

The Regular meeting of the Board of Commissioners of SAVIN ROCK COMMUNITIES (“SRC”) was held on June 29, 2021 via Teleconference.

Chairperson Paine called the meeting to order at 8:01 a.m.

In attendance via Teleconference were: Chairperson Paine, Vice Chairperson O’Connor, Commissioner Nugent, Commissioner Orio and Commissioner Burns. Also in attendance were Savin Rock Communities Executive Director John Counter, Attorney Karen Kravetz of Susman, Duffy and Segaloff, P.C., Jessie Fennell and Tony Wang of Savin Rock Communities.

Absent and Excused: None

I. Approval of the Minutes

Chairperson Paine called for a motion to approve the minutes of the May 25, 2021 Regular Meeting. Vice Chair O’Connor made the motion to approve the minutes. Seconded by Commissioner Orio. Motion carried unanimously.

II. Committee Reports

1. Finance Committee

Mr. Counter provided the Board with a copy of the finance report through May 31, 2021, including a summary of the operating budget; income and expenses.

Chairperson Paine requested details on the HAP reserve target. Mr. Counter provided the Board on how the Section 8 certificate program operated through HUD’s annual budget which provides Section 8 certificates to support the program financially at approximately 16 million dollars a year through housing assisted payments to landlords throughout the community for Section 8 recipients who qualify for the program.

Mr. Counter also provided the Board with the HUD reserve requirement of unused housing assisted payments that may not 6.2% otherwise the funds are recaptured by HUD.

Vice Chair O’Connor inquired about the restitution report regarding the anticipated collection for 2021 and what has been collected. Mr. Counter informed the Board of one restitution payment that is behind on payment and the anticipated collection for 2021 is on target.

2. Personnel Committee

None

3. Development Committee

Executive Session

III. Executive Director Report

Mr. Counter updated the Board with a summary of the management indicators through the fiscal year May 31, 2021 all completed well within HUD’s requirement.

Vice Chair O’Connor inquired about the staff’s work schedule post Covid. Mr. Counter informed the Board that as of June 21 all staff resumed regular business hours on work property.

Attorney Kravetz provided the Board with the Eviction Moratorium Update: The federal CDC moratorium has been extended through July 31st and has not affected out ability to evict in any way. Through the moratorium, a CDC declaration page is given with the notice to quiet for tenants who are being evicted giving them the opportunity to submit certification of loss of income due to

pandemic and certify they have applied for all rental assistance programs available for the court to save the eviction. This has had minimal impact on the housing authority. The state moratorium which prevents the housing authority from preceding against any tenant until they're at least 6 months behind their rent is set to expire on June 30th. It's anticipated it will be extended through July 31st as the governor has followed the CDC's lead to date. Overall there is great success with Unite CT and HPP money that has cleared largest arears.

Commissioner Burns inquired about the rental assistance program and the anticipated availability of the program. Mr. Counter informed the Board the program will likely be available until the resources are exhausted.

IV. Legal Counsel

V. Unfinished Business

VI. New Business

Commissioner Nugent inquired about MD: CPA Mr. Pistilli and his wellness and safety after the building that collapsed in Florida. Mr. Counter confirmed Mr. Pistilli's residence is not near where the building collapsed, and he is well and safe.

VII. Executive Session

The Chair called for a vote to go into Executive Session and to invite in Executive Director John Counter and General Counsel Karen Kravetz at 8:20 a.m. Vice Chair O'Connor made the motion. Commissioner Orio seconded. Motion passed unanimously.

The Board came out of executive session at 8:55 a.m.

No action was taken in executive session.

VIII. Action on Executive Session Issues

IX. Adjourn Meeting

Commissioner O'Connor moved to adjourn. Seconded by Commissioner Orio. Motion passed unanimously. Meeting adjourned at 8:55 a.m.

Attest: _____
John P. Counter
Executive Director / Secretary