



Killingly Housing Authority

KILLINGLY HOUSING AUTHORITY
BIRCHWOOD TERRACE
JULY 18, 2023
MINUTES OF REGULAR MEETING

The Meeting was called to order at 3:30 P.M. by Chairman David Smith.

1. Roll Call: Present was David Smith, Patricia Daly-Beyl and Brian Tvelia. Michael Moran was absent with notice. Also present was the Executive Director, Carol Greene and four visitors.
2. It was moved by Patricia Daly-Beyl, seconded by Brian Tvelia, to approve the minutes of the regular meeting of the Town of Killingly held on May 16, 2023 and the Special Meeting held on May 31, 2023. The vote to approve the minutes was unanimous.
3. It was moved by Brian Tvelia, seconded by Patricia Daly-Beyl, to approve as presented, the Treasurer's Reports for May and June, 2023 for Maple Courts and Birchwood Terrace. The vote to accept the reports passed unanimously.
4. It was moved by Brian Tvelia, seconded by Patricia Daly-Beyl, to approve as presented, the Treasurer's Reports for May and June, 2023 for Maple Courts II. Motion was unanimously approved.
5. It was moved by Brian Tvelia, seconded by Patricia Daly-Beyl, to approve as presented, the Section 8 financial and Activity Reports for May and June, 2023. Motion was unanimously approved.
6. The Executive Director reported that Comcast/Xfinity was burying wires on the Maple Courts and Birchwood Terrace properties in preparation for the change in cable television providers during the month of Dec. A number of mishaps regarding broken existing wires have occurred. It was necessary for Breezeline to repair the lines. None of the existing lines were in conduit, making them vulnerable to breakage. She informed the Board that all of the residents' Renter's Rebate forms have been submitted to the Town Assessor's office for submission to the State of CT. She also advised that the new food service provider at Maple Courts II has been well received and most all are pleased with the food being served. She spoke to agenda item 13d requesting possible action for obtaining a fee accountant for the next fiscal year. The Director was thanked for her report.



7. The Congregate Manager's reports for May & June, 2023, prepared by Jason Leveille, were accepted as read.

8. Town Council Liaison's Report: None

9. Citizens' Comments:

Mary Boyce of 20 Birchwood Terrace requested additional parking and traffic signs be installed as local neighbors use the driveway in the project as a thruway. She also advised that she was aware of a resident smoking within her apartment which is prohibited.

Alma Soucy of 35 Birchwood Terrace asked how many parking spaces were allowed per resident and if a resident did not have a car, were they entitled to a parking space.

10. Commissioners' Comments: None

11. Communications: None

12. Old Business:

a. Regarding the cost of health insurance benefits to the Housing Authority, a motion was made by Brian Tvelia, seconded by Patricia Daly-Beyl, to table this item until the August, 2023 meeting. Motion passed unanimously.

13. New Business:

a. Motion by Brian Tvelia, seconded by Patricia Daly-Beyl, to approve for payment, bills numbered 44543 through 44613, EFT and EFTPS for May, 2023 and bills numbered 44614 through 44690, EFT and EFTPS for June, 2023 for Maple Courts and Birchwood Terrace. Motion passed unanimously

b. Motion by Brian Tvelia,, seconded by Patricia Daly-Beyl, to approve for payment, bills numbered 12461through 12477 for May, 2023 and bills numbered 12478 through 12490 for June, 2023 for Maple Courts II. Motion passed unanimously

c. Motion by Brian Tvelia, seconded by Patricia Daly-Beyl, to adopt Resolution #5-2023 increasing the maximum income limits for application to all applicable State-Assisted Elderly and Congregate Elderly Housing facilities owned by the Town of Killingly Housing Authority Effective July 18, 2023.

RESOLUTION #5-2023
JULY 18, 2023

Certified a true copy of a resolution duly adopted by the Housing Authority of the Town of Killingly, herein called the Authority, at their meeting on July 18, 2023. This resolution has not been rescinded or modified in any way.

Where it is desirable and in the best interest of the State of Connecticut, this agency and the elderly citizens of the State of Connecticut be it resolved that:

1. Effective July 1, 2023, maximum income limits for application to all applicable State-Assisted Elderly and Congregate Elderly Housing Facilities owned by the Town of Killingly Housing Authority shall be 80% of the Area Median Income in accordance with Public Act 97-2.
2. 1 Person. \$64,250 2 Persons. \$73,400

This resolution rescinds and replaces any and all previous resolutions establishing maximum income limits for application for all applicable State-Assisted Elderly and Congregate Elderly Housing owned by the Town of Killingly Housing Authority.

Roll Call Vote:

David Smith Yes Patricia Daly-Beyl Yes Brian Tvelia Yes

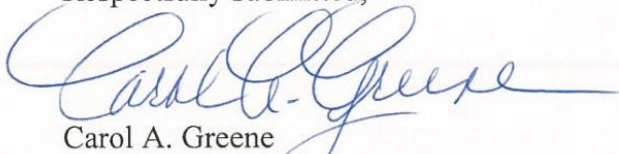
Motion passed unanimously.

13. d. A discussion took place regarding the possibility of hiring a fee accountant to take over the bookkeeping for the three separate programs administered by the Housing Authority - the Elderly Program, Congregate Program and Section 8. This is now being done by the Executive Director. The present practice is unusual as most all housing authorities use a contractor to perform these services unless they are very large and have an accounting department.

A motion was made by Brian Tvelia, seconded by Patricia Daly-Beyl, authorizing the Executive Director to research necessary actions in order to proceed with hiring an outside fee accountant. Motion passed unanimously.

14. Motion by Patricia Daly-Beyl, seconded by Brian Tvelia, to adjourn at 4:35 PM. Motion passed unanimously.

Respectfully submitted,


Carol A. Greene
Recording Secretary