

HOUSING AUTHORITY OF THE TOWN OF PLYMOUTH

43 Ronald Rd. – Gosinski Park Unit 31 – Community Room, Terryville, CT. 06786

AGENDA = MONDAY

REGULAR MEETING 6:00 PM,-- October 21, 2019

1. Call to order, Roll Call & Pledge of Allegiance & Invocation – VKlimas, Chairperson.
2. Minutes: 9/18/19 Regular Meeting Minutes.
3. Public comments., VKlimas, Chairperson.
 - General.
 - Discussion regarding legal strategies regarding resident (A) Water Spicket Complaint and (B.) Neighbor Complaint in Executive Session. Attorney Mike Wrona, Esq. to provide legal advice via phone and JOlivieri, ED and MFontaine. CPA, Controller expert advice. Actions To Be Taken?
4. Management Monthly Reports: Janett Olivieri, Executive Director; and, Harold Sturgeon, Supervisor, Maintenance Work Order Log and 2020 Budget Recommendations.
5. COMMITTEE REPORTS:
 - Finance Committee – Matt Fontaine, CPA, Controller and Kathy Mackiewicz, Treasurer will present October Financials.
 - Physical Plant – VKlimas, Chairperson. Status of renovation projects: \$2,420,375 (+-) CDBG/SSHP Renovation Grant/Loan Application: State of Ct. SSHP Grant/Loan SSHP Funding Application remains officially in a “DELAYED” status but positive words at Round table meeting with State. VKlimas, Chairperson

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and DBerto, Housing Consultant to attend required three HUD CDBG Training on October 22,23,24, State RFP on CDBG funding projected to be in November/December. No exact RFP dates have been published. Financial Note: Due to a long time lag between bids received to receipt of funds may financially impact initial bid results.

- \$222,700 Life Safety Critical Needs CT. CHFA grant/loan. Physical renovation upgrades are all completed. Final 'Close Out' paperwork activities (eg: AIA Certification Substantial Complete Form with legally required signatures, final check from State for payment of "Retainage" check to electric contractor, AIA 'Close Document," etc.) are occurring and should be completed by next meeting.
- \$278,000 Pre-Development Grant/loan. \$139,000 second half disbursement has arrived from the state and all AP payments are up-to-date. Environmental Reports per timing will be completed in the upcoming 1 to 2 months.
- \$53,509.56 LED Eversource project is 100% complete. All work going forward will be warranty and maintenance.

- Resident and Human Relations - Mike Agey, Resident Commissioner, Chairperson Resident and Human Relations Committee. Draft exterior sign. Don't forget Thanksgiving Luncheon in November ... exact date to be announced vis campus distributed flyers.

6. Old/New business/Next Meeting is November 18, 2019, Community Room/Adjournment.

Respectfully Submitted,

Vinnie Klimas
Vinnie Klimas, Chairperson
10/18/19