

Ridgefield Housing Authority Board Meeting
Approved Minutes
Wednesday October 2, 2019 at 8:00AM
Ballard Green - 25 Gilbert Street, Ridgefield, CT06877

Commissioners Present: Frank Coyle, Vincent Liscio, John Kukulka

Commissioners Absent: Jan Hebert and Elaine Freistadt

Konover Management Personnel Present: Philip Sfraga joined 9:40 AM

The meeting was called to order by Mr. Coyle at 8:20AM

A Motion to Approve Minutes from September 18, 2019 was made by Mr. Liscio and seconded by Mr. Kukulka – all approved.

Motion to Authorize Frank Coyle to seek town permits for construction of patio and pavilion at Ballard Green – including planning, zoning and building permits. Made by Mr. Liscio and seconded by Mr. Kukulka – all approved.

Motion to Adjourn was made by Mr. Kukulka and seconded by Mr. Liscio – all approved.

Discussion surrounding proper processes to secure permits and potential issues that might be involved.

Financial Report: Mr. Coyle highlighted budget items and will make adjustment to recently distributed sheet. Discussion on cash flow and future projects – including affordable/deeded housing.

Old Business

Garden Club will not have a new lease. The existing documentation will be used and they will have liability insurance – override policy.

Victoria Gate Tree – Victoria Gate will take down tree.

Congregate Entrance rebuild has been completed with some minor cosmetic changes upcoming – painting of doors and stone wall, entrance awning and plantings. All will be done shortly.

Pavilion – Rough measurements taken as a result of information learned at Town Hall concerning position of pavilion on property. Will see if vendor installing pavilion can also install patio since pricing very competitive.

CVS gate cameras were discussed in detail since proposals were much more expensive than originally thought. Instead of one camera on pole at CVS gate, discussion included upgrade to include the entire property at Ballard Green (\$13K) which then extended conversation to including Congregate (\$30k). Since this is now a high money item, it was decided that additional vendors are needed before any decision concerning an upgrade can be further discussed.

New Business

T-Mobile has a promotional offer that Mr. Sfraga brought forward to the Board for their consideration. They would offer an I-Pad to each resident that was interested in securing service for \$10/month. This would be a two year obligation and possibly run out of the Konover Office for the monthly fee. There were concerns expressed about giving the Management Company more responsibility since their workload is heavy as is. This is being tabled for the time being.

Meeting Adjourned at 10:20 AM

Minutes Respectfully Submitted by Secretary Patricia Harney