

MINUTES

The Board of Commissioners of the Dracut Housing Authority met at a regularly scheduled virtual meeting on June 21, 2021. Chairman Sheehan opened the meeting at 5:00 p.m. and upon roll call those in attendance were as follows:

PRESENT: Matthew Sheehan
Debra DeWitt Ahern
George Nangle
Tom Bomil

ABSENT: Charles Kanavos

IN
ATTENDANCE: Kelley Szymanski
Mary T. Karabatsos

ELECTION OF OFFICERS:

Commissioner Bomil made a motion to nominate Matthew Sheehan as Chairman. Commissioner DeWitt Ahern seconded the motion. There were no other nominations. Upon roll call vote passed unanimously.

Commissioner Nangle made a motion to nominate Debra DeWitt Ahern as Vice Chairwoman. Commissioner Bomil seconded the motion. There were no other nominations. Upon roll call vote passed unanimously.

Commissioner Bomil made a motion to nominate George Nangle as Treasurer. Commissioner Sheehan seconded the motion. There were no other nominations. Upon roll call vote passed unanimously.

MINUTES:

Vice Chairwoman DeWitt Ahern made a motion to accept the minutes from the June 21, 2021, Board Meeting. Said motion was seconded by Commissioner Bomil and upon roll call vote passed unanimously.

BILLS & COMMUNICATIONS:

Commissioner Nangle made a motion to approve the April 2021 Financials. Said motion was seconded by Commissioner Bomil. Upon roll call vote passed unanimously.

Vice Chairwoman DeWitt Ahern made a motion to approve the May 2021 Warrant. Said motion was seconded by Commissioner Bomil and upon roll call vote passed unanimously.

Vice Chairwoman DeWitt Ahern made a motion to approve the May 2021 Financials. Said motion was seconded by Commissioner Nangle and upon roll call vote passed unanimously.

Commissioner Bomil made a motion to approve the June 2021 warrant. Said motion was seconded by Vice Chairwoman DeWitt Ahern and upon roll call vote passed unanimously.

EXECUTIVE DIRECTOR'S REPORT:

A vote to approve the low bidder Tradesmen of New England, 21 East Dudley Town Road, Bloomfield, CT 06002 in the amount of \$34,689.00 to replace and install interior lights at Phineas Street.

Commissioner Bomil made a motion to approve Tradesmen of New England, the low bidder in the amount of \$34,689.00. Said motion was seconded by Vice Chairwoman DeWitt Ahern and upon roll call vote passed unanimously.

Commissioner Nangle inquired as to whether there would be any travel fees that we would have to pay to the Contractor because they are situated in Connecticut. The Director stated that there are no fees that the housing authority would be responsible for.

A vote to approve the 2021 State Annual Plan.

Commissioner Bomil made a motion to open the hearing for the State Annual Plan. Said motion was seconded by Commissioner Nangle and upon roll call vote passed unanimously.

The Director stated that there were no calls for input, suggestions, or discussion on the Plan.

Commissioner Bomil made a motion to close the hearing for the State Annual Plan. Said motion was seconded by Vice Chairwoman DeWitt Ahern and upon roll call vote passed unanimously.

Commissioner Bomil made a motion to approve the State Annual Plan. Said motion was seconded by Vice Chairwoman DeWitt Ahern and upon roll call vote passed unanimously.

Update on State Annual Plan Projects which will begin under this plan.

The Director updated the Board on the upcoming projects that will be implemented under the 2021 State Annual Plan.

A vote to add Juneteenth Independence Day Holiday to the Dracut Housing Authority's paid holidays for employees.

This has been approved at both the State and Federal Administrations. The housing authority will change our personnel policy to reflect this change. Commissioner Bomil made a motion to approve the Juneteenth Independence Day Holiday. Said motion was seconded by Vice Chairwoman DeWitt Ahern and upon roll call vote passed unanimously.

REAC Inspection – June 30, 2021.

The Director informed the Board that the maintenance department has been working at 971 to prepare for this federal inspection. Commissioner Bomil asked what the inspectors focus on during these inspections. The Director stated that the Inspectors focus on the site, it's more of a safety and security inspection to ensure that we are doing what we should to protect our residents and their visitors. She also stated that the inspection will include approximately 20 units.

Work Order Report.

The Board received a copy of the work order report. Commissioner Nangle asked about the work orders that are designated to fix the wood splitting on the decks at 971 Mammoth Road. The Director stated that we have fixed any splitting wood to prepare for the REAC inspection. Commissioner Nangle asked if there is any discussion about replacing the decks. The Director stated that the decks are the original decks from 1981, there has been some discussion, but we are currently just repairing due to the cost of replacing all the decks at this point.

Vacant Report.

The Board received a copy of the vacant report.

COMMITTEE REPORTS:

None.

RESIDENT & PUBLIC PARTICIPATION:

None.

OLD BUSINESS:

None.

NEW BUSINESS:

None.

ADJOURNMENT:

Commissioner Bomil made a motion to adjourn the meeting. Said motion was seconded by Commissioner Nangle and upon roll call vote passed unanimously.

Meeting adjourned: 5:33 p.m.