

REGULAR MEETING OF THE HOUSING AUTHORITY
OF THE CITY OF MIDDLETOWN

March 9, 2020

The Regular Meeting of the Housing Authority of the City of Middletown was held at the Senior Center Meeting Room, 150 William Street, Middletown, Connecticut on Monday, March 9, 2020.

Commissioner Cacciola called the meeting to order at 5:02 p.m. and called the roll.

PRESENT: Phil Cacciola, Commissioner, Senova Stone, Commissioner, Larry Riley, Commissioner

ALSO PRESENT: William Vasiliou, Secretary; Christine Juraska, Financial Manager; John Rumberger, Facilities Manager, Jason Lewellyn, Esq.

ABSENT: Evan Noglow, Chairman, Sebastian Santacroce, Vice Chairman (excused absence)

PUBLIC SESSION: None

FOLLOW-UP REPORT: None

APPROVAL OF MINUTES: Due to abstentions, the minutes of the January 13, 2020 and February 10, 2020 meetings were tabled to the April meeting.

APPROVAL OF BILLS: On motion Commissioner Riley, seconded by Commissioner Stone, it was unanimously voted to approve the bills as submitted.

ACCOUNTS RECEIVABLE: Secretary Vasiliou reported on 2/29/20 A/R which shows a decrease of \$2700.46 for CONN 9-2, a decrease of \$3433.12 for Conn 9-3, an increase of \$736.81 for Conn 9-4, decrease of \$9.43 for Conn 9-5, decrease of \$21349.42 for State Family, and an increase of \$103.00 for E-101. The decreases are due in part to the write off's applied last month.

LEGAL ACTION: Atty. Lewellyn reported on his report dated 2/28/20. There were 5 new summary process matters opened; There were no collections this month. Atty Lewellyn also reported on the vacated accounts whose names were searched through the DMV.

FINANCIAL: None

SECTION 8: There are 806 Section 8 units in place for the current month as of 2/5/20. There are two Section 8 briefings scheduled for March.

PERSONNEL: Mr. Vasiliou submitted a proposal to make changes to the current Organizational Chart by appointing Linda Guarino to Section 8 Manager and John Rumberger to Assistant Executive Director. On motion by Commissioner Riley, seconded by Commissioner Stone, it was unanimously voted to approve the changes as submitted.

MAINTENANCE: 175 work orders were completed in February.

MODERNIZATION: Sbona Main Roof- Spring install is planned; HB Fishman to assist MHA with oversight. Sbona Elevator – plans and specs underway, awaiting review set; Sbona South Side Water Issues – Developing scope of work/budget with Capital Studio Arch; MR Driveways – possible summer project to be phased in by neighborhood. Plan to talk to DPW regarding condition at Rogers and Schaefer Roads.

SPECIAL REPORTS: None

OLD BUSINESS: None

NEW BUSINESS: None

There being no further business to come before the Commission, on motion by Commissioner Stone, seconded by Commissioner Riley; it was unanimously voted to adjourn the meeting at 5:16 pm.

William Vasiliou
Secretary