

**Naugatuck Housing Authority  
Regular Meeting of the Board of Commissioners  
Minutes-April 13, 2011**

- 1.) Chairperson Theresa Swanson called the Special meeting of the Naugatuck Housing Authority's Board of Commissioners to order at 5:07 p.m. Said meeting was held at Robert E. Hutt- Congregate-480 Millville Ave.

**Commissioners: present**

Theresa Swanson  
Laurie Jackson  
Maria Fidalgo  
Elaine Russell  
Debra Miller

Residents: 4

Executive Director Kevin Knowles: absent due to illness.  
Burgess Henry Kuczenski  
Lt. Robert Harrison-NPD

- 2.) Chairperson Swanson led all gathered in the Pledge of Allegiance.
- 3.) **Voted:** Unanimously on a motion by Commissioner Miller and seconded by Commissioner Russell to accept the Minutes of the March 16, 2011- Regular Meeting
- 4.) **Voted:** Unanimously on a motion by Commissioner Miller and seconded by Commissioner Fidalgo to accept the Minutes of the March 21, 2011- Special Meeting.
- 5.) Executive Director's Report – tabled due to the illness of Executive Director Kevin Knowles.

**Maintenance Supervisors Report  
April report for March**

**Federal Complexes**

**George B. Lewis I – Osborn Road**

There were 2 electrical issues, 5 plumbing issues and 3 appliance issue (AC). 3 Paint/Door Lock issue, 1 Heat and Window issues, and 2 miscellaneous issues.

There were no units leased up for February

**George B. Lewis II – Weid Drive**

There were 6 electrical issues, 10 plumbing issues, 1 Heat and Window, 2 Appliance/  
Fan A/C and 7 miscellaneous issues.

**George B. Lewis I and II- 2 Refrigerators replaced.**

**State complexes**

**Lewis Circle: MR**

There were 2 electrical issues, 6 plumbing issues, 0- paint/door issues and 0-  
appliance (A/C) issues and 2 Heat and Windows issues and 4 miscellaneous issues.

**Robert E. Hutt – Congregate**

There were 3 electrical issues, 3 plumbing issues, 1 appliance (AC) issue, 0- Heat and  
Window, 1 Paint/Door Lock issue, 3 miscellaneous issues.

Generator repair: Northeast Generator Company is waiting for parts, for one section  
of the head.

Shut-off heat valve should be replaced in First floor unit with a high temperature Ball  
valve. There are two per unit-16 total. Unit 1-A goes to Unit 3-A, the entire building  
has to be drained.

**Oak Terrace**

**There were 3 electrical issues, 14 plumbing issues, 4 paint/door issues, 3  
heat/window issues 10 appliance issues (AC) and 8 miscellaneous issues.**

**General issues:**

**Units made ready at Oak Terrace-18-D, 34-D, 23-A. Units under repair and  
painting.**

**Refrigerators replaced at Oak Terrace-1, Congregate 1, George B. Lewis I-2, and George B. Lewis II-1.**

**6.) Public Comment:**

Lt. Robert Harrison –Naugatuck Police Department, gave a report on the Neighborhood Watch Meeting, held at the Oak Terrace Complex.

There were 25 residents in attendance; the main complaint was that the gate at the rear of the complex should be locked at night. Chairman Swanson told Sam Behuniak-Maintenance Supervisor to make sure the gate gets locked.

There was a complaint regarding a Dog in Building 15, this issue will be investigated.

Henry Arsenault-3-I, Robert E. Hutt- Congregate- asked a question regarding his rent. Chairman Swanson referred him to the office.

Ronald Donaldson 1-A, Robert E. Hutt- Congregate asked why the Security Guards were told not to socialize with the tenants, in the Lobby area. He was told that the Guards have to follow their companies Standard Operating Policies and that the Guards are there to provide security and emergency response, for the tenants.

**7.) Voted: Unanimously on a motion by Commissioner Miller and seconded by Commissioner Fidalgo to adjourn the meeting at 5:30 p.m.**

**Respectfully submitted:**



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**Theresa Swanson, Chairperson  
Acting Secretary**