

RECEIVED

19 OCT 16 AM 11:36

TOWN CLERK
MIDDLETOWN, CONN.

REGULAR MEETING OF THE HOUSING AUTHORITY
OF THE CITY OF MIDDLETOWN

October 15, 2019

The Monthly Meeting of the Housing Authority of the City of Middletown was held at the Middletown Housing Authority Conference Room, 40, Broad St. 1st floor Middletown, CT 06457 on Tuesday October 15, 2019.

Chairman Noglow called the meeting to order at 5:00 p.m. and called the roll.

PRESENT: Evan Noglow, Chairman; Sebastian Santacroce, Vice Chairman ; Phil Cacciola, Commissioner; Commissioner; Larry Riley, Commissioner; Senova Stone, Commissioner excused.

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

ABSENT: None

PUBLIC SESSION: None

FOLLOW-UP REPORT: None

APPROVAL OF MINUTES: On motion by Commissioner Cacciola, seconded Vice Chairman Santacroce; it was unanimously voted to approve the minutes of the September 9, 2019 meeting.

APPROVAL OF BILLS: On motion by Vice Chairman Santacroce, seconded by Commissioner Cacciola, it was unanimously voted to approve the bills as submitted.

ACCOUNTS RECEIVABLE: Secretary Vasiliou reported on the 9/30/19 A/R which shows a decrease of \$2927.41 for Conn 9-2; a decrease of \$1887.81 for Conn 9-3, a decrease of \$4523.73 for Conn 9-4, decrease \$162.05 for Conn 9-5, an increase of \$386.85 for Conn State family, and an increase of \$278.00 for E-101.

LEGAL ACTION: Attorney Lewellyn reported on the 9/30/19 report. There was 1 new Summary Process cases opened . The collection total was \$1536.18.

FINANCIAL: Ms. Juraska informed the board that the auditors have completed the audit and are finalizing their report.

SECTION 8: Mr. Vasiliou reported that as of 10/1/19 there are 821 Section 8 units in place and the average HAP payment is \$795.32.

PERSONNEL: MHA has offered a maintenance position to one of the applicants.

MAINTENANCE: 150 work orders completed in September.

MODERNIZATION: . Shona Parking Lot Gate: Gates installed and operational. Stickers have been distributed to residents. Phasing has begun. [Shona Roof]: Eagle Rivet is the apparent low bidder for roof replacement. Shona Elevators: Bids on elevator replacements to be received and work to progress before winter. Radio Repeater/Antenna: Norcom advised all systems moving to digital and no longer support aged analog on Shona roof. Pricing new repeater and radios for maintenance staff/office estimates around \$18,000.00

OLD BUSINESS: None

NEW BUSINESS: MHA is working with Oddfellows Playhouse for the benefit of children in Maplewood and Traverse..

OTHER BUSINESS: None

There being no further business to come before the Commission, on motion by Commissioner Cacciola and Seconded by Commissioner Riley , it was unanimously voted to adjourn the monthly meeting at 5:26 p.m.

William Vasiliou

Secretary