



February 18, 2016

Minutes

The Colchester Housing Authority met on February 18, 2016 for its monthly business meeting at Dublin Village. In attendance were: Robert Gustafson, Executive Director, Janet Labella, Chairperson, Marion Spaulding, Vice-chair, Todd Vachon, Secretary, Denise Salmoiraghi, Treasurer, and Lou DelPivo, Tenant Commissioner. Rosemary Coyle was not present. The meeting was called to order at 7:06 PM.

The Secretary's minutes for December were reviewed; a motion was made by Lou and seconded by Denise to accept the minutes as submitted.

A motion was made by Lou and seconded by Marion to accept the Financial Report as submitted by the Executive Director; the motion passed unanimously.

PUBLIC COMMENT-none

ADDITIONS TO THE AGENDA-none

COMMUNICATIONS

- 2.3 Annie Levix from Columbus House Veteran Services called to ask if a particular tenant was evicted. With the tenant's permission, Rob forwarded the State of Connecticut Superior Court Summary Process of Possession (eviction) given by the Marshal.
- 1.28 Rob met with First Selectman about a person on the waiting list to explain how the waiting list process works and to ensure that the person was treated fairly.
- 2.7 The day of the funeral for the tenant of E206 apt. 29, Rob received a call from the police asking for emergency contact information as the tenant of E-44 apt 12 had died overnight.
- 2.14 While Rob was responding to a frozen pipe call, KX dispatch called about two families in Westchester who were affected by fire. Fortunately the fires were not in the village, but rather an electric pole up the street (across the street from our Secretary's house). Power had been turned off and the dispatchers were concerned that our generator didn't automatically start up. Rob checked it out and what the responders didn't know is that our power wasn't interrupted.
- 1.19 during photovoltaic system test run the generator was tested as well and was running rough. On -1.28 the propane supplier doubled the capacity of the propane tank with two new tanks and replaced the pressure regulators. Upon completion Rob ran a test cycle on the generator. CT water is yet to run a load test on the generator.
- 2.27 Town engineer Sal Tassone and planner Randy Benson provided a detailed report on our failing pavement at E-44/206 as part of our SCBG proposal.

RECEIVED
COLCHESTER, CT
2016 FEB 25 PM 2:59
TODD VACHON
SECRETARY
DUBLIN VILLAGE
300 LEBANON AVENUE
COLCHESTER, CT 06415





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-2.10 Meeting with Larry Wagner and Jen Svelyns regarding SCBG proposal. Thomas Arcari was selected to be the architect. Rob presented the engineer's report, all test reports, 23 letters from residents, demographic and waiting list reports, the latest audit and financial report. More pictures and letters are needed. A public hearing will be held on March 3 at 7pm in Town Hall.

-2.11 Notified all E-44, 206 residents that they will not get displaced if we get SCBG to remodel bathrooms.

-2.15 Rob received a call from a resident's sister asking to check on the resident's wellbeing. He found the resident deceased and called 911.

REPORT OF EXECUTIVE DIRECTOR

-1.25 Our RSC Laura Wheeler provided pizza luncheon at E-92 that was well attended.

-2.15 Colchester Leo Club provided a hot soup luncheon for our resident that was also well attended.

-Residents of E-92 have started a Thursday afternoon coffee and craft club that has also been well attended.

-Received payment for one ERAP on 2.16, still waiting for one RSC that will be deposited into reserves.

-Halfway done with annual rent redeterminations.

-E-206 resident at Harrington court is due home soon

-E-44 apt 10 is awaiting carpet install and will be leased soon

-E44 apt 12 will require extensive rehab

-E-206 apt 29 will also require extensive cleaning and painting before leasing

-E-206 apt 37 will require minor repairs and painting before leasing

-There are 84 qualified applicants on the waiting list

REPORT OF TENANT COMMISSIONER

-Lou reported that everything is alright.

UNFINISHED BUSINESS-none

NEW BUSINESS-none

The meeting was adjourned at 7:45

Respectfully Yours,

Todd Vachon

Secretary

CC: Janet LaBella – Chairperson

Commissioners

Rob Gustafson, Executive Director

Rosemary Coyle, Selectwoman

Town Clerk

