
MONTVILLE HOUSING AUTHORITY
SPECIAL MEETING MINUTES
April 22, 2025 | 5:00 p.m.
Independence Village Community Center
41 Milefski Drive, CT 06382

1. CALL TO ORDER

Meeting called to order by Chair Doherty-Peck at 5:00 p.m., followed by The Pledge of Allegiance

2. ROLL CALL

Present: Commissioners Doherty-Peck, Sherbanee, and Suarez

Absent: Commissioner Szarzynski; Commissioner Morton

3. REMARKS FROM TENANTS

M. Currier U8 complained to the Commission about another tenant and was advised that it was not a matter within the authority of the Commission, but that she was welcome to weigh in on the agenda items. She remarked that she would discuss anything she so desired whether it was on the agenda or not. She was advised that said actions would result in her being asked to leave. Currier taunted the Commission as to who would dare try to put her out.

Commissioner Suarez admonished that it would be an effortless feat for the police at 9-1-1.

B. Beebe U9 was dissatisfied with notifications of the meeting having been posted in the community center and, despite agenda items and procedural instructions having been given to all prior to the meeting, persisted in disrupting order by complaining about another tenant who was absent from the meeting.

J. Meziere U11 was dissatisfied with notifications of the meeting having been posted in the community center and, despite agenda items and procedural instructions having been given to all prior to the meeting, persisted in disrupting order by complaining about another Tenant to the Commission.

T. Clark U20 was dissatisfied with notifications of the Special Meeting having been posted in the community center, stating her reason as being that some Tenants are nonambulatory.

4. REMARKS FROM PUBLIC None

5. EXECUTIVE SESSION

To Consider and Act on a Motion to enter into Executive Session for the purpose of finalizing discussion of the legal draft for Amendment to MHA Bylaws (Article V, Section 1 Amendment to the Bylaws); finalizing discussion of the legal draft for Amendment to MHA Grievance Policy (MHA Lease Agreement Addendum 13 Grievance Policy); finalizing discussion of the Birdfeeders and Plant Policy (MHA Lease Agreement Addendum 8 Birdfeeders and Plant Policy); and discussing strategies for compliance with Citizens Bank Positive Pay Program requirements for checking/banking services.

Call to Order: 5:10 p.m. | **Adjournment:** 5:30 p.m.

6. OPEN SESSION RECONVENES

Call to Order: 5:32 p.m.

Motion to Consider and Act on approval of Amendment to MHA Bylaws by Commissioner Suarez, seconded by Commissioner Sherbanee **Vote:** Doherty-Peck_Approve; Sherbanee_Approve; Suarez_Approve

Action: Vote 3-0_Motion Carried

Motion to Consider and Act on approval of MHA Plant Policy by Commissioner Suarez, seconded by Commissioner Sherbanee **Vote:** Doherty-Peck_Approve; Sherbanee_Approve; Suarez_Approve

Action: Vote 3-0_Motion Carried

Motion to Consider and Act on approval of Commissioner Sherbanee as Trainee for the Citizens Bank Positive Pay Program OPTIMA. **Vote:** Doherty-Peck_Approve; Suarez_Approve

Action: Vote 3-0_Motion Carried

7. REMARKS FROM TENANTS

R. Burke U35 remarked having planted produce that is ripening; and would like a decision on the request to temporarily park his registered boat in the parking lot away from the quadruplexes

T. Clark U20 complained about another Tenant, referencing the Tenant by name. She was advised that the Commission has no authority to intervene in Tenant versus Tenant disputes and, although not present, it was inappropriate to identify a Tenant for reproach at a public meeting. Clark sardonically muttered: "I just did!" She was admonished not to do it again.

B. Beebe U9 repeated her dissatisfaction with notifications of the meeting having been posted in the community center; and that Management has not responded in a timely manner, nor to her satisfaction, regarding her complaint against another Tenant.

8. REMARKS FROM PUBLIC

Mayor Bunnell commended Tenants for their sustained patience and stated that change and advancement happen gradually, but that the wheels of progress are in effect; it is important to maintain patience and persistence in pursuing progress, but things are going to improve. He reiterated that the Commission is following procedure and is by no means ignoring their issues with Management.

9. REMARKS FROM COMMISSIONERS

Commissioner Doherty-Peck: The Grievance Procedure will be made available to all and will provide guidelines and procedures from which to present concerns and issues you may have. Tenant concerns are a priority with this Commission and, accordingly, additional time is allotted on the Regular agenda for this purpose. As pertains to Special Meetings, however, Tenant participation, as well as that of the Commission, is restricted to specific agenda items.

Commissioner Suarez: Tenant disputes supersede the authority of the Commission; are a matter for Management; require diligent investigation of competing allegations; and require resolution based on just application of MHA policy. Notification of the Special Board of Commissioners Meeting was posted in the Community Center as notification to all Tenants (resulting in a 32.5% attendance which superseded that of April's Regular Board of Commissioners Meeting at 27.5%).

10. ADJOURNMENT

Motion to adjourn by Commissioner Sherbanee, seconded by Commissioner Suarez.

Vote: Doherty-Peck_Approve; Sherbanee_Approve; Suarez_Approve

Action: Vote 3-0_Motion Carried. Meeting adjourned at 5:47 p.m.

Respectfully submitted by Deb Suarez, Secretary of MHA Board of Commissioners

Attachment: MHA Bylaws, Amended 04-22-2025

Cc: Commission File