

Winchester Housing

80 Chestnut Street, Winsted CT 06098



Equal Housing Opportunity



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Peter Marchand, Chairman
Candace Bouchard, Vice Chairman
Sally Mangione, Treasurer

Betty Button, Resident Commissioner

Anita Garnett, Commissioner
Betsy Soto, Executive Director

Minutes
Winchester Housing Authority
Board of Commissioners Regular Meeting
July 28, 2025
3:00 p.m.
Chestnut Grove Community Room
80 Chestnut Street
Winsted, CT 06098

1. Call to Order:

The Meeting was called to order by Chairman Peter Marchand. A roll call was taken and the meeting was attended by Chairman Marchand, Vice-Chair Candace Bouchard, Sally Mangione, Treasurer/Commissioner, Betty Button, Resident Commissioner, Anita Garnett, Commissioner, Vince Ferrante, Greenwoods Liaison, Betsy Soto, Executive Director and Curt Balzano Leng, Former Consulting Executive Director.

2. Approval of the Meeting Minutes of the July 7, 2025 Meeting and two July 15, 2025 Special Meetings

A motion was made to add the June 23, 2025 Regular Meeting Minutes to the agenda as an action item. The motion was made to add and approve the item by Commissioner Bouchard, seconded by Commissioner Button and approved unanimously.

A motion was made to approve the July 7, 2025 meeting by Chairman Marchand, seconded by Commissioner Mangione and approved unanimously.

A motion was made to approve the July 15, 2025, 3:00 PM meeting by Chairman Marchand, seconded by Commissioner Bouchard and approved unanimously.

A motion was made to approve the July 15, 2025, 3:30 PM meeting by Commissioner Bouchard, seconded by Commissioner Button and approved unanimous.

3. Review of Financials for the Month of May, 2025:

The Executive Director reported the financials were submitted by the accounting firm and distributed in Board of Commissioner Member packets.

4. Old Business:

There was no old business to be brought before the Board.

5. Executive Director's Report

Former Consulting Executive Director Curt Balzano Leng gave a brief report on the transition and the status of what apartment units were empty. Executive Director Betsy Soto talked about her efforts during her first week and progress being made; specifically work being done with the Winchester Housing Capital Grant Program.

Chairman Marchand reported that an RFP was completed for Architects, with the assistance of John D'Amelia and Associates, and it would be reviewed upcoming with Executive Director Betsy Soto.

6. Public Input:

Approximately 15 residents attended the meeting. Items discussed included the need for a ramp, the status of FOBs for the Greenwoods Community Room and funding availability at this time.

7. Executive Session

A motion was made to go into Executive Session by Chairman Marchand, seconded by Candace Bouchard and approved unanimously.

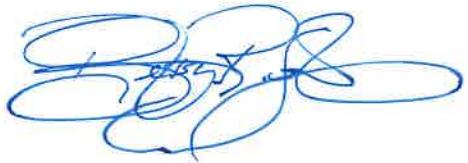
After an Executive Session discussion, a motion was made by Chairman Marchand to come out of Executive Session, seconded by Bouchard and approved unanimously.

8. Motion to Approve Accrued Time Pay-Out Former Executive Director Curt Balzano Leng:

A motion was made by Chairman Marchand to pay the full accrued time accumulated by former Executive Director Curt Balzano Leng during the FY24 and FY25 Fiscal Years, seconded by Commissioner Bouchard and approved with all in favor and one abstention (Anita Garnett).

9. Adjournment

A Motion to adjourn the meeting was made by Chairman Marchand, seconded by Commissioner Button and approved unanimously.

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