

MINUTES

Seymour Housing Authority

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TOWN CLERK'S OFFICE

➤ 955th Annual Meeting

The 955th Meeting, an Annual meeting of the Seymour Housing Authority, was held at Smithfield Gardens Assisted Living in the Multipurpose Room located at 26 Smith Street, Seymour, on Wednesday December 2, 2015 and was called to order by Chairperson White at 5:32 p.m.

➤ Roll Call

Answering the Roll Call were Commissioners Bellucci, Dota, Golebieski, Horelick and White.

Also present was Secretary and Executive Director David Keyser and Attorney Gregory Stamos.

➤ Election of Officers

Commissioner Dota motioned to table the Election of Officers until all Board Members have been sworn in. Commissioner Bellucci seconded the motion. Chairperson White acknowledged the motion and its second and asked all those in favor to signify by voting aye. Voting aye were Commissioners Bellucci, Dota, Golebieski, Horelick, and White. Chairperson White declared the motion carried.

➤ Annual Report

See Exhibit 1

The Executive Director discussed and explained the pertinent facts from the Annual Report.

➤ 2015 Meeting Schedule

Chairperson White introduced the 2015 Meeting Schedule and asked the Commissioners if there were any conflicts, comments or questions relative to the proposed schedule. (See Exhibit II).

After a brief moment of review, Commissioner Bellucci motioned to adopt the 2016 Meeting Schedule as presented. Commissioner Dota seconded the motion. Chairperson White acknowledged the motion and its second and asked all those in favor to signify by voting aye. Voting aye were Commissioners Bellucci, Dota, Golebieski, Horelick, and White. Chairperson White declared the motion carried.

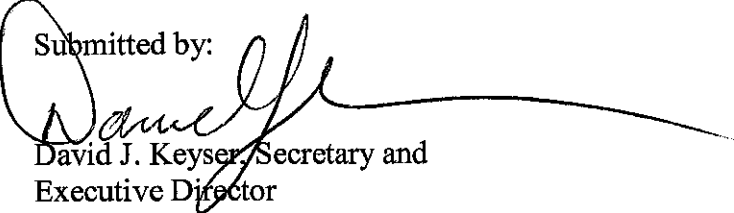
MINUTES

➤ Adjournment

Chairperson White asked for a motion to adjourn the 955th meeting, an Annual Meeting of the Seymour Housing Authority.

At 5:49 P.M. Commissioner Bellucci motioned to adjourn the 955th Meeting of the Seymour Housing Authority. Commissioner Dota seconded the motion. Chairperson White acknowledged the motion and its second and asked all those in favor by voting aye. Voting aye were Commissioners Bellucci, Dota, Golebieski, Horelick, and White. Chairperson White declared the motion carried and the 955th Meeting, an Annual Meeting adjourned.

Submitted by:



David J. Keyser, Secretary and
Executive Director

2015

*Minutes
Exhibit I*

Housing Authority of the Town of Seymour

Annual Report

MISSION STATEMENT

It is the mission of the Housing Authority of the Town of Seymour to: affirmatively further fair housing; assist low and moderate-income families to meet their housing or housing assistance needs; provide safe, decent and affordable housing; and, to advocate and promote housing opportunities in the rental, homeownership and assisted living affordable housing markets for the Seymour community and the jurisdiction for which it serves.

Occupancy

Rev. Callahan House
2015 Year-to-Date Vacancies 17

Callahan House experienced three move ins during November 2015 we are currently fully occupied. Callahan House has experienced 120 vacancy days since January 1, 2015 and has averaged 7.06 turn around days per vacancy since January 1 2015. By using the HUD PHAS Management Operation formula to calculate vacancy percentage, vacancy day percentage would be calculated as follows: 80 units X 365 days = 29,200 days available; 121 days/ 29200 days available = 0.4143% percentage through November 30, 2015.

Beginning with July 1, 2011, HUD is using a new formula being applied to the Operating Subsidy calculation. HUD is allowing for 3% vacancy. Vacancy over the 3% will not be paid in subsidy. For example, Callahan House has: 80 units X 12 = 960 unit months available (UMA). 960 X 3% = 29 UMA or 348 days. . For the 2015 subsidy calculation we used 85 days we have 263 days to use for the balance of the subsidy year. For 2016 subsidy calculation we used 68 days and have 280 days to use for the balance of the Subsidy year.

CALLAHAN HOUSE			VACANCY/TURNOVER DAYS		2015
FEDERAL ELDERLY			Vacancy Turnover Days 2015		
	PRIOR			NEXT	No. o
UNIT	RESIDENT	MOVE-OUT	RESIDENT	IN-DATE	Days
3T	Zoroawski	1/15/2015	Madore	1/15/2015	1
4F	Bengivengo	3/1/2015	Bernabucci	3/4/2015	4
2F	Boissevain	3/1/2015	Maloney	3/5/2015	5
4L	Connors	5/2/2015	Hanks	5/3/2015	1
2D	Sapouchkey	5/1/2015	Pettinelli	5/5/2015	4
3R	Hanks	5/3/2015	Reyes	5/5/2015	2
4F	Bernabucci	5/15/2015	Scott	5/18/2015	3
3U	Kiley	5/31/2015	Hall	6/27/2014	27
3Q	Hebert	6/1/2015	Rochelle	6/2/2015	1
4G	Hall	6/26/2015	Moen	6/30/2015	4
3S	Elwood	7/13/2015	Hylwa	8/1/2015	18
4A	Sciarretti	8/21/2015	Hayden	8/28/2015	7
4Q	Mitchell	8/31/2015	Brown	9/4/2015	4
1C	Matulavage	9/23/2015	Klonoski	10/7/2015	13
1J	Riemer	10/31/2015	Cruz	11/6/2015	6
4U	Quinone	10/31/2015	Iacovelli	11/6/2015	6
3F	McDade	10/31/2015	Willis	11/13/2015	14

Average number of vacancy days per vacancy

7.06

Occupancy Trending

Year	# of Vacancies	Vacancy days	# days/vacancy	Vacancy %
2015	17	121	7.06	0.414
2014	9	56	6.22	0.1917
2013	11	66	6.0	0.2260
2012	14	177	12.64	0.6061
2011	14	222	15.86	0.7602
2010	10	209	20.90	0.7157

Our goal is to manage the unit turnaround time to average less than 20 days per vacancy. We also keep a watchful eye on unit days available to ensure we do not exceed the 348 days per year that we are allotted for the Rev Callahan House Elderly LIPH Housing. As you can see from the trending, we have been reaching and exceeding those goals for the past 6 years. In this way we are able to state with confidence that we are achieving the goals stated in our Mission Statement and fulfilling the standards mentioned in our five year and annual plan. We are affirmatively furthering fair housing by maximizing occupancy in an efficient manner by maintaining low turnover objectives.

Norman Ray House experienced one transfer during November 2015. One unit remained vacant during November. Norman Ray House has experienced 109 vacancy days since January 1, 2015 and has averaged 21.8 turn around days per vacancy. By using the HUD PHAS Management Operation formula to calculate vacancy percentage, vacancy day percentage would be calculated as follows: 40 units X 365 days = 14600 days available; 109 days/ 14600 days available = 0.7465% percentage through November 30, 2015.

Beginning with July 1, 2011, HUD is using a new formula being applied to the Operating Subsidy calculation. HUD is allowing for 3% vacancy. Vacancy over the 3% will not be paid in subsidy. For example, Norman Ray House has: 40 units X 12 = 480 unit months available (UMA). $480 \times 3\% = 14 \text{ UMA}$ or 168 days. For the 2014 subsidy calculation year, we have experienced 68 days and have 100 days to use for the balance of the subsidy year calculation (July 1, 2012 to June 30, 2013). For the 2015 subsidy calculation year we have experienced 117 days and have 52 days remaining to use. For the 2016 subsidy calculation we used 62 vacancy day and have 106 days left to use.

[illegible]

Average number of vacancy days per vacancy: 21.8

Occupancy Trending

Year	# of Vacancies	Vacancy days	# days/vacancy	Vacancy %
2015	5	109	21.80	0.7465
2014	10	196	19.80	1.3424
2013	9	315	35.00	2.1575
2012	2	6	3.00	0.0205
2011	9	200	22.20	1.3698
2010	10	246	24.60	1.6849

Our goal is to manage the unit turnaround time to average less than 20 days per vacancy. We also keep a watchful eye on unit days available to ensure we do not exceed the 348 days per year that we are allotted for Norman Ray House Elderly LIPH Housing. There have been some matters involving rehabilitation and extensive turn over cleaning and repairs in move outs that we have encountered at Ray House and since we have federalized this building, moving it from a State of Connecticut Elderly program to a Federal, HUD program. We will continue to improve performance at the Norman Ray House to get the numbers below the standard and maintain them there.

Moderate Rental experienced two move outs during October 2015. Moderate Rental has experienced 207 vacancy days since January 1, 2015 and averaged 23 days per vacancy through November 30, 2015. By using the HUD PHAS Management Operation formula to calculate vacancy percentage, vacancy day percentage would be calculated as follows: 81 units X 365 days = 29,565 days available; 207days/ 29565 days available = 0.7001% percentages through November, 2015.

[illegible]

Average number of vacancy days per vacancy: 23

We have experienced \$3108 vacancy loss since January 1, 2015. We have budgeted \$4,584 for vacancy loss through November 30, 2015.

Occupancy Trending

Year	# of Vacancies	Vacancy days	# days/vacancy	Vacancy %
2015	9	207	23.00	0.7465
2014	8	311	38.88	1.0519
2013	9	194	21.56	0.6561
2012	10	316	31.60	1.0688

2011	8	238	29.75	0.8050
2010	12	526	43.83	1.7791

Smithfield Gardens Assisted Living experienced one move-in and three move outs during November 2015. Smithfield Gardens has experienced 665 vacancy days since January 1, 2015 and averaged 36.94 days per vacancy. By using a standardized Management Operation formula to calculate vacancy percentage, vacancy day percentage would be calculated as follows: 56 units X 365 days = 20,440 days available; 665 days/ 20,440 days available = 3.253% percentage through November 30, 2015.

SMITHFIELD GARDENS				VACANCY/TURNOVER DAYS			2015
ASSISTED LIVING							
	CR	Rent	PRIOR			NEXT	No Of
UNIT	%		RESIDENT	MOVE-OUT	TENANT	IN-DATE	Days
202	60%	985	Kissler	12/30/2014	Wallonis	2/7/2015	38
113	60%	985	Waniga	1/29/2015	Cookson	2/28/2015	29
215	60%	985	Nimmons	3/9/2015	Olah	3/15/2015	6
226	50%	825	Baillie	3/31/2015	Zaleski	4/11/2015	11
107	50%	825	Berchem	3/31/2015	Clark	5/30/2015	61
116	50%	825	Dimon	4/30/2015	Legge	6/29/2015	61
114	50%	825	Dorfman	5/27/2014	Lukas	8/4/2015	69
125	50%	825	Meyer	5/28/2015	Stone	7/14/2015	47
104	50%	825	Arron	6/13/2015	Yablonski	8/28/2015	76
113	60%	985	Cookson	7/10/2015	Martindale	9/10/2015	62
228	60%	985	Atkas	7/10/2015	Patren	8/7/2015	28
128	60%	985	Russo	7/23/2015	Forcier	8/22/2015	40
218	60%	985	Stevens	9/10/2015	Scarazzini	10/15/2015	35
215	60%	985	Olah	9/30/2015	Marra	11/13/2015	45
111	50%	825	Fisher	10/15/2015	McDade	10/30/2015	15
212	60%	985	Polese	11/13/2015	Vacant		17
117	60%	985	Gramolini	11/17/2015	Vacant		13
213	60%	985	Brown	11/18/2015	Vacant		12

Average number of vacancy days per vacancy: 36.94

The vacancy loss is approximately \$17,230 since January 1, 2015. We have budgeted \$26,060 for vacancy loss through October 30, 2015.

Occupancy Trending				
Year	# of Vacancies	Vacancy days	# days/vacancy	Vacancy %
2015	18	665	39.64	3.253
2014	22	1,276	54.86	6.242
2013	14	1,278	82.79	6.252
2012	9	284	31.56	1.389
2011	21	662	24.79	3.238
2010	19	1,034	54.42	5.058

General Information

Fair Housing

Each year we affirmatively market to senior centers, community organizations, public libraries. We participate in major senior Fairs such as Boomers and Beyond and the Crisco Fair. We participated in those this year as well.

We had received a challenge this year, a claim were discriminating against an applicant for our senior housing based on her disability and race. She claimed she was denied a reasonable accommodation as well. After several weeks of HUD inquiries and response, we have received notice that there was no basis to the complaint and that we acted accordingly to the Federal Fair Housing Law.

By maintaining our occupancy standards in both Federal and State housing programs and advertising our waiting lists, we are affirmatively furthering fair housing.

Staff has attended fair housing training as we do on an annual basis.

Waiting Lists

The Moderate Rental waiting list opened July 1, 2015 and closed as of 9/30/2015. We are processing the 3rd party verifications for all the applications we have received. We held the lottery to place the apparently eligible on the waiting list per the order of the lottery on October 30, 2015. As a result of the opening of the list, we received 120 applications and 41 were deemed apparently eligible. 79 applicants were deemed ineligible for failure to demonstrate they could pay the base rent and utilities.

The Elderly Low Income Public Housing waiting list remained open during 2015. During this period we received 160 applicants and have determined 88 applicants eligible. There are 13 pending applicants and 59 applicants were determined ineligible. There are 95 applicants currently on the elderly waiting list of these applicants, 70 household incomes are extremely low at or below \$19,659 of AML. There are 21 household incomes that are very low or between \$19,659 and \$32,750. And, there are 3 households with income that is considered low income or between \$32,750 and \$46,100. 91% of the households are Caucasian and 9% are Black and no other races were indicated. Of these applicants 94% are non-Hispanic and 6% are Hispanic. 60% of the families are elderly and 40% are disabled.

Where the elderly/disabled applicants are applying from: Applicants from Out of State MA 1, NH 1, ME 1, VT 1, NY 2, FL 1. Applicants from In State Ansonia 9, Beacon Falls 5, Derby 4, Meriden 1, Milford 3, Monroe 1, Oxford 1, Seymour 12, Shelton 8, Southbury 1, New

Haven 1, Hamden CT 1, West Haven 2, New Haven 1, Bethany 3, Bridgeport 12, Trumbull 3, Easton 1, Stratford 4, Waterbury 4, Prospect 1, Naugatuck 3, Terryville 1, Torrington 1, Bethel 2, Ridgefield 1,

During 2015 we housed 16 people in the Rev. Callahan House and 5 people in the Norman Ray House. Of those, 15 household incomes are extremely low at or below \$19,659 of AMI. There are 3 household incomes that are very low or between \$19,659 and \$32,750. And, there are 3 households with income that is considered low income or between \$32,750 and \$46,100. 10 of those households were Elderly and 11 were disabled households

Smithfield Gardens waiting list remained open during 2015. We received 26 applicants and 2 were deemed ineligible as a result of not being able to demonstrate the ability to pay rent.

ROSS Grant Resident Services Coordinator (RSC)

We have been providing fiduciary services as partner to the Callahan House Tenants Association to support the RSC program. This is a very beneficial program to the Residents of Seymour Housing Authority. The employee we chose is doing a great job making linkages with social services agencies, municipalities and the community. She provides great services and following is just a few of the achievements she has accomplished"

E-Logic Model achievements in the past 12 months:

Activity	Participants
Case Management	65 cases
Education Adult Basic	4
Literacy	29
Employment Training	11
Case Management Contract	36
GED	1
Financial Literacy- Credit Repair	25
Financial Literacy- Checking & Saving	25
Employment Retention	22

Additional partnerships and outreach programs.

- Partnership with CT Children's Partnership continued which resulted in about 20 families receiving Thanksgiving Day baskets consisting of a turkey, canned items and other staples
- Partnership with CT Food Bank – Commodity Food Supplement Program (CSFP) - secured which has resulted in 31 elderly residents receiving a monthly food package consisting of juice, milk, cereal, cheese, rice, apple sauce and canned vegetables. This

is a result from a gap in service identified. Nutritional education also included as a component of program.

- Bread and Pastry program has been continued with the help from partnering churches in which all residents are offered weekly bread, pastries and occasional fruit and vegetables.
- Partnership with Good Sheppard church in which an "Adopt a Family" program was created providing needy families Christmas gifts for children.
- Monthly education provided to tenants through local partners such as Shady Knoll Health Care, Athena Home Care, Valley Senior Services council (a program of Valley Council) and Team Inc.
- Senior Café continues through partnership with Team
- Transportation need decreased through partnership with the town to now offer senior bus to disabled residents
- Partnership with Seymour Public Library in which tenants now can utilize "mobile" program in which books are hand delivered for individuals
- Partnership with Seymour Arts and Cultural Society to provide monthly recreational events for tenants
- Partnership with Seymour Lions Club who provide annual ice cream social, bingo event and annual fruit baskets during the holidays
- Partnership with local police department in which community police officer is now in place who provides education and assistance with Block Watch program
- Active tenant associations with active committees such as welcome package committee and events committee.
- Additional committees such as block watch and parking committee
- Partnership with Griffin Hospital who provide outreach on a weekly basis for questions or concerns for tenants. Also provide monthly blood pressure screenings
- Partnership with Valley United Way and Team Inc, to provide quarterly financial literacy education to tenants
- Contact has been made to Valley Regional Adult Education and New Haven Literacy Volunteers in which programs and services such as GED classes and ESL-English as a Second Language has been offered. Existing and incoming tenants are provided with updated catalogue
- Arranged speaking engagements with the Seymour Public Library; Shady Knoll about fall prevention and physical therapy; Danielle Hognistein about emotional concerns of a fixed budget; Valley Senior Services about crimes against the elderly.
- Conducted a needs survey of the residents and discovered the most need for transportation and food. This lead to the partnership with CT Food Bank to provide food packages to 29 individuals each month as well as donations from Big Y. Also opened a partnership with Comfort Keepers for transportation.
- Held a clothing drive to raise money and collected nearly \$250
- Sought funding from a private foundation for the computer lab.

- Communicates Management goals and needs to the residents and acts as Liaison between the residents and Management.

We have been able to address a great number of social needs in the Callahan House and Norman Ray House communities as a result of this grant.

Rev. Callahan House

- 80 Annual Dwelling Inspections were completed in 2015 in accordance with HUD's Uniform Physical Conditions Standards (UPCS). 438 work orders have been generated as a result of this round of inspections. Work items vary by apartment most common items is caulking of windows and bathtubs, loose toilets, sprinkler escheon re-setting, adjusting doors to latch properly, replacing cracked bathroom sink tops, replacing burned countertops, replacing bathtub strainers and replacing refrigerators that have signs of the gasket failing from age. The labor costs for the work generated is approximately \$30,000.00 based on the closed work order reports.
- Callahan House experienced 17 move outs during 2105. Vacant unit inspections were completed in all 17 dwelling units in accordance with HUD's Uniform Physical Conditions Standards (UPCS). 144 work orders have been generated as a result of these inspections. Cycle painting, carpet replacement, door, electrical and plumbing repairs were completed as part of the unit turn over. All the apartments were cleaned including counters, appliances, cabinets, bath fixtures and flooring. Three of the dwelling units had issues with the pop-corn ceilings falling down. We had discovered in the past that the pop-corn material is asbestos containing. Since the ceilings in apartments 3Q, 3S & 3U were coming down in large areas, we were forced to complete the asbestos remediation between occupancy. The cost of this work totaled \$31,375.00. The total labor costs of the vacancy turnaround were approximately \$49,153.45, which, is inclusive of the three asbestos remediation units. The 17 vacancies resulted in 120 total vacancy days. We averaged 7.06 days per vacancy total turnaround time. The units were in downtime an average of 1.82 days. They were in make ready time of 4.12 days and they were 1.12 days in lease up time.
- The annual building & site inspections resulted in revealing a problem with the parking lot. The lower portion of the parking lot near Smith Street was badly cracked, alligator like, and the area it affected was greater than 5% of the entire lot square footage. This would result in points off of the next REAC inspection as well as further deterioration of the parking lot. After review of the damaged area we found that water puddles in the area fairly severely after storms. A design specification was drafted by our contract site engineer and the work item which included adding a storm drain at the end of the driveway and excavating the affected area and repaving was put out to bid. At the same time as this work was being planned, the Seymour Housing Authority adopted a smoking designated area adjacent to the parking lot. This required a patio area to be installed which included retaining wall, as well as a concrete pad. Total costs of this project were approximately \$39,000.00.
- 2014 Capital Fund Program work items have begun. A contract was signed with Radovich Builders. The work items include building smoke barriers between first floor units above the drop ceilings.

- We implemented the new State of Connecticut Legislation regarding disclosure of the presence of Sprinklers in dwelling units. Language was added to the Lease for new residents after October 1, 2015 and an addendum was issued for existing residents.

Norman Ray House

- 40 Annual Dwelling Inspections were completed in 2015 in accordance with HUD's Uniform Physical Conditions Standards (UPCS). 168 work orders have been generated as a result of this round of inspections. Work items vary by apartment most common items is caulking of windows and bathtubs, loose toilets, adjusting doors to latch properly, replacing cracked bathroom sink tops, replacing burned countertops, replacing bathtub strainers and replacing refrigerators that have signs of the gasket failing from age. The labor costs for the work generated is approximately \$9,262.75 based on the closed work order reports.
- Norman Ray House experienced 5 move outs during 2105. Vacant unit inspections were completed in all 5 dwelling units in accordance with HUD's Uniform Physical Conditions Standards (UPCS). 38 work orders have been generated as a result of these inspections. Cycle painting, carpet replacement, door, electrical and plumbing repairs were completed as part of the unit turn over. All the apartments were cleaned including counters, appliances, cabinets, bath fixtures and flooring. One dwelling required significant amount of cleaning due to cigarette smoke on walls, cabinets, doors and the floor. This unit cost approximately \$2,500 to clean and prepare for painting. The total labor costs of the vacancy turnaround were approximately \$6,200.00. The 5 vacancies resulted in 109 total vacancy days. We averaged 21.80 days per vacancy total turnaround time.

Moderate Rental

- 81 Annual Dwelling unit inspections were completed by DayStar, an inspection contractor. We will be receiving the reports and inputting work orders that will be deferred to 2016 due to the time of year these inspections were completed.
- The Moderate Rental Program experienced 9 move outs during 2105. Vacant unit inspections were completed in all 9 dwelling units in accordance with HUD's Uniform Physical Conditions Standards (UPCS). 146 work orders have been generated as a result of these inspections. Cycle painting, carpet replacement, door, electrical and plumbing repairs were completed as part of the unit turn over. All the apartments were cleaned including counters, cabinets, bath fixtures and flooring. The total labor costs of the vacancy turnaround were approximately \$30,624.00. The 5 vacancies resulted in 207 total vacancy days. We averaged 23 days per vacancy total turnaround time.
- We completed the power washing of dwelling units on Seymour Ave, Chamberlin Rd., and Brothers Court. The total cost of this project was approximately \$26,000.00
- We completed the radon mitigation work on 50 units on Chamberlin Rd. We spent approximately \$53,000 on this project. An independent environmental company inspected and verified the completed installations. The measurements in the units are now below the EPA standards. This project was funded by HASIP funds from the CHFA
- We completed the annual gutter cleaning for all 81 dwelling units for a cost of \$3,550.00.

- We converted a unit bathroom on Seymour Ave by moving partitions and enlarging the room and installing a roll in shower to accommodate handicap needs as a reasonable accommodation. The cost of the conversion was approximately \$25,000.00

34 Smith Street

We will be submitting a Pre-Development Grant Application. Our Consultant Jen Svelnys, Housing Development Inc. will be at the meeting to discuss this further. We completed an A-2 Survey and plot plan of the property for the Grant Application. I discovered that Capital Funds can be used for this project.

Smithfield Gardens Assisted Living

Occupancy Statistics:

- 95% (53 of 56 units) occupied as of 12/01/2015
- Six applications in processing
- One move-in in November; three move-outs
- 10 applicants on waiting list for 60% units (\$985 rent)
- 11 applicants on waiting list for 50% units (\$825 rent)
- Average age is 84.3
- Age range is 65 - 101
- Average length of tenancy is 27.8 months

Budgeting Statistics:

- 21 of 19 units rented at \$825
- 32 of 37 units rented at \$985
- 53 of 53 occupied units participating in the meal plan

Other:

- MRC/ALSA meetings held 11/4, 11/10, 11/18, 11/25 (attended by MRC Director, RSC & RNs)
60 residents' statuses reviewed each week; 6 residents out at rehab as of 11/30/2015
 - Resident Council Meeting held 10/29/15 – minutes follow; next meeting 11/25/15
 - November Fire Drill completed 11/24/15 (first shift)
 - NDC annual site visit scheduled for 12/14/15
-

Mechanical Repair/replacements – Boiler room

Aegis Engineering, Environmental Control Systems and Radovich Builders to completed the repairs/replacements to the mechanical equipment in the Boiler Room. The contracts to begin the work are being signed on 10/7/2014. The work includes:

- Replace the cooling tower

- Remove/replace refrigerant coil, install new chiller water coil, 2 unit
- Relocate existing chemical shot
- Remove Glycol injection system & install port for adding glycol

As a result of a failure of the absorption chiller, we are adding the replacement of the absorption chiller to this work to be done.

This is currently being partially financed from our Replacement Reserve with CHFA which currently has \$216,000 in it.

This work is substantially complete.

minutes Exhibit
HOUSING AUTHORITY OF THE TOWN OF SEYMOUR

28 SMITH STREET
SEYMOUR, CONNECTICUT - 06483



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E-MAIL admin@seymourhousing.org
TDD (203) 888-2942

December 3, 2015

The following is the schedule of Meetings of the Seymour Housing Authority to be held during 2016. The meetings are generally scheduled on the first Wednesday of each month located at the Smithfield Gardens Assisted Living, Multi-Purpose Room located at 26 Smith Street and the time of the meetings is set for 5:30 P.M.:

Date	Meeting
January 6, 2016	Regular Meeting
February 3, 2016	Regular Meeting
March 2, 2016	Regular Meeting
April 6, 2016	Regular Meeting
May 4, 2016	Regular Meeting
June 8, 2016	Regular Meeting
July 6, 2016	Regular Meeting
August 3, 2016	Regular Meeting
September 7, 2016	Regular Meeting
October 5, 2016	Regular Meeting
November 2, 2016	Regular Meeting
December 7, 2016	Annual & Regular Meetings

Brenda A. White - *Chairperson/Tenant Commissioner*
Susan Horelick - *Vice Chairperson*
Virginia Dota - *Treasurer/Tenant Commissioner*
Dominick Bellucci - *Assistant Treasurer/Tenant Commissioner*
Rebecca L. Golebieski - *Commissioner*

David J. Keyser, PHM
*Executive Director
and Secretary*



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