



MELVINDALE HOUSING COMMISSION

Regular Board Meeting
May 17, 2021

A regular meeting of the Melvindale Housing Commission Board was held on Monday May 17, 2021 at 3:00 p.m. in the Community Room of Coogan Terrace.

Board Chair C. Sue Herman called the meeting to order at 3:02 p.m.

ROLL CALL: Carmen Cotto, Hector Cotto, Jeanette Decaire, and C. Sue Herman were present. Jeannine Ansley was absent.

Commissioner Decaire moved to excuse Ansley's absence; C. Cotto seconded.
Motion passed unanimously.

Also present: Staff— Cynthia C. Telfer, Executive Director; Elizabeth Dionisi, Financial Assistant, Sheri Hall, Property Manager and Ashley Lewis, Rental Assistance Manager.

I. Approval of Agenda

C. Cotto moved to approve the agenda; Decaire seconded.
Motion approved 4—0 (C. Cotto, H. Cotto, Decaire and Herman)

II. Approval of Minutes

March 25, 2021 Board Meeting

Decaire moved to approve the board minutes from March 15, 2021; H. Cotto seconded.

Motion approved 4—0 (C. Cotto, H. Cotto, Decaire and Herman)

III. New Business

- a Resolution 2021-01 Melvindale Housing Commission By-Laws
Revised
Decaire moved to approve; C Cotto seconded.

Telfer reviewed recommendations to update By-Laws following amendments to the Open Meetings Act including specific conditions by which public bodies can hold meetings virtually.

Motion approved 4—0 (C. Cotto, H. Cotto, Decaire and Herman)

- b Resolution 2021-02 Housing Choice Voucher Admin Plan
Revision

C. Cotto moved to approve; Decaire seconded.

Telfer reviewed the proposed changes to income inclusions and exclusion of assets not effectively held by the applicant/client.

Motion approved 4—0 (C. Cotto, H. Cotto, Decaire and Herman)

IV. Commission Reports

Staff reviewed reports — Board accepted and noted they would be placed on file.

V. Communication

- a. Coogan Terrace Newsletter –May 2021

VI. Public Commentary

- Katie Franklin #119 – when will community room be reopened (for activities)
- Annette Taylor #117 – some residents who live here have been asked for their life insurance, but term insurance is not an asset. Gardens are very nice. Asked Mayor about training and information on commissions.

VII. Announcements by Commissioner's

- Cotto's – Glad to see all your happy faces.
- Herman – Rite Aid is taking walk-ins for the COVID -19 vaccine.

VIII. Adjournment

H. Cotto moved to adjourn at 4:00 p.m.; Decaire seconded.

Motion pass unanimously



C. Sue Herman, Board Chair



Cynthia C Telfer, Executive Director