

REGULAR MEETING OF THE HOUSING AUTHORITY
OF THE CITY OF MIDDLETOWN

June 8, 2020

The Regular Meeting of the Housing Authority of the City of Middletown was held via Zoom and telephone conference on Monday, June 8, 2020.

Chairman Noglow called the meeting to order at 5:10 p.m. and called the roll.

PRESENT: Evan Noglow, Chairman; Senova Stone, Commissioner; Larry Riley, Commissioner.

ALSO PRESENT: William Vasiliou, Secretary; John Rumberger, Asst Executive Director; Jason Lewellyn, Esq.

ABSENT: Sebastian Santacroce, Vice Chairman,; Phil Cacciola, Commissioner (excused absences)

PUBLIC SESSION: Randy Waskiewicz, a tenant from Sbona Tower, attended the meeting and discussed the vacuuming in the hallways of Sbona Tower.

FOLLOW-UP REPORT: None

APPROVAL OF MINUTES: On motion by Commissioner Riley, seconded by Commissioner Stone, it was unanimously voted to approve the minutes of the May 11, 2020 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 5/31/20 A/R which shows an increase of \$792.27 for CONN 9-2, a decrease of \$741.90 for Conn 9-3, an increase of \$744.43 for Conn 9-4, a decrease of \$24.35 for Conn 9-5, an increase of \$6314.23 for State Family (due in part to water bills applied on accts), and an decrease of \$69.11 for E-101.

LEGAL ACTION: Atty. Lewellyn reported on his report dated 5/31/20. Due to the fact that courts are closed to non-payment of rent evictions, and guidelines set forth by the CARES Act there were no new summary process matters opened. No collections for this month.

FINANCIAL: None

SECTION 8: There are 792 Section 8 units in place for the current month as of 5/7/20. Average HAP payment is \$820.89.

PERSONNEL: None

MAINTENANCE: 131 work orders were completed in April.

MODERNIZATION: Sbona Main Roof- Work has begun. HB Fishman is providing insight as well as architect and MHA. Sbona Elevator – Contract signed with MA & M/Aresco; submittals underway. Maplewood and Traverse A/E RFQ: working on windows and Entry doors for Maplewood and entry doors for Traverse.

SPECIAL REPORTS: None

OLD BUSINESS: None

NEW BUSINESS: None

OTHER BUSINESS: None

There being no further business to come before the Commission, on motion by Commissioner Riley, seconded by Commissioner Stone; it was unanimously voted to adjourn the meeting at 5:29 pm.

William Vasiliou
Secretary