



**MINUTES OF THE FEBRUARY 19, 2009  
BOARD OF COMMISSIONERS  
REGULAR MEETING**

**COMMISSIONERS PRESENT:**

Domenico Chieffalo  
Raymond Yamin  
Mary Teicholz  
Jim Zeh

**COMMISSIONER ABSENT:**

Stanley Watkins

**ATTENDEES:**

M. Carolyn Sistrunk	Kevin Barry
Kim Nolan	Jacqueline Elam
Richard Knapp	Colleen Madson
Sissy Green	John Wildman
Natalie Germinaro	Lorraine Coffey
Irene Hernandez	Floyd Banks
Ella Fraser	Pete Green
Alan Durnin	John Ward

**CALL TO ORDER**

The Regular Board of Commissioners Meeting for the Housing Authority of the City of Danbury was called to order at 5:35pm at 25 Memorial Drive, Danbury, Connecticut. Upon motion by Jim Zeh and second by Mary Teicholz the meeting was called to order.

**PUBLIC COMMENTS**

Peter Green resident of Crosby Manor commented as follows:

1. Advised the Board of Commissioners of inspection concerns. Referred to the Property Manager.
2. Advised the Board of Commissioners of concerns regarding recent eviction action involving veteran family. Board of Commissioners advised Peter Green that unable to respond as this is a legal matter.
3. Advised the Board of Commissioners of nonpayment issues. Referred to the Property Manager.

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## **PUBLIC COMMENTS continued:**

John Ward, a HC Voucher participant commented as follows:

1. Advised the Board of Commissioners of foreclosures and notifications from Landlord to participating tenants
2. Advised the Board of Commissioners of any information regarding Right to Own Arms of participants in any Housing Programs.

## **RESIDENT COUNCIL REPORT**

Ms. Ella Frazer, Resident at Putnam Towers presented Resident Council report and advised the Board of Commissioner that new Resident officers had been elected. Two new officers of the Resident Council were introduced, Irene Hernandez and Lorraine Coffey.

## **APPROVAL OF MINUTES**

Upon motion by Jim Zeh and second by Ray Yamin the revised minutes of the January 15, 2009 regular meeting were approved.

## **DEPARTMENTAL HIGHLIGHTS**

## **AUTHORITY MANAGEMENT REPORT**

The Authority Management Report was submitted for the month of January 2009 by the Executive Director.

## **RESOLUTIONS AND INFORMATIONAL ITEMS**

- A. **Resolution 775** authorizes the Executive Director to approve and implement the proposed amendments to the language of its Admissions & Continued Occupancy Policy to assure compliance with federal and state regulations pending the required 90-day comment period requirement and the final edition effective June 1, 2009. Upon motion by Jim Zeh and second by Mary Teicholz the Resolution was adopted and approved.
- B. **Resolution 776** authorizes the Executive Director to approve and implement the proposed amendments to the language of its Section 8 Administrative Plan addressing the Department of Housing & Urban Development's final rule on restricting eligibility of students for assisted housing under Section 8, assuring compliance with federal regulations pending the required 90-day comment period requirement and the final edition effective June 1, 2009. Upon motion by Ray Yamin and second by Jim Zeh the Resolution was adopted and approved.
- C. **Resolution 777** authorizes the Executive Director to approve and implement the proposed amendments to the language of its Rent Collection Policy effective immediately. Upon motion by Mary Teicholz and second by Ray Yamin the Resolution was adopted and approved.
- D. **Resolution 778** authorizes the Executive Director to submit a CDBG PY35 2009 to the City of Danbury in the amount of one hundred fifty thousand and zero dollars (\$150,000.00) to



purchase ten (10) scattered sites in the Danbury, Connecticut area. Upon motion by Jim Zeh and second by Ray Yamin the Resolution was adopted and approved.

E. **Resolution 779** authorizes the Executive Director to submit the Section 8 Management Assessment Program Certification to the U.S. Department of Housing & Urban Development for program 2008. Upon motion by Mary Teicholz and second by Jim Zeh the Resolution was adopted and approved.

F. **Resolution 780** authorizes the Executive Direct to renew the current expiring Section 8 Moderate Rehabilitation Contract for 25 units to be effective July 1, 2009. Upon motion by Jim Zeh and second by Mary Teicholz the Resolution was adopted and approved.

**REPORT FROM THE CHAIRMAN OF THE BOARD OF COMMISSIONERS: NO REPORT**

**NEW BUSINESS: NONE**

**THE REGULAR MEETING ADJOURNED AT 6:20 p.m.**