

**Minutes of the  
MERIDEN HOUSING AUTHORITY  
REGULAR BOARD MEETING  
Held on  
February 26, 2024**

Chairman Cornelius J. Ivers called the Regular Board of Commissioners' meeting to order at 5:30 PM. The meeting was held at 22 Church St., Meriden. As a quorum was present the meeting commenced.

**1. ROLL CALL:**

**PRESENT:** Cornelius J. Ivers, Chairman  
Scott Griffith, Vice Chairman  
Carlos Ruiz, Treasurer

**ABSENT:** Nancy Rosado, Resident Commissioner

**STAFF PRESENT:** Robert Cappelletti, Executive Director, Jamie Urkevic

**OTHERS PRESENT:** None

**2. PUBLIC COMMENTS AND WRITTEN COMMUNICATIONS:**

None

**3. PREVIOUS MONTH'S MINUTES**

**A. Minutes of the Regular Board of Commissioner' meeting held January 22, 2024.**

Treasurer Carlos Ruiz made motion to approve the minutes of the Regular Board of Commissioners' meeting held January 22, 2024. Vice Chairman Scott Griffith seconded the motion. No discussion. A vote was called. The vote was Ayes – 3, Nays - 0. The vote was unanimous. The minutes were approved.

Ayes - 3

Nays – 0

Cornelius J. Ivers, Chairman  
Scott Griffith, Vice Chairman  
Carlos Ruiz, Treasurer

**4. TREASURER'S REPORT:**

**A. January 2024 FYE 12/31/2024**

None

**5. CHAIRMAN'S REPORT:**

None

**6. MANAGEMENT REPORTS:**

**A. Executive Director's Report:**

Executive Director Cappelletti discussed current actions being taken to address nonresidents entering the Community Towers buildings. Executive Director Cappelletti stated MHA continues to work with MPD regarding the safety and security of the development. Procurement for Security Companies reported to be underway. Two maintenance positions reported to have been filled through temp agency. Community Towers buildings continue to undergo capital improvements including elevators, hot water heaters as well as replacement of generators. Johnson Farms modernization efforts discussed. MHA conducted tour of energy efficient properties for the CT Comprehensive Energy Strategy Technology Committee.

**B. Program Reporting Operations:**

None

**C. Resident Services Report:**

ROSS grant submission completed.

**7. EXECUTIVE SESSION:**

None

**8. NEW BUSINESS:**

None

**9. OLD BUSINESS:**

None

**10. OTHER ITEMS OF INTEREST:**

None

**11. MATTERS NOT ON THE AGENDA:**

None

**13. ADJOURNMENT:**

Treasurer Carlos Ruiz made a motion to adjourn. Vice Chairman Cornelius Ivers seconded the motion. A vote was called. The vote was unanimous. The meeting adjourned  
At 6:01 PM.