

Preston Housing Authority
11 Lincoln Park Rd. Ext.
Preston, CT 06365

March 14, 2022
Housing Authority meeting

The meeting of the Preston Housing Authority was called to order on Monday, March 14, 2022 at 4:04 pm by Chairperson L. Pappas.

1) Roll Call:

In attendance are Board Members: Chairperson Leigh Pappas, Heidi Comeau, Dave Hamelin and Maureen Domina. Also in attendance: Carol Onderdonk, Executive Director and Fran Minor, Resident Services Coordinator. Excused: Dave Goss.

2) Reading and approval of the minutes of the previous meeting and any intervening special meeting:

Minutes of the February 14, 2022 regular meeting were presented.

Motion to approve the minutes by L. Pappas and seconded by H. Comeau.

3) Bills and Communications /Treasurer's Report:

M. Domina read the cash account analysis and expenses. Motion to approve expenses by L. Pappas and seconded by D. Hamelin. So, moved.

4) Report of the Resident Services Coordinator:

F. Minor reported that the craft class is back to meeting in person. They have completed modge podge easter bunnies for an easter tree.

5) Old Business:

- 1) **Update Current Lease:** Motion to approve the Lease and Tenant Policies, Rules and Regulations by L. Pappas and seconded by M. Domina. So, moved. It was then discussed to await the next meeting to determine the effective date of the lease and distribute the new documents to tenants with at least 30 days notice for their review.
- 2) **Base Rent Increase.** Motion to approve base rent increase to new tenants by L. Pappas and seconded by M. Domina. So, moved. C. Onderdonk will obtain additional information regarding the process that needs to be followed.
- 3) **Tree Trimming:** M. Domina will walk through with contractor and then obtain an additional quote from the vendor who removed one tree.
- 4) **Smoke Detector replacement:** Will need to pay half of quoted amount up front.
- 5) **Small Cities Grant:** There was discussion on the types of projects which should be included in the request to the Town. There will be continued discussion.

6) New Business:

No new business.

7) Report of the Executive Director:

C. Onderdonk there was discussion on extending Lincoln Park Road through to Route 2 with a gate.

Discussion on tuning the piano. If the piano is not tuned regularly than it is difficult to tune it. C. Onderdonk also discussed ERAP subsidized rent program. There are funds that need to be disbursed and it was decided the most fair way was to hold a lottery among eligible residents.

8) Public Comment:

Tenants questioned when new Lease would be available for review. There was discussion about a June 1, 2022 effective date and a June 6 inspection of units.

9) Adjournment:

Motion by L. Pappas and second by H. Comeau to adjourn the meeting at 5:02 p.m. So, moved.

Respectfully submitted,

Heidi Comeau

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