONE

APPROVAL OF MINUTES-OCTOBER, 2014 REGULAR MEETING: The minutes of October 2014 Regular Meeting were unanimously approved. Upon motion by Commissioner Estefan and second by Commissioner Yamin and approved verbally by Commissioner Watkins.

RESIDENT COUNCIL REPORT: None

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

AUGUST, 2014 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 6:19 pm upon motion by Commissioner Estefan, seconded by Commissioner Zeh.



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ATTENDEES:

Rose Morrison

CALL TO ORDER: The Regular Meeting of the Board of Commissioners for the HACD CORP held on Thursday, October 16, 2014 at 5:30pm, at HACD 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-OCTOBER, 2014 REGULAR MEETING: The minutes of October 2014 Regular Meeting were unanimously approved. Upon motion by Commissioner Estefan and second by Commissioner Yamin and approved verbally by Commissioner Watkins.

RESIDENT COUNCIL REPORT: None

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

AUGUST, 2014 FINANCIALS: Financials reviewed by Kathleen Quallen Chief Financial Officer.

RESOLUTION 212 that the HACD CORP Board of Commissioners authorizes the Executive Director to execute a contract with J.D'Amelia and Associates, LLC to provide services of architectural, engineer, planning and management firm, for a period from December 1, 2014 to November 30, 2017 with the option to renew for two (2), one (1) year periods at the convenience of HACD for an amount not to exceed \$50,000.00 per project.). Upon motion by Commissioner Yamin and second by Commissioner Estefan the resolutions was unanimously adopted.

RESOLUTION 213 the Board of Commissioners for the HACD Corp. authorizes the Executive Director to exercise its second year option to extend the contract for Inspection Services awarded to Elite Inspections, LLC for a one (1) year term with a not to exceed amount thirty seven thousand five hundred dollars (\$37,500). The term of the contract shall be November 23, 2014 until November 22, 2015. Upon motion by Commissioner Zeh and second by Commissioner Yamin the resolutions was unanimously adopted.

RESOLUTION 214 the Board of Commissioners for the HACD CORP authorizes the Executive Director to approve and implement the proposed amendments to the language of its Section 8 Administrative Plan Chapter 6 Section O, specifically the utility allowance, effective December 1, 2014. Upon motion by Commissioner Yamin and second by Commissioner Zeh the resolution was unanimously adopted.

Chairman Report: None

New Business: None

Adjournment: The HACD Corp Meeting was adjourned by 6:25 pm upon motion by Commissioner Estefan, seconded by Commissioner Zeh.