

Montville Housing Authority Minutes
September 19, 2023 5:00 PM
Independence Village

1. Call to Order-5:00 PM
2. Roll Call-All Commissioners present, Tenant Commissioner position is open with resignation of Beverly Matteson
3. Remarks from Tenants-
 - a. Why were bushes taken out? For safety and maintenance of foundation.
 - b. Dog excrement on walkways-Shirley has addresses with all tenants with dogs. People from the community do walk their dogs on the properties. Shirley will put out a notice.
 - c. A tenant from Freedom Village has been receiving phone calls complaining about Shirley and a commissioner. She has hung up on them. The tenant did want to reiterate that this is independent living and not assisted living. Commissioner Morton also stated that if you need accommodations you can get devices through your doctor or Senior Center.
4. Remarks from Public- Dee asked that tenants from Freedom and Independence Villages do not contact her during work hours, be it in person or by phone, at the Tax office. Please contact her after 4:30 PM. This is impacting her job, she is no longer part of Montville Social Services.
5. Approval of Minutes- Dee M motioned to accept, John S seconded, all approved.
6. Approval of Payment of Bills - John S motioned to accept, Joe J seconded, all approved.
7. Correspondence
 - a. Gentleman from Onsite came and looked at both properties for Capital Needs Assessment. Review for next month, this will be a process and the money will help us repair and improve property.
 - b. Received direct payment from one of the defendants, sent back because the defendant cannot pay directly, must go through the state.
8. Reports
 - a. Account Balances: Citizens-\$100,901.49, Dime-\$8,176.84, STIF-\$105,022.96
Owed by tenants-\$351.57
 - b. Occupancy- Full
9. Old business
 - a. Policy 3 potted plants in appropriate planters or 1 raised bed goes in effect for next year. At the end of this season everything must be cleaned up to prepare for next year.
 - b. Addendum and Bylaws-Approval was given by commission to have MHA attorney look at addendum about hate speech and racism.
10. New Business
 - a. Stratification- Shirley has been going through bills to find appropriate pricing for rents going forward under stratification: 20 units-\$400, 40 units-\$500 and 20 unit-\$600. This will not impact current tenants but all new tenants. Angela S motioned to accept, Joe J seconded, all approved.
11. Remarks from Tenants- Is this Senior Housing? Commissioner Dee M explained, It is affordable housing for seniors and the disabled. She clarified low income vs affordable housing.
12. Remarks from Public-None
13. Remarks from Commissioners-None
14. Adjourn at 6:00