

**Minutes of the
MERIDEN HOUSING AUTHORITY
REGULAR BOARD MEETING
Held on
May 20, 2024**

Chairman Cornelius J. Ivers called the Regular Board of Commissioners' meeting to order at 5:31 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
Nancy Rosado, Resident Commissioner

EXCUSED ABSENT: Carlos Ruiz, Treasurer

STAFF PRESENT: Robert Cappelletti, Executive Director, David Sunshine and 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 April 22, 2024 .

Vice Chairman Scott Griffith made a motion to approve the minutes of the Regular Board of Commissioners' meeting held April 22, 2024. Resident Commissioner Nancy Rosado seconded the motion. No discussion. A vote was called. The vote was Ayes – 3, Nays - 0. The minutes were approved.

Ayes - 3

Nays - 0

Cornelius J. Ivers, Chairman
Nancy Rosado, Resident Commissioner
Scott Griffith, Vice Chairman

4. TREASURER'S REPORT:

A. April 2024 FYE 12/31/2024

Executive Director Robert Cappelletti summarized the monthly financial report. Community Towers was reported as having 6 vacancies. Imagineers, LLC reported as up to date with the stabilization of the HCV program. Portability briefly discussed.

5. CHAIRMAN’S REPORT:

None

6. MANAGEMENT REPORTS:

A. Executive Director’s Report:

Executive Director Cappelletti reported there are six current vacancies at Community Towers. New elevator installations reported as completed. Less trespassers reported with warmer weather and the excellent assistance of the Community Police officers and Meriden Police Department. REACT score from HUD reported as 91 which is very impressive. HUD acknowledged the great score and congratulated the MHA. One Johnson Farms building, which consists of two units reported as vacant due to need for extensive renovation of both kitchens and baths discussed. Groton shared service resolution amendment review will take place next month.

B. Program Reporting Operations:

None

C. Resident Services Report:

David Sunshine reviewed his report for the board.

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:

Vice Chairman Scott Griffith made a motion to adjourn. Resident Commissioner Nancy Rosado seconded the motion. A vote was called. The vote was unanimous. The meeting adjourned at 5:50 PM.