

Winchester Housing

80 Chestnut Street, Winsted CT 06098



Equal Housing Opportunity



Senior Housing (860) 379-4573

Fax (860) 379-0430

www.winchesterhousing.org

Anthony J. Paige, Jr., *Chairman*
John Iacino, *Vice-Chairman*

Neil R. Kelsey, *Treasurer*
June D. Mickley, *Asst. Treasurer*

Joseph A. Forster, *Commissioner*
Paul S. Vayer, *Executive Director*

Minutes

Winchester Housing Authority Board of Commissioners Meeting

September 29, 2014

3:00 PM

80 Chestnut Street

Winsted, CT 06098

Minutes

Present were Commissioners Iacino, Kelsey, Mickley and Forster. Absent was Chair Paige.

Paul Vayer noted this meeting had been rescheduled from the usual fourth Monday of the month because of illness of the Executive Director and apologized to the Commission for any inconvenience caused.

The meeting was called to order at 3:05 PM by Vice-Chair Iacino.

A motion to adopt the minutes of August 2014 was made by Comm. Mickley and seconded by Comm. Forster. All in favor.

Executive Director Paul Vayer reviewed the monthly financial reports for August, 2014 noting that the primary expenditures were fixed and mandated costs, maintenance, unit turnover and initial expenses associated with expenditures for the REAC inspection on October 6, 2014. Additionally the Director reviewed the draft audit executive summary focusing on REAC expenses, maintenance costs, unexpected and major emergency repairs and a review of the long-term issue of expenditures and amount of revenue including those that, as of the date, remain, uncertain.

The Director provided the Board with the status and issues with the pre-inspection reports by U.S. Housing Services in preparation for and correction needed for the October 6, 2014 REAC inspection.

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Fred W. Newman, *Executive Director*

The Director provided an update on the status of the new fire alarm/call for aid system and that the system was near completion and needed some modifications although testing of the system had taken place. The system now needs some final modifications and approval by the Town, testing before the old system can be removed and the new system put into effect.

In an effort to explore additional cost savings, the Commissioners, on a motion By Comm. Forster and seconded by Comm. Mickley and approved by all Commissioners present, voted to authorize the retaining of a part-time maintenance position.

A motion was made by Comm. Mickley and seconded to by Comm. Forster to adjourn the meeting at 3:45 PM with all in favor.

Respectfully submitted,

Paul S. Vayer

Executive Director/Secretary