

**EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES**

1. CALL TO ORDER AND ATTENDANCE

The meeting was called to order at 7:00 p.m. by Chairman Burnham, Commissioners DeSousa, LeBoriorous, Legassie, and Simmons were present along with Executive Director Sandra Desrosiers.

2. ADDED AGENDA ITEMS – Motion made by Commissioner DeSousa and seconded by Commissioner Simmons to the article from the Journal Inquirer regarding the meeting with the residents from South Rd. In favor - M. DeSousa, J. Burnham, M. Simmons, and E. LeBoriorous – Opposed – P. Legassie. Item added under Old Business 12C.

3. MEETING MINUTES OF:

Special Meeting October 26, 2013

The minutes of the Special Meeting of October 26, 2013 were reviewed by all Commissioners present. Chairman Burnham requested that the minutes reflect that he left the meeting at 11:45am. A motion was made by Commissioner DeSousa, seconded by Commissioner Simmons to accept the minutes with the stated corrections: In favor - P. Legassie, M. DeSousa, J. Burnham, M. Simmons, and E. LeBoriorous; Opposed – none

Special Meeting November 14, 2013

The minutes of the Special Meeting of November 14, 2013 were reviewed by all Commissioners present. A motion was made by Commissioner DeSousa, seconded by Commissioner Simmons to accept the minutes: In favor - P. Legassie, M. DeSousa, J. Burnham, M. Simmons, and E. LeBoriorous; Opposed – none

Regular Meeting November 18, 2013

The minutes of the Meeting of November 18, 2013 were reviewed by all Commissioners present. A motion was made by Commissioner DeSousa, seconded by Commissioner Simmons to accept the minutes: In favor - P. Legassie, M. DeSousa, J. Burnham, M. Simmons, and E. LeBoriorous; Opposed – none

Special Meeting December 5, 2013

The minutes of the Special Meeting of December 5, 2013 were reviewed by all Commissioners present. Commissioner Simmons requested that the minutes reflect that he made a motion to approve the resolution to have the temporary executive director apply for a line of credit in the amount of \$25,000.00 at United Bank. A motion was made by Commissioner Simmons, seconded by Commissioner Legassie to accept the minutes with the stated corrections:

In favor - P. Legassie, J. Burnham, and M. Simmons; Opposed – none
Abstained - M. DeSousa and E. LeBoriorous

**EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES**

Motion made by Commissioner DeSousa to move item 12C out of order, seconded by Commissioner Simmons - Motion carried unanimously.

12C – Journal Inquirer Article re: South Road –

Commissioner DeSousa gave a personal apology to First Selectwoman Denise Menard. Commissioner Simmons felt the reporter should have contacted Ms. Menard for comments. Executive Director Desrosiers apologized for not inviting Ms. Menard to the meeting; she thought it was just for the Board of Commissioners and the residents of South Rd. Commissioner LeBoriosis was not at the meeting but agreed with her colleagues and apologized as well. She felt the article did not speak well of us as commissioner members. Commissioner Simmons stated he was not embarrassed, the reporter should be embarrassed. Commissioner Legassie concurred with Commissioner Simmons' last statement. Denise Menard reminded the Board that all public meeting minutes and agendas are subject to FOI actions from any party at any time. Commissioner DeSousa made a motion to go back in order to item #4, seconded by Commissioner Simmons – Motion carried unanimously.

4. FINANCIAL REPORTS

The financial reports were discussed and acknowledged by the commission. Commissioners DeSousa asked for an investigation as to where the Dell Notebook purchased in January of 2013 is now. Commissioner LeBoriosis inquired of the documentation of grants received and distribution of those funds. She requested that the activity be added to the operations reports.

Commissioner DeSousa made motion to recess at 7:44pm, seconded by Commissioner Simmons - Motion carried unanimously. Commissioner DeSousa made motion to come out of recess at 7:46pm, seconded by Commissioner Simmons - Motion carried unanimously.

5. REPORT OF THE FIRST SELECTMAN – D. Menard

Ms. Menard thanked the board for the full payment for the PILOT Program. She thanked everyone for all their hard work. She was shocked at some remarks made by a commission member in the JI article and she would like it to stop. She and Len were looking for alternatives to present to the group. Commissioner LeBoriosis asked if they were paying where did the money go. She asked if Ms. Menard could comment what the suit is about. Ms. Menard said in 2010 it was discovered the organization that owned the land was not a non-profit group anymore and at that time the tax collector started charging taxes. Commissioner DeSousa stated so if we as a housing authority we would have to pay for taxes but if we got non-profit we would not pay taxes. Ms. Menard stated they thought the town would hire the Housing Authority as a management group to manage for a fee. Commissioner LeBoriosis commented it sounds like some of the homeowners are unclear, they are nervous, frightened. After January 18th we will have more information.

Commissioner Burnham asked about the 7 acres. Ms. Menard said the town owns the land.

**EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES**

6. REPORT OF THE TENANT ASSOCIATION – Carmella Mills

Hereto attached as Exhibit A

7. PUBLIC COMMENT

Dale Nelson – Board of Selectman – I’m sorry that you feel intimidated that we come to your meetings.

Richard F. #5 – I would like to commend the new commissions for doing a fine job. I would like to commend the town hall for coming to these meetings.

Commissioner DeSousa – the Selectmen are assigned Commissions on which they are to attend the Commission meetings and report back to the Board of Selectmen of the activity from that group.

Alice S. #4 – Merry Christmas and Happy New Year

Viola A. #25 – we are not against anyone coming to this meeting, we question why Denise is on the agenda and will she always be on the agenda

Commissioner LeBorious – yes

D. Menard – I will only come to the meetings when I have to. I am here to bring solutions, I am here to help

Jeanne S. #20 – I have no problem with the town being here, I appreciate it. We never saw you here until after Jennifer left.

Sharleen C. #57 - I saw the night you were voting for Officers- 2 people were going after the Treasurer’s position. Betsy said “but I want to be treasurer”. Pauline lives here and she loves this place. That upset me, that she was pushed away. All Sandy would have to do is call and say I need a check signed and right away it would be done because Pauline lives here.

Commissioner LeBorious – Commented that she was voted as Treasurer by the Commission.

Commissioner Simmons – Denise has 2 meetings a month – Dale has to report to the Selectman.

Carmella M. #23 – I have delivered to you the concerns as they were reported to me. I appreciate that you have heard and responded to our issues. I think this exchange has been very helpful.

**EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES**

8. LEGISLATIVE BILLS AND COMMUNICATIONS - none

9. REPORT OF THE EXECUTIVE DIRECTOR – S. Desrosiers

Hereto attached as Exhibit B

Commissioner LeBoriosis asked what the status was on the large grant. ED Desrosiers stated that we cannot pursue the grant at this time. We missed the pre-development grant application process in the spring of 2013 but will have the opportunity again next year. She expects pre-development costs to rise to at least \$50,000 and the total grant ask request to approach \$1.3 million to include the capital needs as identified in the Assessment provided by CHFA.

10. POLICIES AND PROCEDURE – tabled

11. NEW BUSINESS - none

12. OLD BUSINESS

A. Application for Dept. of Housing Grant – discussed in Directors Report

B. Executive Director Search – may be discussed in Executive Session

Commissioner Simmons made a motion to go into Executive Session to review the applications received for the open position of permanent Executive Director. Commissioner Legassie seconded and the motion was duly approved. The commissioner went into Executive Session at 9:01pm. Motion made by Commissioner Simmons to come out of Executive Session at 10:05pm and seconded by Commissioner Legassie. Motion duly approved.

A motion was made by Commissioner DeSousa and seconded by Commissioner Simmons to set up interviews on January 7, 2014 between the hours of 7:00pm – 8:30pm. Motion carried unanimously.

13. ADJOURNMENT

Motion to adjourn by Commissioner Simmons at 10:06 p.m. Seconded by Commissioner Legassie – Motion carried unanimously

Respectfully submitted,

Marisa Prior
Recording Secretary

EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES

Exhibit A

MEETING EWLHA DEC 16, 2013

TENANT ASSOCIATION REPORT

THERE IS NOTHING TO REPORT
WE DID NOT HAVE A POT LUCK
EVENT DUE TO THANKSGIVING AND
THIS MONTH THERE WILL BE
NO POT LUCK EVENT EITHER
DUE TO THE CHRISTMAS +
NEW YEAR'S HOLIDAY. HOWEVER
THERE IS SOMETHING I WOULD
LIKE TO SAY. LET'S CALL IT
A SYNOPSIS

SINCE MAY THE RESIDENTS
+ IT'S TENANT COMMISSION HAVE
BEEN ON A ROLLER COASTER RIDE
OF EMOTIONS

THE ABRUPT RESIGNATION
OF OUR THEN EXECUTIVE DIRECTOR
DEMONSTRATED THE DIVISION
BETWEEN RESIDENTS WITH THE
APPLAUSE AND THE OUTSPOKEN

EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES

Exhibit A

CRYS OF FOWL WHEN IT TOOK
PLACE AT ONE OF EDUHA MEETINGS
SOME WERE THANKED & OTHERS
WERE SHOOKED TO THE CORE. OUR
EXECUTIVE ASSISTANT HAD ALREADY
DEPARTED. WHAT WOULD NEXT
WE WANDERED THE DIRECTOR'S
REPLACEMENT WAS MADE
QUICKLY. A REPLACEMENT
FOR 3 MONTHS, AND STILL HAS
NOT BEEN REPLACED OR HIRED.

MEETINGS WHERE PAULINE
LEGNASSIE WAS ACTING CHAIRMAN
(NOT HER CHOICE) AND WAS
TREATED WITH NOTICEABLE
DISRESPECT BY COMMITTEE
MEMBERS. THE DISRESPECT
WAS NOTICEABLE BY US BUT
NOT THE MEMBERS OF THE
AUTHORITY. AND WHEN THE
VOTING FOR OFFICERS TOOK
PLACE PAULINE LEFT THE ROOM
SHE HAD HELD FOR YEARS

EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES

Exhibit A

THE NEW DIRECTOR MADE
CHANGES TO THE EVERYDAY
MANAGEMENT OF PARK HILL.
NO ANNUAL AGM WAS HELD
FOR US AND THE TENANT
ASSOCIATION WAS ASKED TO
TAKE OVER THE RESPONSIBILITY.
THE TENANTS DECIDED NOT TO
COMPLY.

THE MONTHLY MEETINGS
HAVE CHANGED. WE FEEL THAT
CERTAIN ITEMS DISCUSSED IN
PUBLIC SESSION SHOULD HAVE
BEEN HANDLED IN PRIVATE SESSION

Among those being

EMPLOYEE INSURANCE ^{PROBLEM}

AMOUNT PAID FOR UNEMPLOYMENT ^{NEW}

HOURLY WAGES OF SOME EMP.

INCREASE IN WORKING HOURS

THE EMAIL SENT BY

PREVIOUS DIRECTOR TO

COMMISSION CHAIRMAN

THE PRESENCE OF TOWN HALL

EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES

Exhibit A

SITTING IN ON MEETINGS
(THE FIRST SELECTSMAN AND
OTHER TOWN DIGNITARIES)
THE FIRST SELECTSMAN
APPEARED TO ASK ABOUT PARK
HILL POSSIBLY TAKING OVER
MANAGEMENT AT SOUTH ROAD.
COMMISSION MEMBERS SOUNDED
VERY INTEREST EVEN THOUGH
PUBLIC COMMENTS BY RESIDENTS
WERE NOT TOO HAPPY ABOUT THE
REQUEST. HOWEVER AFTER A
SPECIAL MEETING BETWEEN
EWHA MEMBERS AND SOUTH ROAD
RESIDENTS REPORTED IN THE
DUNDEE INQUIRER, IT SEEMS
THE PROPOSAL HAS BEEN PUT
ON BACK BURNER BY OUR CHAIRMAN
AND FINALLY THE FIRST
SELECTSMAN ANNOUNCED SHE
SHOULD ASK FOR A PERMANENT
SPACE ON THE AGENDA
PLACE

EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES

Exhibit A

ALL OF THE PREVIOUS SAMPLES
OF ELWA + TOWN HALL
OFFICIALS DOINGS HAVE
CAUSED A WIDE RANGE OF
EMOTIONS

WE HAVE EXPERIENCED
UNCERTAINTY, STRESS, HIGHS +
LOWS + FEAR. WILL WE BE
ABLE TO MAKE IT THROUGH
THE WINTER WITH \$29,000
IN RESERVE BECAUSE A BILL
HAD TO BE PAID IN FULL.
WE FEEL WHAT WE HAVE TO
SAY IS ALLOWED TO BE
EXPRESSED BUT QUICKLY PUT
ASIDE.

EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES

Exhibit A

THERE WAS A TIME THAT
NO ONE FROM TOWN HALL CAME
TO OUR MEETINGS AND NOW
THEY SEEM ~~TO~~ NOT TO BE ABLE
TO STAY AWAY.

I HOPE YOU ALL CAN SEE
WHAT WE ARE TRYING TO
TELL WE ARE FRUSTRATED AND
CONFUSED BY ALL THAT HAS
HAPPENED.

A NEW YEAR IS A COUPLE
OF WEEKS AWAY. WE HOPE
THAT IT WILL BRING COOPERATION
AND RESPECT ON BOTH SIDES
WE ARE ASKING FOR A SAY IN
ALL THE THINGS PERTAINING
TO US AND OUR WELL-BEING.
PLEASE THINK ABOUT THIS.

THANK YOU FOR ALLOWING
ME TO EXPRESS THE CONCERNS
OF THE RESIDENTS. THANK YOU
FOR YOUR ATTENTION.

**EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES**

Exhibit B

**EXECUTIVE DIRECTOR'S REPORT
EWHA Commission Meeting
December 2013**

EWHA

Staff Matters:

Darryl has just finished his coursework for recertification for onsite service delivery regarding the well and water systems for Park Hill.

Park Hill

Operations Matters:

I have received confirmation of approval for two small CHFA backed grants for resident services. The first will fund the replacement of all seating in the dining hall, the second will afford the agency to continue and or develop health and wellness activities for the residents. These two applications represent \$5,000 in funding, which the maximum is allowed per program year.

Resident Matters:

There have been several activities in the Community Hall. The fireplace is lit most days and we encourage residents to come in and enjoy the comforts of the room.

The stockings have all been hung with care. We offered hot cocoa and cookies during our Christmas tree trimming party. Park Hill is very fortunate to have a vast supply of lovely Christmas decorations that have been donated by residents. It was wonderful to see new faces and meet new neighbors.

I have initiated a rainy day movie program, which has provided an opportunity for those who chose to get out of the apartment for a few hours. We have rented the Hall out to two groups in the past month and received \$100 fee per event. Residents are not charged for using the rooms.

There are several health and safety activities planned this winter. A stretch and strengthen class will be offered to residents at no cost. The class will be catered

C:\Documents and Settings\Darlene Kelly\Desktop\Marisa\Minutes\Directors Report - December 2013.docx

**EAST WINDSOR HOUSING AUTHORITY REGULAR MEETING
DECEMBER 16, 2013 MINUTES**

Exhibit B

to the participants and is intended to ward off the sedentary lifestyle that threatens many of us in the winter months.

The Annual Park Hill Christmas party December 18th in the Community Hall. We will provide lunch and entertainment. Some residents have volunteered to bring home baked desserts and appetizers to round out the meal. The High School chorus will provide carol singing and a professional musician has been contracted.

Property Matters

There are three vacant units actively in turnover. We have pulled names from our waiting list and anticipate leasing these units in January.

Respectfully Submitted,

Sandra Desrosiers