

EAST HAMPTON HOUSING AUTHORITY MONTHLY BOARD MEETING

November 18, 2020 Minutes

I. CALL TO ORDER

TIME: 6:02 pm

COMMISSIONERS PRESENT: Tom Denman, Bonnie Berkovich, Beth Kelpen, Roseanne Amenta

STAFF PRESENT: Jodi Brazal, Dion Roccapriore, Sylena Krackowsky, Sheryl Dougherty - BSW Intern

RESIDENTS PRESENT: Residents of 10, B3, D1, D6

II. APPROVAL OF PREVIOUS MEETING MINUTES

RESULT: Pass

MOVER: Roseanne Amenta

SECONDER: Bonnie Berkovich

AYES: 4

NAYS: 0

ABSTENTIONS: 0

III. PAYMENTS OF BILLS AND FINANCIAL REPORT

RESULT: Pass

MOVER: Roseanne Amenta

SECONDER: Bonnie Berkovich

AYES: 4

NAYS: 0

ABSTENTIONS: 0

Invoice for the water system at Bellwood has been received, the total is \$52,500. This process started in May 2019. Jodi is going to ask if they can be paid in payments, so that a significant amount of money does not come out of any EHHA account. Requesting a better understanding of the cost.

IV. COMMUNICATIONS

State of CT would like a water survey of all equipment; this a fiscal and asset management plan.

New water system at Bellwood is still in progress, not yet completed.

11/20 Hope Church is going to be hosting a free COVID testing site.

V. PUBLIC COMMENT

Resident of D1 – Regarding the procedures for the laundry room, the laundry room is too small to sit in for a period of two hours. Could there be one designated table in the community room that residents can sit at and that is to be cleaned? Believes it would be a good idea to find out resident overstaying their laundry time slot and let them know that is not allowed. Thank you for bringing back Grasshopper snow removal, they were kind and did their job well to take care of the ice. The leaves are currently overwhelming, will there be leaf removal by a company?

Resident of B3 – Not all residents are cleaning the laundry room after they finish, items have been left in the machine and found by other residents. Thank you for bringing Grasshopper back.

VI. OLD BUSINESS

A. Active:

1. Board opening
 - Still looking to fill
 - It would be ideal to have someone in construction or real estate as they would be very relevant to upcoming topics
2. Bids for Bellwood Repaving Project
 - Tabled until the spring, asphalt industry is shut down for the winter
3. Addition for Chatham Acres
 - Tabled, due to contractor being unavailable
4. Smoking in apartments
 - Is still a concern, the smoking has let up and seems to be occurring periodically, with no specific pattern
 - Jodi has reached out to peers in other housing authorities who have suggested the individual be fined
 - Have only received one written complaint thus far
 - Complaints must be in the form of written letters
 - Impacted resident has reported that the smell has been severe and has impacted her living in her apartment, including making her clothes smell and causing her to open windows to air out her apartment

- Visitors have observed the smell in the effected apartment
- 5. Cost list for repairs
 - May not be to our benefit if costs are associated with repairs and then residents do not report issues because they do not want to pay the fees
 - A cost list for repairs will continue to be reviewed and assessed
- B. Tabled:
 1. Small Cities Grant: Training on the CDBG is happening this week at DOH which may indicate that they are about to announce the recipients

VII. NEW BUSINESS

1. Visiting Animals

- It has been discovered in the past that animals cannot be prohibited from visiting the EHHA property, according to federal law
- Cannot ask if animals are service animals, this is a violation of HIPPA, as individuals do not have to disclose medical conditions
- The rules for a visiting animal have to align with the pet policy rules
- This is up to the resident that the visiting pet must act accordance follow the pet policy, if that does not occur it is up to the EHHA staff to ask the visitor/animal to leave the property

VIII. VACANCY REPORT

- A. Chatham Acres: 0 Bellwood: 0

X. UPDATES & REPORTS

A. MAINTENANCE PROJECTS

- Estimates for leaf removal are currently being reviewed
- Depending on when the bid is accepted, leaf removal will begin within the next two weeks
- Tree work has been completed

B. RESIDENT SERVICES COORDINATOR

- Energy assistance applications are in progress, Bill is working with Bellwood and Sheryl with Chatham
- Holiday food basket sign up has been complete
- Residents are asked to call to schedule an appointment, if needed

C. COMMISSION ON AGING

- The senior center is open by appointment only

D. TENANT COMMISSIONER

- Residents are asking when holiday food baskets will be delivered
- 11/20 and 12/11 in the afternoon

IX. PUBLIC COMMENT

Resident of D1 – Curious if the smoking is occurring in the apartment? It is a violation of HIPPA to ask why marijuana is being smoked. Previously had a neighboring tenant who smoked in the apartment and reported that she could not smell the smoke in her apartment. It is difficult to determine if she is actually smoking marijuana or if it is lingering on her clothes or apartment. Regarding the pet policy, what age defines a puppy or kitten? How can the application be completed if we do not have the pet? What does the parking permit say?

This is an issue that is being taken very seriously on both sides and is being navigated with great care to ensure that both tenants involved are being treated fairly.

The application should be completed to the best of your ability to give the EHHA staff proof that if you are approved to have a pet, all necessary documentation will be submitted.

The parking permit says the license plate number, year and an identifying number that is not known to anyone besides the EHHA staff. It is as obscure as possible but still allows for EHHA residents to know what it means.

VI. ADJOURNMENT

Time: 7:15 pm

RESULT: Pass

MOVER: Roseanne Amenta

SECONDER: Bonnie Berkovich

AYES: 4

NAYS: 0

ABSTENTIONS: 0

Respectfully submitted by Sylena Krackowsky, LMSW, RSC

Cc: Board Members, Town Manager, and Town Council