

HARWINTON HOUSING AUTHORITY
Skinner House, 60 Bentley Drive
Harwinton, Connecticut 06791

Minutes of the November 20, 2013 Regular Monthly Meeting

A grand welcome to Rosemary Borger, Regional Director of Elderly Housing Management headquartered at 127 Washington Ave. No. Haven, Ct. Round table introductions followed.

The Administrator's Report was received. Special note was made of the need to replace all hot water heaters in each resident apartment. Most likely the current heaters date back to 1983. There was unanimous consent to proceed immediately with this project. The issue of winter ice in front of the garbage area is most likely due to a clogged water drain pipe. Eugene Ruot is looking into the matter. A motion was made by Dale Adkins to accept the Admin Report. It was seconded by Bill Gangloff and passed.

There was no Secy Report from the Oct. 16th meeting due to lack of a quorum. Bill Gangloff, our Treasurer, reported the current balance in our Board Bank a/c at 7,569.60. Bill made a motion to offer Eugene Ruot a Christmas gift and the Board unanimously agreed to 150.00

An old issue of storm windows for Skinner House was revisited. The Chairman noted that trapped air in any measurement of 1/8 inch to a greater depth accomplishes the goal of insulation and more air tight layers become unnecessary. Ann Bott, a former Chair had done research on this matter and the inside storms currently in place are sufficient. A round of response indicated our goal has been accomplished. Correspondence from the Town's Assessor's Office was presented regarding rental information data for tenants who apply for a rental rebate program. Rosemary Borger indicated her office would respond to any future request by the Town Assessor.

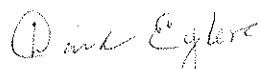
Rosemary Borger gave a report on the findings made by Simplex Grinnel regarding the many false fire alarms experienced by the housing facility this past summer. With the addition of a "booster" to the current flow the false alarms have ceased. It became a matter of great concern since all front doors of each resident apartment are released in a fire alarm requiring the presence of fire and police. The Board discussed upgrading this old system and were delighted to hear that Rosemary Borger and Tammy Lutz would follow up on an upgrade and report back to the Board. Dale Adkins gave a most complete report on ATT wiring, the current location of the main harness and distribution boxes and how this old wiring is vulnerable to shorts caused by mice, rats and squirrels. Already such an occasion has required a repair to wires routed from attic space to Apt. 13. Given the age of all the wiring an update was evident. Rosemary will be in touch with Dale regarding proposals for a telephone upgrade.

All were thanked for their volunteer services to the Board and the meeting closed at 10:41 by motion from Bill, a second from Dale with the next regular meeting set for (Wed) December 18, 2013 at 10 a.m. Skinner House.

PRESENT AT MEETING

David Eylers
Dale Adkins
William Gangloff
Jean Johnson
Larry Adkins
Guest: Rosemary Borger

Respectfully submitted,



David Eylers
Secretary Pro Tem

RECEIVED FOR RECORD AT HARWINTON CT
ON 12-2-13 AT 12:59 pm
ATTEST NANCY E. ELDRIDGE TOWN CLERK