

**Housing Authority of the Town of Somers
Meeting September 18, 2024
71 Battle Street
Meeting Minutes**

1. Call to Order

The meeting was called to order at 1:00

2. Attendance

Marylou Hastings, Terri Schmidt, John Nejfelt, David Pinney, Brooke Hawkins, Dave Ouelette

3. Discussion with individual residents

None present

4. Old Business

4.1. Management of Property

4.1.1. Apartment Rental – Update

Phase I: no vacancies. Phase II: vacant unit needs new carpet then tenant is ready to move in

4.1.1.1. Review plans and prospects for retaining 25% units in Phase I

Nothing in play

4.1.2. Review Condition of the Facilities and work orders

Brooke and Dave reviewed work order activity. Only outstanding item is patching the hole made in addressing the septic smell inside one of the units.

With limited turnovers, staff are addressing a variety of small projects.

Confirmed proceeding with removing tree and repairing sidewalk that we inspected last month

Planning to have the public lavatory in #71 professionally cleaned and resealed

Planning to have carpets in common areas of #75 professionally cleaned.

4.1.3. Review Financial Condition

Maureen had a family emergency so the financial review is postponed

4.1.4. Review Resident Services Coordinator's activities

Report from Fran: addressing the usual array of activities. Planning Halloween day activities. Access heat applications are being scheduled. Flu & Covid vaccinations session planned

4.2. Phase I partnership transition

Dave reviewed that April Housing continues to press for moving forward. Maureen is working with accountants to confirm amounts for anticipated expenses.

4.3. Trail proposal from Connecticut Land Trust

No input yet on legal questions raised

4.4. Other

After looking at parking areas of Phase II cottages, Brooke is pursuing quotes to extend the hard surface areas to enable full access to vehicles without needing to cross any turf.

5. New Business

5.1. Other

Nothing raised

6. Approval of minutes from August 21, 2024

John moved, Terri seconded and it was unanimously agreed to accept the minutes as presented.

7. Resident Questions/Concerns

Marylou shared some concern about a backed-up sink, but Brooke and Dave indicated it was delt with expeditiously and there were no complaints from the tenant involved

Marylou noted residents' desire to see repairs to damage done by vehicles running into some of the mailbox structures. We discussed options for trying to protect these structures from damage.

8. Adjournment

The meeting was adjourned at 1:30pm

Respectfully submitted,

David Pinney, chair