

# HOUSING AUTHORITY OF THE TOWN OF PLYMOUTH

43 Ronald Rd. – Community Hall – Unit 31  
Terryville, Ct. 06786

## 2/19/2025 AGENDA – MEETING; WEDNESDAY AT 5:30 PM. COMMUNITY HALL

1. Call to order, Roll Call, Pledge of Allegiance & Invocation.– Vinnie Klimas, Chairperson.
2. Minutes 1/22/2025
3. Public Comments. (1.) General Public. (2.) At 6pm to 6:15pm; (subject to the Board wishes to amend time allocation) there will be an Executive Session per resident request for personal medical item.
4. Management Reports: Interim Business Manager, Lisa Phillimore: Status of Admissions; Hank Poulin , PT Maintenance.

PLYMOUTH, CT  
 TOWN CLERK'S OFFICE  
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 2025 FEB 18 AM 11:10  
 [Signature]

### COMMITTEE REPORTS:

5. FINANCE:

- January, 2025 Financials: Cathy Mackiewicz, Treasurer and Matt Fontaine, CPA, Controller; DeMarco Co.

6. PHYSICAL PLANT: Vin Klimas, Chairperson and Joe Carey, Member..

#### ADA BUMP OUTS PROJECT:

DOH SSHP State Funds through CHFA to the Housing Authority of the Town of Plymouth	\$ 2,509,725
DOH CDBG funds through the Town of Plymouth to the Housing Authority - Plymouth	\$ 2,300,000
Town of Plymouth CDBG Program Income	\$ 100,000
Town of Plymouth ARPA Funds	\$ 100,000
DOH Predevelopment Loan	\$ 278,000
Housing Authority Property Reserves	\$ 14,877
Housing Authority Equity	\$ 16,663
Energy Rebates	\$1,805
Thomaston Savings Bank Renovation Loan	\$300,000
<b>TOTAL OF FUNDS APPROVED &amp; REVISED - APROXIMATE</b>	<b>\$ 5,604,407</b>
Approx. Amount Previously Requisitioned	Updated:(\$5,606,707)      91%

Invoices submitted to STATE DOH & CHFA but have not received funds as of today in approval process. In Process, subject revision.	Being Calculated with the 5% retainage Fee and end of project costs + (Protective Safety Fence near Unit 41 & 42 = \$2,300 Pepin Steel
<b>ESTIMATED BALANCE REMAINING</b>	<b>Estimated Updated: \$580,041 9%</b>

Fiscal Notes: There is a 5% Retainage Fee that is presently being calibrated=approximately \$280,225. Cost certification still outstanding.

7. PERSONNEL: VKlimas, Chairperson and Status No Change in status in position. Partime Community Resource Aide; part time.

Review of Unit 13: water leak renovations. Insurance will cover most: \$27,000 renovations; \$5,000 Environmental study complete; and there is a State approved monitoring Plan ( see attached.)Terryville’s, Environmental Co. implementing. Processed by Chairperson and Chair Physical Plant. 3 to 4 weeks.

8. RESIDENT AND HUMAN RELATIONS: Rich Bugnacki, Resident Elected member, Parking Status.

9. Interim Resident Handbook, Lisa Phillimore, will be distributed this week.

10. Any Other New or Old Business?

11. NEXT REGULAR MEETING WILL BE 3/18/2025 Community Hall, 5:30 pm.

Respectfully Submitted,

*Vinnie Klimas  
2/18/2025*

Vinnie Klimas, Chairperson