



Housing Authority of New Haven

Karen DuBois-Walton, Ph.D.
President

AGENDA

REGULAR MEETING OF THE BOARD OF COMMISSIONERS
HOUSING AUTHORITY OF THE CITY OF NEW HAVEN
360 ORANGE STREET, NEW HAVEN, CT 06511
TUESDAY, MARCH 15, 2022 at 4:00 P.M.

<https://v.ringcentral.com/join/862116179?pw=c5c8c9b37e4b2bff4524fe13c457e0bc>

Dial:16504191505

Access Code / Meeting ID: 862 116 179

1. Roll Call
2. Approval of the minutes from February 15, 2022
3. Bills and Communications
4. Public Comments (3 Minutes per Individual /15 Minutes per Group)
5. President's Report

ACTION ITEMS

FINANCE COMMITTEE: *No Items*

P&D COMMITTEE: *No Items*

SERVICES COMMITTEE:

1. **Resolution #02-09/22-R;** Resolution Ratifying Contract Award to Ace Van & Storage, Inc. For Professional Moving and Storage Services Agency Wide In The Amount Not To Exceed \$151,600.00 For The Period Beginning March 1, 2022 And Ending February 28, 2023 With A One Year Renewal Option

MINUTES
Special Meeting of the Board of Commissioners
Housing Authority of the City of New Haven
360 Orange Street, New Haven, CT 06511
Held on Tuesday, February 15, 2022 at 4:00 p.m.

Those present included:

Erik Clemons, Chairman
William Kilpatrick, Vice Chairman
Danya Keene, Commissioner
Alberta Witherspoon, Commissioner
Karen DuBois-Walton, Secretary
Rolan Joni Young, McCarter & English LLP
Various staff and public attendees via RingCentral

The Special Meeting of the Board of Commissioners of the Housing Authority of New Haven was called to order at 4:04p.m.

At Roll Call, Chairman Clemons, Commissioner Keene, Commissioner Witherspoon, and Secretary DuBois-Walton were present in person in the boardroom. Commissioner Rivera-Bello and Vice Chairman Kilpatrick were present via RingCentral.

Approval of the Minutes from the February 15, 2022 Regular Meeting:

Motion to approve the minutes was moved by Commissioner Witherspoon and seconded by Commissioner Keene.

Bills and Communications:

Vendor Commitments Report totaling \$ 71,175.40 (listed on page 3, this excludes paid inv. on report). This list consists of invoices that have been received and entered in the system but may not be ready for payment. A register of the paid invoices may be provided at the February 15, 2022, Board of Commissioners meeting.

Bank Book Check Register totaling \$ 2,498,802.81 (listed on page 12). This list consists of invoices that have been paid from January 1 – January 31, 2021. A&A Office System, Inc (\$38,675) for HCV scanning services; A Prete Construction Company, Inc (\$66,158) for McQueeney Commercial space renovations & RAD III; Anthem Blue Cross/Blue Shield (\$417,903) for medical insurance for two months; Banton Construction Company (\$188,740) for Robert T. Wolfe upgrades & McQueeney Commercial space; JLY Enterprises LLC (\$ 28,700) for Scattered Site furnaces; Nobe Construction Company (\$ 16,180) for RAD; City of New Haven (\$ 29,074) for agencywide bulk trash & LCI services; United Illuminating (\$ 222,624) for various sites; Oxford Health Plans, LLC (\$ 44,128) for agency medical insurance; Elm City Carpentry (\$ 45,024) for Essex fencing & basement abatement.

The total of both registers is \$ 2,569,978.21

Presented by Natalia Rutenberg

Read into the record by Secretary Karen DuBois-Walton
Accepted as stated.

Public Comments: *None*

President's Report

To: ECC/HANH Board of Commissioners

From: Karen DuBois-Walton, Ph.D., President

Date: February 15, 2022

RE: President's February 2022 Report—Annual Meeting
I. Administrative

Happy Black History Month! This has been a busy time as we continue to work under COVID-19 precautions and find the best ways to maintain the services upon which our residents depend. February also marks the beginning of the CT Legislative Session. We have been working in advance of the start of session to ensure that our bill from last year expanding PHA jurisdiction is raised this session. In preliminary meetings with the Housing Committee co-chairs they have committed to this effort. We are also engaged in the Open Communities Alliance's Growing Together CT coalition. Growing Together CT seeks to increase the supply of quality affordable housing by increasing requirements on suburban towns and through investment in equitable urban revitalization. ECC/HANH along with the YWCA in Hartford are co-chairing the equitable urban revitalization committee. Through this advocacy, we will launch a multi-city grassroots engagement process to develop strategies for urban wealth creation and ownership, quality affordable rental, and place-making and community building. The Growing Together CT coalition launched on February 15th, 2022.

At the local level, ECC/HANH engages in the development of local housing policy in part through membership on the Affordable Housing Commission and through public input through other forums. Recently the AHC submitted its inaugural report summarizing the first 6 months of work. Some of the recommendations included creation of a rental registry, revisions to the Inclusionary Zoning ordinance, and investment of ARP dollars in affordable housing. See here for more on the presentation to the New Haven Board of Alders Legislation Committee:

https://www.newhavenindependent.org/article/bmr_registry

ECC/HANH has been planning for the ending of the eviction moratorium scheduled for February 15th. Recognizing that the economic disruption has not ended and that the disruption impacts both tenants and landlords, we seek a balanced approach that continues a safety net for our families and provides relief to landlords.

In other resident support initiatives, LEAP recently opened a new site at Ross-Woodward School on the East side of the city and seeks to partner with us to engage families. CED and LEAP staff went door to door engaging families and offering this program and other program materials to families at Essex, Quinnipiac Terrace, St. Anthony's and Eastview Terrace. Thank you to our CED team and our partners at LEAP. See here for an article in the New Haven Independent https://www.newhavenindependent.org/article/leap_leaps_into_quinnipiac_meadows

And finally, thank you to our IT team led by Donna Piccirilli, VP of IT whose work developing on updated website was recognized by the Council of Large Public Housing Authorities (CLPHA). Donna was invited to present our website to other communications team members on the CLPHA webinar this month.

Time Extension Granted per Resolution #02-25/10-R

- Contract extension with Hartford Truck & Equipment for snow & vehicle equipment from February 28, 2022 to August 31, 2022. (PO#21814-13464)

II. Finance-December 2021 YTD Financials

December 2021	MTW Budget	MTW Actual	Variance	NON-MTW Budget	NON-MTW Actual	Variance	ELIMS Budget	ELIMS Actual	Variance	Total Budget	Total Actual	Total Variance
70500 TENANT REVENUE	322,452	525,060	202,608	-	-	-	-	-	-	322,452	525,060	202,608
70600 HUD REVENUE	26,365,954	23,845,354	(2,520,600)	54,988	(59,201)	(114,189)	-	-	-	26,420,942	23,786,153	(2,634,789)
70000 OTHER REVENUE	14,575	262,846	248,271	4,786,212	4,713,183	(73,028)	(2,334,472)	(2,405,892)	71,420	2,466,316	2,570,138	103,822
70000 TOTAL REVENUE	26,702,982	24,633,260	(2,069,721)	4,841,200	4,653,982	(187,217)	(2,334,472)	(2,405,892)	71,420	29,209,710	26,881,350	(2,328,359)
91000 OPERATING ADMINISTRATIVE	3,597,547	3,306,487	291,060	1,945,790	1,244,539	701,251	(2,334,472)	(2,405,892)	71,420	3,208,865	2,145,134	1,063,731
92500 TENANTS SERVICES	63,125	58,092	5,033	575,228	220,721	354,508	-	-	-	638,353	278,813	359,541
93000 UTILITIES	424,958	458,969	(34,011)	99,632	27,358	72,274	-	-	-	524,591	486,327	38,263
94000 MAINTENANCE	733,691	1,231,282	(497,591)	148,022	49,884	98,137	-	-	-	881,713	1,281,166	(399,454)
95000 PROTECTIVE SERVICES	36,751	37,410	(659)	6,355	1,608	4,747	-	-	-	43,106	39,018	4,088
96000 GENERAL EXPENSE	-	-	-	70,774	67,424	3,350	-	-	-	70,774	67,424	3,350
96100 INSURANCE PREMIUMS	165,644	244,065	(78,421)	959	-	959	-	-	-	166,603	244,065	(77,462)
96200 OTHER	464,738	423,350	41,388	-	-	-	-	-	-	464,738	423,350	41,388
96800 SEVERANCE EXPENSE	-	-	-	-	1,250	(1,250)	-	-	-	-	1,250	(1,250)
96900 TOTAL OPERATING EXPENSES	5,486,454	5,759,654	(273,200)	2,846,760	1,612,785	1,233,975	(2,334,472)	(2,405,892)	71,420	5,998,742	4,966,547	1,032,195
97100 EXTRAORDINARY MAINTENANCE	28,922	39,906	(10,984)	3,593	14,828	(11,235)	-	-	-	32,514	54,733	(22,219)
97200 CASUALTY LOSSES - NON CAPITALIZED	-	-	-	-	-	-	-	-	-	-	-	-
97300 HAP EXPENSE	19,003,351	15,948,903	3,054,448	-	-	-	-	-	-	19,003,351	15,948,903	3,054,448
97400 DEPRECIATION EXPENSE	853,975	440,013	413,962	92,611	70,574	22,037	-	-	-	946,586	510,587	435,999
90000 OTHER EXPENSES	19,886,248	16,428,822	3,457,426	96,204	85,402	10,802	-	-	-	19,982,451	16,514,223	3,468,228
TOTAL EXPENSES	25,372,702	22,188,476	3,184,226	2,942,963	1,698,186	1,244,777	(2,334,472)	(2,405,892)	71,420	25,981,193	21,480,770	4,500,423
RAD/DEV - MTW Fund Expenditures	(687,500)	(732,374)	44,874	(1,666,467)	(1,095,572)	(570,895)	-	-	-	(2,353,967)	(1,827,946)	(526,021)
Investment in the financing of affordable housing Dev	-	-	-	-	-	-	-	-	-	-	-	-
Reserve for interest on N/R	-	-	-	(1,821,135)	(2,039,422)	218,287	-	-	-	(1,821,135)	(2,039,422)	218,287
10010 Operating Transfer In	552,254	461,856	90,398	1,666,467	1,095,572	570,895	-	-	-	2,218,721	1,557,428	661,293
10020 Operating Transfer Out	(2,218,721)	(1,557,428)	(661,293)	-	-	-	-	-	-	(2,218,721)	(1,557,428)	(661,293)
10000 EXCESS OF REVENUE OVER (UNDER) EXPENSES	(1,023,687)	616,838	(1,640,525)	77,101	916,373	(839,272)	-	-	-	(946,586)	1,533,212	(2,479,798)
ADJ FOR DEPRECIATION EXPENSE	853,975	440,013	413,962	92,611	70,574	22,037	-	-	-	946,586	510,587	435,999
350 SURPLUS / (DEFICIT)	(169,712)	1,056,851	(1,226,563)	169,712	986,947	(817,235)	-	-	-	0	2,043,799	(2,043,799)

III. Operations

A. Vacancy Rate

HANH's current occupancy rate for the month for January 2022 is 91%. The agency goal is 96.00%. Attainment of this goal remains the primary objective for the Operations Department.

B. Rent Collection

Rent Collection – HANH's rent collection for the year to date ending the month of January 2022 is 65.5%. The agency goal is 95%. After many months of successfully reducing the TAR from a high in 2014, HANH saw the TAR reduced by over 75% prior to the COVID-19 pandemic. Rent collection has been poor over the past year and a half, however, staff is working with residents to get into compliance and to obtain rent relief resources through the city and state.

Total Collected

	CY 2021	CY 2022	Variance
January	75.69%	65.57%	-10.12

February	76.19%		
March	80.67%		
April	83.27%		
May	82.07%		
June	73.96%		
July	75.22%		
August	68.87%		
September	72.80%		
October	71.75%		
November	70.47%		
December	62.56%		
Average	78.07%		

Community and Economic Development (CED) Monthly Report **CARES Program Highlights**

- 5 participants graduated from CARES – All households agreed to remain in their current unit and are scheduled to pay flat/market rental effective 2/1/2022.
- 7 new participants entering the CARES program.
- **M. B** and family graduated in January. Having originally immigrated from Africa, M.B HOH & Co head have worked towards self-sufficiency by seeking full time employment, increased their savings significantly & worked with our community partners, Neighborhood Housing Services and CT Association of Human Services. M. B received a pre-approval this month to purchase a home and is actively working with his realtor to find a two-family home. His family currently has \$32,000 in personal saving, a REEF Account balance \$18,000 and a credit score of 660.
- **B. T** - is gainfully employed on a F/T basis. While participating in the FSS program and having received the IEE benefits she has been able to save \$35,058 besides her \$4,827 accrued in escrow.
- **J. S** - started the program on 08/01/2017 and has saved over \$5,000 so far, with a FICO credit score of 817. He has been employed at the same location for the past 12 years and earns over \$32,000 yearly. This month, he was given the “green light” to pursue his dream of becoming a homeowner.
- **S. F** - started the program on 01/01/2017 and has saved \$4,917 to date with a FICO credit score of 678. She has been employed at Yale Hospital for the last 10 years and earns \$42,251 yearly. This month, she was given the “green light” to pursue her dream of becoming a homeowner.

FSS Highlights

Partnership between The New Haven Financial Empowerment Center established in 2019 with ECC/HANH through the Cities for Financial Empowerment Grant.

Outcomes to date:

- **201** ECC/HANH residents received services from FEC
- **189** direct referrals from ECC/HANH
 - Residents from MTW Programs, including HUD FSS, CARES and Workable Families
 - Key element was continued Case Management from ECC/HANH Coordinators
- Coordinated efforts resulted in:
 - **129,103k debt reduction** (37 residents)
 - Average credit score **648** after receiving services (201 residents)
 - **315** one-on-one budgeting sessions
 - **175** outcomes achieved (individual goals reached)

ECC Believes Highlights

- Hosted event to distribute a diaper, masks, wipes, and Covid home tests distribution in which **22** families registered to attend.
- Currently recruiting for the *Young & Fun* reading groups that will be held monthly families with children between the ages of 3 and 6. Facilitated by SCSU MSW Intern.
- Youth Enrolled in ECC Believes Programs: **149**
- Coordinating Community Canvassing event with LEAP to take place in February throughout Quinnipiac Meadows.

Planning and Modernization

Lead-Based Paint Capital Fund Program—Lead Grant Funding Years 2017 and 2020

HUD Housing Related Hazards 2020

- P&M responded to the HUD NOFA for the Housing Related Hazards for Fiscal Year 2020, due May 25, 2021. On September 29, 2021, ECC was awarded \$3,999,993., the highest amount to a Housing Authority, in the nation, to address the following Hazards at Scattered Sites, Essex, Crawford Manor, Wolfe: Smoke and Carbon monoxide, Radon, Mold and Vermin (high-rise buildings). Work will include inspections, testing, installation of equipment, treatments and post-abatement testing, as required. The grant covers abatements in buildings encompassing 402 units. Scheduling has begun with CO & smoke detectors (HUD stated priority), and Radon testing and mitigation.

HUD Lead Grant 2017

- On January 16, 2018, HUD issued a NOFA for competitive grant applications under its Lead-Based Paint Capital Fund Program to identify and eliminate lead-based paint hazards in public housing. HUD announced 20 awards nation-wide on September 5, 2018. ECC/HANH received \$986,260; the amount requested. The identified properties are McConaughy Terrace, Essex Townhouses, and multiple Scattered Site East and

Scattered Sites West properties. Properties will be remediated, abated or encapsulated, as recommended by the selected Design team. The grant funds have been used to inspect and test ECC's portfolio properties which were built before 1978, the date when lead was no longer used in residential house paint. Project encompassing abatement in 299 units of housing went out to bid in one package November 25, 2019 P&M has been in communication with the CTDPH and NHDPH and the HUD Field Office, Office of Healthy Homes and HUD National office on our progress, as per requirement of the Grant and HUD and State of Connecticut and Local Regulations. Only one (1) bid came in and it was not deemed responsive. P&M revised a Request for Proposals for Indefinite Quantities Hazmat Contractors to enable ECC to address the required abatement which was to go to the July Board meeting. This solicitation resulted in 2 proposals which were deemed nonresponsive. P&M is currently addressing all units, the highest priority units first, by repackaging the work in 9 smaller solicitation packages. P&M met with our Procurement Director and the HUD Lead team in Washington, and they are in agreement with this approach. In the interim, P&M and Operations departments are continuing to perform HUD Guidelines-recommended interim control measures to temporarily remove lead hazards until Lead abatement contractors are on board. Regulation required testing after Interim Controls is being performed. We are proceeding according to our prioritization algorithm to address the units with greatest need (children under 6 years, and a lead finding). Due to the COVID, we have restricted our scheduled Interim Control Measures to exterior work, only, so as not to expose residents to workers within their homes. We will return to the interior prioritization list as soon as it is deemed safe to do so.

- Groups 1 & 2 contracts for Scattered Sites West properties, awarded. Group 1 construction completed, and in closeout, and Group 2 will be completed January 28, 2022.
- Group 3 solicited 2 times. Contract awarded; Bid protest, contract pulled; Contract being extended after protest resolved. Notice to proceed September 1, 2021. Base abatement work completed; contract extended to accommodate long lead times on special order materials.
- Group 4 and Group 5, insufficient competition for award; Re-solicited as part of the HUD Grant 2020 redesign.
- Group 6, McConaughy, will be reworked for Interim Control Measures. Abatement will be conducted in conjunction with the Development project.
- Group 9, Essex, Contract awarded; work complete and closed out.
- Groups 7 was put out for quotes, February 2021 and did not receive responsive quotes. This was resolicited as part of the HUD Grant 2020 redesign.
- Group 8 was included in the HUD Grant 2020 redesign.
- P&M hosted pre-solicitation informational sessions to increase interest in the work, have contacted many contractors by email and by telephone to raise awareness. Solicitation packages are being staggered to allow time for smaller contractors to have time to respond. We brought the scopes down in size to attract more response from contractors.

We are dividing the new design groupings into 3 small and one larger group, again, to attract smaller potentially MBE/WBE or Section 3 businesses.

- Given the new funding through HUD Lead Grant 2020, Planning & Modernization is reworking the abatement design in the above mentioned Lead solicitation Groupings to include removal of the lead instead of encapsulation, which will be the difference between Lead Safe and Lead Free in many units. This grant will also fund the residing of all but seven of the Scattered Site East and West Lead properties. We are very fortunate to have the funding to make our Scattered Sites homes even safer.

HUD Lead Grant 2020

- P&M responded to a NOFA for an additional **\$3,700,000** in Lead Abatement funds to heal the gap in funding from the original grant, and to be able to approach the abatement by removal of the lead as opposed to encapsulation, in many units. On May 11, 2021, HUD announced lead grant awards. ECC/HANH received the full **\$3,700,000** requested. This funding will permit replacement of degraded Lead based paint siding on multiple scattered site homes and the replacement of lead painted windows and interior construction components, making our homes healthier for families. Removal instead of encapsulation will permanently remove the Lead risk. P&M selected an architect and environmental consultant. Exterior and Interior property inspections were completed in October 2021. Design development drawings are underway, prioritizing units with children under 6 and units with higher lead content. Quarterly update submitted to HUD 2/10/2022.

CFP Tasks

P&M Projects 2020-2022

- **Scattered Sites: Heating and Gas Conversion:** Contract Documents completed. Contract out to bid in September 2019, yielded only one bid, 40% over cost estimate. Re-procurement yielded responsive bid approved by the Board. Construction started April 15, 2021 and original Scope of Work is, 100% complete. Related change order work completed with environmental testing. Final payment and closeout in process.
- **Crawford Manor: ADA Entrance and Access Improvements and Fire Panel and Fire Pump Replacement:** ECC rescinded previously awarded contract due to COVID considerations. Project was repackaged to perform PH1- ADA entry and fire pump renovations. PH 2, Fire Panel replacement work which requires entry into resident units in an Elderly development, was postponed until deemed safe to proceed, due to COVID. Seven (7) bids were received for Phase 1 vestibule and fire pump replacement. In March 2021, Board approved contract award. ADA entry vestibule is completed, and in use. The fire pump is on site. Fire Marshal required a change in electrical panels, a change order which added time. A portion of the work has been paid for by CARES funding. Work now anticipated to be complete February, 2022.

- **Robert T. Wolfe Renovations:** A team of architects, engineers, environmental consultants, Operations and Planning and Modernization staff completed a survey of critical needs, health, life and safety considerations. Cost estimates were evaluated, and prioritized projects selected for design; bids were solicited, and 2 non-responsive bids submitted. Project resolicited. An elevator consultant was procured to design for elevator repairs, which were procured separately; ECC Indefinite Quantities Architect assisted in approaching repairs in a novel way saving ECC almost \$500,000 on the repairs. Currently both elevators are running. Due to COVID. Wolfe Phase 1 excludes work requiring entry into resident units or requiring relocation of residents in an elderly and disabled population; Construction on the community room and corridors is completed. Laundry room and ADA entry are proceeding. A contract for Phase 2, for resident interior improvements has been awarded, and preconstruction surveys have been performed. 10-unit bathrooms will be replaced and miscellaneous other life health and safety improvements throughout the majority of the residential units. Work begins February, 2022.
- **McConaughy Terrace:** Sanitary and Storm Sewer Improvements; Two (2) bids were received, and the contract was awarded to the lowest responsible bidder. Construction started August 2020, replacing sanitary and storm sewers in sequence; delayed start due to COVID planning for safety of the community. Construction proceeded on schedule, however due to discovery and removal of contaminated soils, a wintertime extension has been given. Additional soil disposal costs and general conditions cost were brought to the BOC. Substantial completion was reached 5/19/2021, with only minor punch list items remaining. This project has replaced all of the damaged and failing storm and sanitary sewer lines which were 70 years old, vastly improving health and safety for the 198 families and 3 communal areas at McConaughy Terrace. Project is closed out.
- **Physical Needs Assessments:** P&M solicited the services of architects and engineers to provide Physical Needs Assessments (PNAs) and Capital Needs Assessments for RAD which are recommended for planning capital and development projects. Procurement scheduled virtual interviews with both respondents. A contractor was selected and approved by the BOC, June 2021. All site inspections for the original scope have been completed. Draft reports have been reviewed edited and resubmitted to ECC, and are under final review. Resident youth has been hired as part of the consultants' Section 3 commitment to assist on the project.
- **Essex Envelope and Site Fencing:** Project design completed. Scope of project included roof, gutter, siding, window, AC sleeve, asbestos pipe insulation abatement and fencing replacement. Project scope revised to include only Site fencing and asbestos pipe insulation, as these portions can be addressed without unit entry during COVID. Bids solicited in March for fencing and basement pipe abatement. Six bids received. Scope of work was rebid. Project awarded and

pipe insulation abatement is 99% completed. Fencing will be installed in Spring, 2022.

- **Essex Envelope and Bathroom and Flooring Upgrades:** This project will replace Roofs, Siding, Windows, Gutters and downspouts, provide code required AC sleeves, replace all bathrooms, and some flooring which is all beyond their Estimated Useful Life. This is a major improvement for residents of Essex Townhouses. Due to procurement issues the solicitation was cancelled, and the project put out to bid, again. Project awarded, and construction phase has begun.
- **ECC Design Standard Specifications:** P&M has updated the standard design and construction specifications in a comprehensive manner, soliciting input from the Glendower Group, Operations and 360 Management, to create a practical document for in-house and Consultant use. Project is completed.
- **425B Eastern Street:** P&M solicited A&E and environmental design services for a vacancy rehabilitation project. 425B Eastern Street sustained significant structural and cosmetic damage due to a fire. Solicitation received several bids; contract awarded. ECC's insurance company was contacted, and monies will be available for a portion of the repairs. Project has reached substantial completion. Change order work completed including Fire Marshal request, and repairs to damage subsequent to design.
- **IQC Vacancy Contractor:** P&M and Operations working together to support vacant unit upgrade needs through management of 2 IQC painting and clean out contracts, one for high rise units and one for units with residential rates. Current contracts expired; Operation solicited quotes for new contracts which will be managed by Operations with Operations funding.
- **295 Wilmot Road—West Rock Community Center:** Structural Engineering study and cost estimate solicited to support Operations. Two areas identified requiring structural shoring. Shoring quotes solicited, with only 1 quote significantly above the independent cost estimate, and therefore, not accepted. Quotes were solicited for the shoring between Buildings 1&2 and a contract has been awarded. Design, procurement and construction will make reentry into the building by end of February 2022.

The Glendower Group

- **Farnam Courts Phase II**
 - For the purpose of Financing Glendower bifurcated the redevelopment of Phase II into two phases – 4% and 9%.
 - Glendower Farnam Courts 4%, LLC (closest to Farnam 1), will consist of 45 units and Glendower Farnam Courts 9%, LLC will consist of 66 units including 52 affordable, a community building, and a park.
 - 100% drawing completed on January 24, 2020.
 - Haynes Construction has been selected to be the General Contractor for Phase II.
- **Farnam Courts Phase II 4%**

- Successfully closed on July 7, 2020.
- Notice to proceed issued to begin work on July 13, 2020.
- Construction completed and keys turned over on 10/13/21.
- **Farnam Courts Phase II 9%**
 - Successfully closed on December 17, 2020
 - Notice to proceed issued to begin vertical and demolition work on December 18, 2020.
 - Construction is ongoing and on schedule.
 - Vertical and infrastructure to be completed by April 30, 2022
 - Demolition of former Farnam buildings completed.
 - HTCC application submitted on June 1, 2021, for additional funding in the amount of \$500,000 due to offset the cost of the sharp increase in lumber pricing across construction nationally caused by the Covid pandemic. Awarded the full amount on October 8, 2021.
 - Substantial completion by April 6, 2022.
- **Westville Manor**
 - The Authority submitted a 9% LIHTC application in November 2016 to complete the offsite component on the Rockview Phase II site and was awarded. - Contract closing for Rockview Phase 2 occurred on June 20, 2019.
 - The Authority issued an RFQ for a Master Planner for Westville Manor and selected a team composed of Ken Boroson Architects and Torti Gallas Planners.
 - The planning team has begun scheduling the necessary steps to prepare for the first application for on-site redevelopment with a target of January 2022. This application will address the first phase of Westville Manor consisting of 50 total units and will include the 21 unit 3-story main building.
 - It is anticipated that funding for the final Westville Manor on-site phase consisting of 59 units will be submitted under the 9% LIHTC CHFA round in 2022 or 2023.
 - The master Planning Team held a series of meetings and charrettes in September 2018 and will completed a final recommendation to stakeholders in January 2019. The Authority submitted a RAD application for Westville Manor and was awarded.
 - It was determined that a Planned Development District (PDD) was the best approach to the redevelopment of the site. A PDD application was submitted to the City of New Haven in January 2019 that will include the redevelopment of 109 units on site of which 80% will be RAD replacement units and 20% unrestricted. The Board of Alders approved the PDD in April 2019.
 - Submitted a 9% LIHTC application for on-site Phase 1 on January 12, 2022.
 - Anticipated closing in 1st quarter of 2023.
- **RAD Portfolio Award**

- The Authority received a portfolio award, inclusive of 13 developments, detailed herein. They have been grouped as follows:
 - **Group I: Motley, Bush, Harvey and Newhall Garden**
 - Development completed and leased.
 - **Group IIA: Waverly and Stanley Justice and Fulton Park**
 - Development completed and leased.
 - **Group IIB: Valley Townhomes**
 - Submitted financing template to the Resource desk on November 2, 2021
 - HUD concept call completed on October 7, 2021.
 - Closing anticipated to be the March 1, 2022.
 - **Group III: McQueeney, and Celentano**
 - Closed February 27, 2020.
 - Construction began on March 9, 2020.
 - Construction activities are **COVID delay of 8 weeks**. State and nationwide slowdowns and shutdowns are being monitored for possible schedule overruns.
 - Final completion for McQueeney October 31, 2021
 - Final completion for Celentano October 31, 2021
 - Conversion to permanent financing anticipated to be completed by March 31, 2022.
 - **Group IV: Ruoppolo and Fairmont,**
 - Closed on March 11, 2021.
 - Construction began March 15, 2021
 - Final completion for Fairmont Heights May 31, 2022
 - Final completion for Ruoppolo Manor May 31, 2022.
- **McConaughy Terrace**
 - For the purpose of Financing Glendower bifurcated the redevelopment into two phases – 4% and 9% Low Income Housing Tax Credit applications.
 - Glendower McConaughy Terrace 4%, LLC will consist of 92 affordable units and Glendower McConaughy Terrace 9%, LLC will consist of 104 affordable and 26 market rate units.
 - 90% drawing completed on October 31, 2021 for the 9% phase.
 - LaRosa Building Group, LLC has been selected to be the General Contractor for the Development.
- **McConaughy Terrace 4%**
 - Submitted a LIHTC application to CHFA on November 12, 2021. Application awarded in conjunction with the 9% award identified below.
 - Closing anticipated to be on the 3rd quarter of 2022.
- **McConaughy Terrace 9%**
 - Submitted a LIHTC application to CHFA on November 12, 2020.

- Application was awarded under the 2020 competitive LIHTC round. The 9% LIHTC award also included approval of the 4% award.
 - Closing anticipated to be on the 3rd quarter of 2022.
- **Scattered Sites**
 - Scattered site is multifamily redevelopment which includes 88 units located in various part of the city. The developments are: 23 Chamberlain Street, 54 Kingswood Drive, 63 Fulton Street, 425 Eastern Street, 437 Easter Street, 1361 Quinnipiac Ave, 1368 Quinnipiac Ave, 1370 Quinnipiac Ave, 1376 Quinnipiac Ave, 1378 Quinnipiac Ave, 1381 Quinnipiac Ave, and 1435 Quinnipiac Ave.
 - Submitted a 9% LIHTC application on January 12, 2022.
 - Anticipated closing in 2nd quarter of 2023.

FINANCE COMMITTEE:

**ELM CITY COMMUNITIES
Housing Authority of The City of New Haven
RESOLUTION #02-05/22-R**

RESOLUTION AUTHORIZING THE WRITE-OFF OF FORMER TENANT ACCOUNTS RECEIVABLE (TAR) FOR THE LOW-INCOME PUBLIC HOUSING (LIPH) PROGRAM FOR THE PERIOD ENDING 12/31/2021 IN THE AMOUNT OF \$5,412.80

WHEREAS, ECC/HANH's is responsible for the management and operation of all projects under the Federal Consolidate Program; and

WHEREAS, in the course of such operation, certain tenants of these developments discontinue occupancy leaving outstanding balances for rents and other charges with the Authority; and

WHEREAS, efforts were made to collect all outstanding balances while tenants remain in possession; and

WHEREAS, ECC/HANH has previously contracted with Collection Company of America during FY 2009 to pursue collection of outstanding balances, but effects proved to be unsuccessful; and

WHEREAS, ECC/HANH is currently carrying \$5,412.80 balance for 11 vacated tenants through December 31, 2021; and

WHEREAS, while ECC/HANH will remove the balances from ECC/HANH's Financial Reporting systems, the obligations of these former tenants will remain in the Low-Income Housing System for possible future collections; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN THAT:

1. The write-off for financial reporting purposes of all former tenant's accounts receivable balances accrued through December 31, 2021 for LIPH program in the amount of \$5,412.80 is hereby authorized.

2. The President be and is hereby authorized, empowered, and directed to take any and all such action ancillary, related and/or necessary action to fulfill the foregoing purposes and the purposes of this resolution.
3. This resolution shall take effect immediately.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present, on February 15, 2022.

Karen DuBois-Walton, Ph.D.
Secretary/President.

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

Rolan Joni Young, Esq.
A Senior Partner

Motion was made by Vice Chair Kilpatrick and seconded by Commissioner Witherspoon.

Natalia Rutenburg presented this resolution. Motion passed unanimously.

P&D COMMITTEE:

Housing Authority of the City of New Haven

Resolution #02-06/22-R

RESOLUTION RATIFYING A PREDEVELOPMENT LOAN AGREEMENT BETWEEN THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN (THE "AUTHORITY") AND THE GLENDOWER GROUP, INC. OR AN AFFILIATE THEREOF FOR CERTAIN QUALIFIED PREDEVELOPMENT EXPENSES FOR RAD SCATTERED SITE MULTIFAMILY REDEVELOPMENT IN AN AMOUNT NOT TO EXCEED \$800,000 FOR THE PERIOD COMMENCING AUGUST 1, 2021 AND ENDING DECEMBER 31, 2026.

WHEREAS, The Housing Authority of the City of New Haven d/b/a Elm City Communities ("ECC") hereby request authorization from the Board of Commissioners to make an interim predevelopment loan in the amount of \$800,000 to carry out the redevelopment of the RAD Scattered Site Multifamily redevelopment ("the Project"); and

WHEREAS, the Owner will enter into a Predevelopment Loan that sets forth the terms and condition for repayment of the predevelopment loan by the Owner upon the earlier of: (i) its financial closing for the Project; or (ii) December 31, 2026; and

WHEREAS, the Glendower instrumentality will serve as Developer and has or will establish an owner entity to own the improvements and shall ground lease the property from ECC; and

WHEREAS, the obligation of the Owner to repay the Predevelopment Loan shall be evidenced by a Predevelopment Note. Owner's liability under such note shall only extend to its interest in the Project Documents as assigned to the Authority pursuant to the Assignment of Project Documents and Consent to Assignment of Contract, except with respect to certain enumerated carve-outs for fraud and misrepresentation; and

WHEREAS, each contractor paid from the loan funds must consent to the assignment to the Authority of its contract with the Developer or the Owner. Contractor agrees to recognize, honor and be bound by the terms, provisions and conditions of the Assignment; and

WHEREAS, this resolution is seeking authorization for a predevelopment loan for an amount of \$800,000 which will be paid by the Owner upon the earlier of: (i) the financial closing for the Project; or (ii) December 31, 2026.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN that:

1. The Pre-development Loan Agreement between the Authority and the Developer in an amount of not to exceed \$800,0000 for the period commencing August 1, 2021 and ending upon the earlier of: (i) the financial closing for the Project; or (ii) December 31, 2022 is hereby approved.
2. The President be and is hereby authorized to take any and all such action and execute such documents as necessary to effectuate the terms and conditions of this Resolution.
3. This Resolution shall take effect immediately.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present, on February 15, 2022.

Karen DuBois-Walton, Ph. D.
President

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

By: _____
Rolan Joni Young, Esq.
A Partner

Motion was made by Commissioner Witherspoon and seconded by Commissioner Keene.

Edward LaChance presented this resolution. Motion passed unanimously.

HOUSING AUTHORITY OF THE CITY OF NEW HAVEN

RESOLUTION 02-07/22-R

**TO MAKE DECLARATION OF OFFICIAL INTENT
FOR REIMBURSEMENT BONDS
FOR THE ST. LUKE'S WHALLEY AVENUE DEVELOPMENT PROJECT**

WHEREAS, the Internal Revenue Service has promulgated regulations (the "Regulations") under the Internal Revenue Code of 1986, as amended (the "Code") that govern the allocation of the proceeds of tax-exempt debt issued to reimburse expenditures paid by a borrower of tax-exempt debt, prior to the issuance of such debt; and

WHEREAS, such Regulations set forth the circumstances under which allocations of proceeds to reimburse such prior expenditures shall be treated as an expenditure of proceeds on the date of such allocations; and

WHEREAS, generally, in order to satisfy the Regulations and be able to reimburse expenditures (except for certain de minimis expenditures and preliminary costs as defined in the Regulations) with the proceeds of tax-exempt debt, the issuer of tax-exempt debt must, among other things, declare not later than sixty (60) days after the date of such expenditure, a reasonable official intent to so reimburse; and

WHEREAS, the purpose of this official intent requirement is to provide objective evidence that on the date of this declaration, the issuer intended to reimburse the expenditure; and

WHEREAS, officials of The Glendower Group and St. Luke's Development Corporation (collectively, the "Developer") have made a proposal to the Housing Authority of the City of New Haven (the "Authority") and have requested the assistance of the Authority in financing the costs of demolition, construction and reconstruction of approximately sixty-nine residential units to be located at 117-125 and 129 Whalley Ave, 10-12 Dickerman and 34-36 Sperry, New Haven,

Connecticut, including site work, architectural and engineering fees to be owned and operated by an entity that will consist of a to-be formed limited partnership or limited liability company with Glendower and SLDC each serving as members of the general partner or managing member, as applicable, (the "Project"), by the issuance of bonds of the Authority in the maximum principal amount of not exceeding \$20,000,000 (the "Bonds") pursuant to Chapter 128 of the General Statutes of Connecticut, Revision of 1958, as amended (the "Act");

NOW THEREFORE, be it resolved that the Authority declares its official intent as follows:

1. The Authority reasonably expects to incur expenditures (the "Expenditures") in connection with the Project of which a general functional description is as set forth above.

2. The Authority reasonably expects to reimburse itself for the cost of Expenditures with respect to the Project with the proceeds of tax-exempt debt to be issued by the Authority within eighteen (18) months after the date of any Expenditure or the date the Project was placed in service or abandoned, whichever is later. The maximum principal amount of such debt with respect to the Project is not expected to exceed \$20,000,000.

3. This declaration of official intent is a declaration of official intent made pursuant to Section 1.150-2 of the Regulations.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present, on February 15, 2022.

Karen DuBois-Walton, Ph.D.
Secretary/Executive Director

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

By: _____
Rolan Joni Young, Esq.

Motion was made by Commissioner Witherspoon and seconded by Commissioner Rivera-Bello.

Edward LaChance presented this resolution. Motion passed unanimously.

SERVICES COMMITTEE:

**ELM CITY COMMUNITIES
Housing Authority of the City of New Haven**

Resolution Number 02-08/22-R

**RESOLUTION RATIFYING THE AUTHORIZATION OF THE SECTION 3
ADMINISTRATIVE POLICY**

WHEREAS, Elm City Communities, HANH has established defined standards and guidelines regarding applying Section 3 regulations to all HANH contracts and residents: and

WHEREAS, HUD Section 3 requirement reference 24 CFR 75 as of November 1, 2020; and

WHEREAS, HANH has established defined standards and guidelines regarding the utilization of Section 3 workers and Section 3 businesses partially or wholly funded with monies from HUD.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN that the ratification of the Section 3 Administrative Policy be approved and the President be and hereby is authorized, empowered and directed to act on behalf of ECC,HANH/GG to take all such actions as are necessary or appropriate to cause to be prepared, execute and finalize, upon such terms as the President deems necessary and appropriate and in the best interest of ECC, HANH/GG, the agreement contemplated hereby.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present on February 16, 2022.

Karen DuBois-Walton, Ph. D.
Secretary/President

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

By: _____
Rolan Joni Young Smith, Esq.
A Senior Partner

Motion was made by Commissioner Witherspoon and seconded by Commissioner Keene.

Lavonta Bryant presented this resolution. Motion passed unanimously

Adjournment: Motion to adjourn was made at 4:23 p.m. by Vice Chairman Kilpatrick Keene and seconded by Commissioner Witherspoon. Motion passed unanimously.

ADJOURNMENT

President's Report

To: ECC/HANH Board of Commissioners

From: Karen DuBois-Walton, Ph.D., President

Date: February 15, 2022

RE: President's February 2022 Report—Annual Meeting

I. Administrative

Happy Black History Month! This has been a busy time as we continue to work under COVID-19 precautions and find the best ways to maintain the services upon which our residents depend.

February also marks the beginning of the CT Legislative Session. We have been working in advance of the start of session to ensure that our bill from last year expanding PHA jurisdiction is raised this session. In preliminary meetings with the Housing Committee co-chairs they have committed to this effort. We are also engaged in the Open Communities Alliance's Growing Together CT coalition. Growing Together CT seeks to increase the supply of quality affordable housing by increasing requirements on suburban towns and through investment in equitable urban revitalization. ECC/HANH along with the YWCA in Hartford are co-chairing the equitable urban revitalization committee. Through this advocacy, we will launch a multi-city grassroots engagement process to develop strategies for urban wealth creation and ownership, quality affordable rental, and place-making and community building. The Growing Together CT coalition launched on February 15th, 2022.

At the local level, ECC/HANH engages in the development of local housing policy in part through membership on the Affordable Housing Commission and through public input through other forums. Recently the AHC submitted its inaugural report summarizing the first 6 months of work. Some of the recommendations included creation of a rental registry, revisions to the Inclusionary Zoning ordinance, and investment of ARP dollars in affordable housing. See here for more on the presentation to the New Haven Board of Alders Legislation Committee: https://www.newhavenindependent.org/article/bmr_registry

ECC/HANH has been planning for the ending of the eviction moratorium scheduled for February 15th. Recognizing that the economic disruption has not ended and that the disruption impacts both tenants and landlords, we seek a balanced approach that continues a safety net for our families and provides relief to landlords.

In other resident support initiatives, LEAP recently opened a new site at Ross-Woodward School on the East side of the city and seeks to partner with us to engage families. CED and LEAP staff went door to door engaging families and offering this program and other program materials to

families at Essex, Quinnipiac Terrace, St. Anthony's and Eastview Terrace. Thank you to our CED team and our partners at LEAP. See here for an article in the New Haven Independent https://www.newhavenindependent.org/article/leap_leaps_into_quinnipiac_meadows

And finally, thank you to our IT team led by Donna Piccirilli, VP of IT whose work developing on updated website was recognized by the Council of Large Public Housing Authorities (CLPHA). Donna was invited to present our website to other communications team members on the CLPHA webinar this month.

Time Extension Granted per Resolution #02-25/10-R

- Contract extension with Hartford Truck & Equipment for snow & vehicle equipment from February 28, 2022 to August 31, 2022. (PO#21814-13464)

II. Finance-December 2021 YTD Financials

December 2021												
	MTW Budget	MTW Actual	Variance	NON-MTW Budget	NON-MTW Actual	Variance	ELIMS Budget	ELIMS Actual	Variance	Total Budget	Total Actual	Total Variance
70500 TENANT REVENUE	322,452	525,060	202,608	-	-	-	-	-	-	322,452	525,060	202,608
70600 HUD REVENUE	26,365,954	23,845,354	(2,520,600)	54,988	(59,201)	(114,189)	-	-	-	26,420,942	23,786,153	(2,634,789)
70000 OTHER REVENUE	14,575	262,846	248,271	4,786,212	4,713,183	(73,028)	(2,334,472)	(2,405,892)	71,420	2,466,316	2,570,138	103,822
70000 TOTAL REVENUE	26,702,982	24,633,260	(2,069,721)	4,841,200	4,653,982	(187,217)	(2,334,472)	(2,405,892)	71,420	29,209,710	26,881,350	(2,328,359)
91000 OPERATING ADMINISTRATIVE	3,597,547	3,306,487	291,060	1,945,790	1,244,539	701,251	(2,334,472)	(2,405,892)	71,420	3,208,865	2,145,134	1,063,731
92500 TENANTS SERVICES	63,125	58,092	5,033	575,228	220,721	354,508	-	-	-	638,353	278,813	359,541
93000 UTILITIES	424,958	458,969	(34,011)	99,632	27,358	72,274	-	-	-	524,591	486,327	38,263
94000 MAINTENANCE	733,691	1,231,282	(497,591)	148,022	49,884	98,137	-	-	-	881,713	1,281,166	(399,454)
95000 PROTECTIVE SERVICES	36,751	37,410	(659)	6,355	1,608	4,747	-	-	-	43,106	39,018	4,088
96000 GENERAL EXPENSE	-	-	-	70,774	67,424	3,350	-	-	-	70,774	67,424	3,350
96100 INSURANCE PREMIUMS	165,644	244,065	(78,421)	959	-	959	-	-	-	166,603	244,065	(77,462)
96200 OTHER	464,738	423,350	41,388	-	-	-	-	-	-	464,738	423,350	41,388
96800 SEVERANCE EXPENSE	-	-	-	-	1,250	(1,250)	-	-	-	-	1,250	(1,250)
96900 TOTAL OPERATING EXPENSES	5,486,454	5,759,654	(273,200)	2,846,760	1,612,785	1,233,975	(2,334,472)	(2,405,892)	71,420	5,998,742	4,966,547	1,032,195
97100 EXTRAORDINARY MAINTENANCE	28,922	39,906	(10,984)	3,593	14,828	(11,235)	-	-	-	32,514	54,733	(22,219)
97200 CASUALTY LOSSES - NON CAPITALIZED	-	-	-	-	-	-	-	-	-	-	-	-
97300 HAP EXPENSE	19,003,351	15,948,903	3,054,448	-	-	-	-	-	-	19,003,351	15,948,903	3,054,448
97400 DEPRECIATION EXPENSE	853,975	440,013	413,962	92,611	70,574	22,037	-	-	-	946,586	510,587	435,999
90000 OTHER EXPENSES	19,886,248	16,428,822	3,457,426	96,204	85,402	10,802	-	-	-	19,982,451	16,514,223	3,468,228
TOTAL EXPENSES	25,372,702	22,188,476	3,184,226	2,942,963	1,698,186	1,244,777	(2,334,472)	(2,405,892)	71,420	25,981,193	21,480,770	4,500,423
RAD/DEV - MTW Fund Expenditures	(687,500)	(732,374)	44,874	(1,666,467)	(1,095,572)	(570,895)	-	-	-	(2,353,967)	(1,827,946)	(526,021)
Investment in the financing of affordable housing Dev	-	-	-	-	-	-	-	-	-	-	-	-
Reserve for interest on N/R	-	-	-	(1,821,135)	(2,039,422)	218,287	-	-	-	(1,821,135)	(2,039,422)	218,287
10010 Operating Transfer In	552,254	461,856	90,398	1,666,467	1,095,572	570,895	-	-	-	2,218,721	1,557,428	661,293
10020 Operating Transfer Out	(2,218,721)	(1,557,428)	(661,293)	-	-	-	-	-	-	(2,218,721)	(1,557,428)	(661,293)
10000 EXCESS OF REVENUE OVER (UNDER) EXPENSES	(1,023,687)	616,838	(1,640,525)	77,101	916,373	(839,272)	-	-	-	(946,586)	1,533,212	(2,479,798)
ADJ FOR DEPREICATION EXPENSE	853,975	440,013	413,962	92,611	70,574	22,037	-	-	-	946,586	510,587	435,999
350 SURPLUS / (DEFICIT)	(169,712)	1,056,851	(1,226,563)	169,712	986,947	(817,235)	-	-	-	0	2,043,799	(2,043,799)

III. Operations

A. Vacancy Rate

HANH's current occupancy rate for the month for January 2022 is 91%. The agency goal is 96.00%. Attainment of this goal remains the primary objective for the Operations Department.

B. Rent Collection

Rent Collection – HANH’s rent collection for the year to date ending the month of January 2022 is 65.5%. The agency goal is 95%. After many months of successfully reducing the TAR from a high in 2014, HANH saw the TAR reduced by over 75% prior to the COVID-19 pandemic. Rent collection has been poor over the past year and a half, however, staff is working with residents to get into compliance and to obtain rent relief resources through the city and state.

Total Collected

	CY 2021	CY 2022	Variance
January	75.69%	65.57%	-10.12
February	76.19%		
March	80.67%		
April	83.27%		
May	82.07%		
June	73.96%		
July	75.22%		
August	68.87%		
September	72.80%		
October	71.75%		
November	70.47%		
December	62.56%		
Average	78.07%		

Community and Economic Development (CED) Monthly Report

CARES Program Highlights

- 5 participants graduated from CARES – All households agreed to remain in their current unit and are scheduled to pay flat/market rental effective 2/1/2022.
- 7 new participants entering the CARES program.
- **M. B** and family graduated in January. Having originally immigrated from Africa, M.B HOH & Co head have worked towards self-sufficiency by seeking full time employment,

increased their savings significantly & worked with our community partners, Neighborhood Housing Services and CT Association of Human Services. M. B received a pre-approval this month to purchase a home and is actively working with his realtor to find a two-family home. His family currently has \$32,000 in personal saving, a REEF Account balance \$18,000 and a credit score of 660.

- **B. T** - is gainfully employed on a F/T basis. While participating in the FSS program and having received the IEE benefits she has been able to save \$35,058 besides her \$4,827 accrued in escrow.
- **J. S** - started the program on 08/01/2017 and has saved over \$5,000 so far, with a FICO credit score of 817. He has been employed at the same location for the past 12 years and earns over \$32,000 yearly. This month, he was given the “green light” to pursue his dream of becoming a homeowner.
- **S. F** - started the program on 01/01/2017 and has saved \$4,917 to date with a FICO credit score of 678. She has been employed at Yale Hospital for the last 10 years and earns \$42,251 yearly. This month, she was given the “green light” to pursue her dream of becoming a homeowner.

FSS Highlights

Partnership between The New Haven Financial Empowerment Center established in 2019 with ECC/HANH through the Cities for Financial Empowerment Grant.

Outcomes to date:

- **201** ECC/HANH residents received services from FEC
- **189** direct referrals from ECC/HANH
 - Residents from MTW Programs, including HUD FSS, CARES and Workable Families
 - Key element was continued Case Management from ECC/HANH Coordinators
- Coordinated efforts resulted in:
 - **129,103k debt reduction** (37 residents)
 - Average credit score **648** after receiving services (201 residents)
 - **315** one-on-one budgeting sessions
 - **175** outcomes achieved (individual goals reached)

ECC Believes Highlights

- Hosted event to distribute a diaper, masks, wipes, and Covid home tests distribution in which **22** families registered to attend.
- Currently recruiting for the *Young & Fun* reading groups that will be held monthly families with children between the ages of 3 and 6. Facilitated by SCSU MSW Intern.
- Youth Enrolled in ECC Believes Programs: **149**

- Coordinating Community Canvassing event with LEAP to take place in February throughout Quinnipiac Meadows.

Planning and Modernization

Lead-Based Paint Capital Fund Program—Lead Grant Funding Years 2017 and 2020

HUD Housing Related Hazards 2020

- P&M responded to the HUD NOFA for the Housing Related Hazards for Fiscal Year 2020, due May 25, 2021. On September 29, 2021, ECC was awarded \$3,999,993., the highest amount to a Housing Authority, in the nation, to address the following Hazards at Scattered Sites, Essex, Crawford Manor, Wolfe: Smoke and Carbon monoxide, Radon, Mold and Vermin (high-rise buildings). Work will include inspections, testing, installation of equipment, treatments and post-abatement testing, as required. The grant covers abatements in buildings encompassing 402 units. Scheduling has begun with CO & smoke detectors (HUD stated priority), and Radon testing and mitigation.

HUD Lead Grant 2017

- On January 16, 2018, HUD issued a NOFA for competitive grant applications under its Lead-Based Paint Capital Fund Program to identify and eliminate lead-based paint hazards in public housing. HUD announced 20 awards nation-wide on September 5, 2018. ECC/HANH received \$986,260; the amount requested. The identified properties are McConaughy Terrace, Essex Townhouses, and multiple Scattered Site East and Scattered Sites West properties. Properties will be remediated, abated or encapsulated, as recommended by the selected Design team. The grant funds have been used to inspect and test ECC's portfolio properties which were built before 1978, the date when lead was no longer used in residential house paint. Project encompassing abatement in 299 units of housing went out to bid in one package November 25, 2019 P&M has been in communication with the CTDPH and NHDPH and the HUD Field Office, Office of Healthy Homes and HUD National office on our progress, as per requirement of the Grant and HUD and State of Connecticut and Local Regulations. Only one (1) bid came in and it was not deemed responsive. P&M revised a Request for Proposals for Indefinite Quantities Hazmat Contractors to enable ECC to address the required abatement which was to go to the July Board meeting. This solicitation resulted in 2 proposals which were deemed nonresponsive. P&M is currently addressing all units, the highest priority units first, by repackaging the work in 9 smaller solicitation packages. P&M met with our Procurement Director and the HUD Lead team in Washington, and they are in agreement with this approach. In the interim, P&M and Operations departments are continuing to perform HUD Guidelines-recommended interim control measures to temporarily remove lead hazards until Lead abatement contractors are on board. Regulation required testing after Interim Controls is being performed. We are proceeding according to our prioritization algorithm to address the units with greatest need (children under 6 years, and a lead finding). Due to the COVID, we have restricted our scheduled Interim Control

Measures to exterior work, only, so as not to expose residents to workers within their homes. We will return to the interior prioritization list as soon as it is deemed safe to do so.

- Groups 1 & 2 contracts for Scattered Sites West properties, awarded. Group 1 construction completed, and in closeout, and Group 2 will be completed January 28, 2022.
- Group 3 solicited 2 times. Contract awarded; Bid protest, contract pulled; Contract being extended after protest resolved. Notice to proceed September 1, 2021. Base abatement work completed; contract extended to accommodate long lead times on special order materials.
- Group 4 and Group 5, insufficient competition for award; Re-solicited as part of the HUD Grant 2020 redesign.
- Group 6, McConaughy, will be reworked for Interim Control Measures. Abatement will be conducted in conjunction with the Development project.
- Group 9, Essex, Contract awarded; work complete and closed out.
- Groups 7 was put out for quotes, February 2021 and did not receive responsive quotes. This was resolicited as part of the HUD Grant 2020 redesign.
- Group 8 was included in the HUD Grant 2020 redesign.
- P&M hosted pre-solicitation informational sessions to increase interest in the work, have contacted many contractors by email and by telephone to raise awareness. Solicitation packages are being staggered to allow time for smaller contractors to have time to respond. We brought the scopes down in size to attract more response from contractors. We are dividing the new design groupings into 3 small and one larger group, again, to attract smaller potentially MBE/WBE or Section 3 businesses.
- Given the new funding through HUD Lead Grant 2020, Planning & Modernization is reworking the abatement design in the above mentioned Lead solicitation Groupings to include removal of the lead instead of encapsulation, which will be the difference between Lead Safe and Lead Free in many units. This grant will also fund the residing of all but seven of the Scattered Site East and West Lead properties. We are very fortunate to have the funding to make our Scattered Sites homes even safer.

HUD Lead Grant 2020

- P&M responded to a NOFA for an additional **\$3,700,000** in Lead Abatement funds to heal the gap in funding from the original grant, and to be able to approach the abatement by removal of the lead as opposed to encapsulation, in many units. On May 11, 2021, HUD announced lead grant awards. ECC/HANH received the full **\$3,700,000** requested. This funding will permit replacement of degraded Lead based paint siding on multiple scattered site homes and the replacement of lead painted windows and interior construction components, making our homes healthier for families. Removal instead of encapsulation will permanently remove the Lead risk. P&M selected an architect and environmental consultant. Exterior and Interior property inspections were completed in

October 2021. Design development drawings are underway, prioritizing units with children under 6 and units with higher lead content. Quarterly update submitted to HUD 2/10/2022.

CFP Tasks

P&M Projects 2020-2022

- **Scattered Sites: Heating and Gas Conversion:** Contract Documents completed. Contract out to bid in September 2019, yielded only one bid, 40% over cost estimate. Re-procurement yielded responsive bid approved by the Board. Construction started April 15, 2021 and original Scope of Work is, 100% complete. Related change order work completed with environmental testing. Final payment and closeout in process.
- **Crawford Manor: ADA Entrance and Access Improvements and Fire Panel and Fire Pump Replacement:** ECC rescinded previously awarded contract due to COVID considerations. Project was repackaged to perform PH1- ADA entry and fire pump renovations. PH 2, Fire Panel replacement work which requires entry into resident units in an Elderly development, was postponed until deemed safe to proceed, due to COVID. Seven (7) bids were received for Phase 1 vestibule and fire pump replacement. In March 2021, Board approved contract award. ADA entry vestibule is completed, and in use. The fire pump is on site. Fire Marshal required a change in electrical panels, a change order which added time. A portion of the work has been paid for by CARES funding. Work now anticipated to be complete February, 2022.
- **Robert T. Wolfe Renovations:** A team of architects, engineers, environmental consultants, Operations and Planning and Modernization staff completed a survey of critical needs, health, life and safety considerations. Cost estimates were evaluated, and prioritized projects selected for design; bids were solicited, and 2 non-responsive bids submitted. Project resolicited. An elevator consultant was procured to design for elevator repairs, which were procured separately; ECC Indefinite Quantities Architect assisted in approaching repairs in a novel way saving ECC almost \$500,000 on the repairs. Currently both elevators are running. Due to COVID. Wolfe Phase 1 excludes work requiring entry into resident units or requiring relocation of residents in an elderly and disabled population; Construction on the community room and corridors is completed. Laundry room and ADA entry are proceeding. A contract for Phase 2, for resident interior improvements has been awarded, and preconstruction surveys have been performed. 10-unit bathrooms will be replaced and miscellaneous other life health and safety improvements throughout the majority of the residential units. Work begins February, 2022.
- **McConaughy Terrace:** Sanitary and Storm Sewer Improvements; Two (2) bids were received, and the contract was awarded to the lowest responsible bidder.

Construction started August 2020, replacing sanitary and storm sewers in sequence; delayed start due to COVID planning for safety of the community. Construction proceeded on schedule, however due to discovery and removal of contaminated soils, a wintertime extension has been given. Additional soil disposal costs and general conditions cost were brought to the BOC. Substantial completion was reached 5/19/2021, with only minor punch list items remaining. This project has replaced all of the damaged and failing storm and sanitary sewer lines which were 70 years old, vastly improving health and safety for the 198 families and 3 communal areas at McConaughy Terrace. Project is closed out.

- **Physical Needs Assessments:** P&M solicited the services of architects and engineers to provide Physical Needs Assessments (PNAs) and Capital Needs Assessments for RAD which are recommended for planning capital and development projects. Procurement scheduled virtual interviews with both respondents. A contractor was selected and approved by the BOC, June 2021. All site inspections for the original scope have been completed. Draft reports have been reviewed edited and resubmitted to ECC, and are under final review. Resident youth has been hired as part of the consultants' Section 3 commitment to assist on the project.
- **Essex Envelope and Site Fencing:** Project design completed. Scope of project included roof, gutter, siding, window, AC sleeve, asbestos pipe insulation abatement and fencing replacement. Project scope revised to include only Site fencing and asbestos pipe insulation, as these portions can be addressed without unit entry during COVID. Bids solicited in March for fencing and basement pipe abatement. Six bids received. Scope of work was rebid. Project awarded and pipe insulation abatement is 99% completed. Fencing will be installed in Spring, 2022.
- **Essex Envelope and Bathroom and Flooring Upgrades:** This project will replace Roofs, Siding, Windows, Gutters and downspouts, provide code required AC sleeves, replace all bathrooms, and some flooring which is all beyond their Estimated Useful Life. This is a major improvement for residents of Essex Townhouses. Due to procurement issues the solicitation was cancelled, and the project put out to bid, again. Project awarded, and construction phase has begun.
- **ECC Design Standard Specifications:** P&M has updated the standard design and construction specifications in a comprehensive manner, soliciting input from the Glendower Group, Operations and 360 Management, to create a practical document for in-house and Consultant use. Project is completed.
- **425B Eastern Street:** P&M solicited A&E and environmental design services for a vacancy rehabilitation project. 425B Eastern Street sustained significant structural and cosmetic damage due to a fire. Solicitation received several bids; contract awarded. ECC's insurance company was contacted, and monies will be available for a portion of the repairs. Project has reached substantial completion. Change order work completed including Fire Marshal request, and repairs to damage subsequent to design.

- **IQC Vacancy Contractor:** P&M and Operations working together to support vacant unit upgrade needs through management of 2 IQC painting and clean out contracts, one for high rise units and one for units with residential rates. Current contracts expired; Operation solicited quotes for new contracts which will be managed by Operations with Operations funding.
- **295 Wilmot Road—West Rock Community Center:** Structural Engineering study and cost estimate solicited to support Operations. Two areas identified requiring structural shoring. Shoring quotes solicited, with only 1 quote significantly above the independent cost estimate, and therefore, not accepted. Quotes were solicited for the shoring between Buildings 1&2 and a contract has been awarded. Design, procurement and construction will make reentry into the building by end of February 2022.

The Glendower Group

- **Farnam Courts Phase II**
 - For the purpose of Financing Glendower bifurcated the redevelopment of Phase II into two phases – 4% and 9%.
 - Glendower Farnam Courts 4%, LLC (closest to Farnam 1), will consist of 45 units and Glendower Farnam Courts 9%, LLC will consist of 66 units including 52 affordable, a community building, and a park.
 - 100% drawing completed on January 24, 2020.
 - Haynes Construction has been selected to be the General Contractor for Phase II.
- **Farnam Courts Phase II 4%**
 - Successfully closed on July 7, 2020.
 - Notice to proceed issued to begin work on July 13, 2020.
 - Construction completed and keys turned over on 10/13/21.
- **Farnam Courts Phase II 9%**
 - Successfully closed on December 17, 2020
 - Notice to proceed issued to begin vertical and demolition work on December 18, 2020.
 - Construction is ongoing and on schedule.
 - Vertical and infrastructure to be completed by April 30, 2022
 - Demolition of former Farnam buildings completed.
 - HTCC application submitted on June 1, 2021, for additional funding in the amount of \$500,000 due to offset the cost of the sharp increase in lumber pricing across construction nationally caused by the Covid pandemic. Awarded the full amount on October 8, 2021.
 - Substantial completion by April 6, 2022.
- **Westville Manor**

- The Authority submitted a 9% LIHTC application in November 2016 to complete the offsite component on the Rockview Phase II site and was awarded. - Contract closing for Rockview Phase 2 occurred on June 20, 2019.
 - The Authority issued an RFQ for a Master Planner for Westville Manor and selected a team composed of Ken Boroson Architects and Torti Gallas Planners.
 - The planning team has begun scheduling the necessary steps to prepare for the first application for on-site redevelopment with a target of January 2022. This application will address the first phase of Westville Manor consisting of 50 total units and will include the 21 unit 3-story main building.
 - It is anticipated that funding for the final Westville Manor on-site phase consisting of 59 units will be submitted under the 9% LIHTC CHFA round in 2022 or 2023.
 - The master Planning Team held a series of meetings and charrettes in September 2018 and will completed a final recommendation to stakeholders in January 2019. The Authority submitted a RAD application for Westville Manor and was awarded.
 - It was determined that a Planned Development District (PDD) was the best approach to the redevelopment of the site. A PDD application was submitted to the City of New Haven in January 2019 that will include the redevelopment of 109 units on site of which 80% will be RAD replacement units and 20% unrestricted. The Board of Alders approved the PDD in April 2019.
 - Submitted a 9% LIHTC application for on-site Phase 1 on January 12, 2022.
 - Anticipated closing in 1st quarter of 2023.
- **RAD Portfolio Award**
 - The Authority received a portfolio award, inclusive of 13 developments, detailed herein. They have been grouped as follows:
 - **Group I: Motley, Bush, Harvey and Newhall Garden**
 - Development completed and leased.
 - **Group IIA: Waverly and Stanley Justice and Fulton Park**
 - Development completed and leased.
 - **Group IIB: Valley Townhomes**
 - Submitted financing template to the Resource desk on November 2, 2021
 - HUD concept call completed on October 7, 2021.
 - Closing anticipated to be the March 1, 2022.
 - **Group III: McQueeney, and Celentano**
 - Closed February 27, 2020.
 - Construction began on March 9, 2020.
 - Construction activities are **COVID delay of 8 weeks**. State and nationwide slowdowns and shutdowns are being monitored for possible schedule overruns.
 - Final completion for McQueeney October 31, 2021

- Final completion for Celentano October 31, 2021
 - Conversion to permanent financing anticipated to be completed by March 31, 2022.
- **Group IV: Ruoppolo and Fairmont,**
 - Closed on March 11, 2021.
 - Construction began March 15, 2021
 - Final completion for Fairmont Heights May 31, 2022
 - Final completion for Ruoppolo Manor May 31, 2022.
- **McConaughy Terrace**
 - For the purpose of Financing Glendower bifurcated the redevelopment into two phases – 4% and 9% Low Income Housing Tax Credit applications.
 - Glendower McConaughy Terrace 4%, LLC will consist of 92 affordable units and Glendower McConaughy Terrace 9%, LLC will consist of 104 affordable and 26 market rate units.
 - 90% drawing completed on October 31, 2021 for the 9% phase.
 - LaRosa Building Group, LLC has been selected to be the General Contractor for the Development.
- **McConaughy Terrace 4%**
 - Submitted a LIHTC application to CHFA on November 12, 2021. Application awarded in conjunction with the 9% award identified below.
 - Closing anticipated to be on the 3rd quarter of 2022.
- **McConaughy Terrace 9%**
 - Submitted a LIHTC application to CHFA on November 12, 2020.
 - Application was awarded under the 2020 competitive LIHTC round. The 9% LIHTC award also included approval of the 4% award.
 - Closing anticipated to be on the 3rd quarter of 2022.
- **Scattered Sites**
 - Scattered site is multifamily redevelopment which includes 88 units located in various part of the city. The developments are: 23 Chamberlain Street, 54 Kingswood Drive, 63 Fulton Street, 425 Eastern Street, 437 Easter Street, 1361 Quinnipiac Ave, 1368 Quinnipiac Ave, 1370 Quinnipiac Ave, 1376 Quinnipiac Ave, 1378 Quinnipiac Ave, 1381 Quinnipiac Ave, and 1435 Quinnipiac Ave.
 - Submitted a 9% LIHTC application on January 12, 2022.
 - Anticipated closing in 2nd quarter of 2023.

MEMORANDUM

TO: Board of Commissioners

DATE: February 15, 2022

FROM: Karen DuBois-Walton, President

RE: Resolution Authorizing the Write- Off of Accounts Receivable of Former ECC/HANH Tenants of the Federal Public Housing Program Financial Statement Reporting Purposes

ACTION: Recommend that the Board of Commissioners pass Resolution #02-05/22-R

TIMING: Immediately

DISCUSSION: ECC/ECC/HANH has accounts receivable balances for individuals that are no longer tenants. These balances need to be removed from our Financial Reporting systems. In writing these accounts off for financial reporting purposes, the accounts receivable detail will still remain in our Low-Income Housing system for possible collection efforts. The dollar amounts will simply not carry over to the Financial Reporting system, thus lowering the net accounts receivable balance to an amount closer to what is expected to be collected as required under Generally Accepted Accounting Principles (GAAP) for financial statement reporting.

Any tenant leaving ECC/HANH with an outstanding balance is to be denied re-admission to ECC/HANH and all other PHA's until all outstanding obligations are satisfied. Therefore, information regarding any outstanding accounts receivable will be maintained on Tenant Ledgers in the Low-Income Housing component of our computer system for review and possible reporting as allowed by HUD.

ECC/HANH is currently carrying a \$5,412.80 balance for 11 vacated tenants from the 1st Quarter FY 2022, a period ending 12/31/2021. This amount includes residents that are deceased, terminally ill and in nursing homes. It also includes residents that have been evicted or skip leaving no forwarding address.

FISCAL IMPACT: None

STAFF: John Rafferty, Sr. VP of Finance, IT & Administration

ELM CITY COMMUNITIES
Housing Authority of The City of New Haven
RESOLUTION #02-05/22-R

**RESOLUTION AUTHORIZING THE WRITE-OFF OF FORMER TENANT ACCOUNTS
RECEIVABLE (TAR) FOR THE LOW-INCOME PUBLIC HOUSING (LIPH)
PROGRAM FOR THE PERIOD ENDING 12/31/2021 IN THE AMOUNT OF \$5,412.80**

WHEREAS, ECC/HANH's is responsible for the management and operation of all projects under the Federal Consolidate Program; and

WHEREAS, in the course of such operation, certain tenants of these developments discontinue occupancy leaving outstanding balances for rents and other charges with the Authority; and

WHEREAS, efforts were made to collect all outstanding balances while tenants remain in possession; and

WHEREAS, ECC/HANH has previously contracted with Collection Company of America during FY 2009 to pursue collection of outstanding balances, but effects proved to be unsuccessful; and

WHEREAS, ECC/HANH is currently carrying \$5,412.80 balance for 11 vacated tenants through December 31,2021; and

WHEREAS, while ECC/HANH will remove the balances from ECC/HANH's Financial Reporting systems, the obligations of these former tenants will remain in the Low-Income Housing System for possible future collections; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN THAT:

1. The write-off for financial reporting purposes of all former tenant's accounts receivable balances accrued through December 31, 2021 for LIPH program in the amount of \$5,412.80 is hereby authorized.
2. The President be and is hereby authorized, empowered, and directed to take any and all such action ancillary, related and/or necessary action to fulfill the foregoing purposes and the purposes of this resolution.
3. This resolution shall take effect immediately.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present, on February 15, 2022.

Karen DuBois-Walton, Ph.D.
Secretary/President.

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

Rolan Joni Young, Esq.

A Senior Partner

MEMORANDUM

DATE: February 15, 2022

TO: Board of Commissioners

FROM: Karen DuBois-Walton, Ph.D., President

RE: **RESOLUTION RATIFYING A PREDEVELOPMENT LOAN AGREEMENT BETWEEN THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN (THE “AUTHORITY”) AND THE GLENDOWER GROUP, INC. OR AN AFFILIATE THEREOF FOR CERTAIN QUALIFIED PREDEVELOPMENT EXPENSES FOR RAD SCATTERED SITE MULTIFAMILY REDEVELOPMENT IN AN AMOUNT NOT TO EXCEED \$800,000 FOR THE PERIOD COMMENCING AUGUST 1, 2021 AND ENDING DECEMBER 31, 2026.**

ACTION: Recommend that the Board of Commissioners adopt Resolution Number 02-06/22-R

TIMING: Immediately

DISCUSSION: The Housing Authority of the City of New Haven d/b/a Elm City Communities (“ECC”) hereby request authorization from the Board of Commissioners to make an interim predevelopment loan in the amount of \$800,000 to carry out the redevelopment of 88 units known as the RAD SCATTERED SITE MULTIFAMILY REDEVELOPMENT (“Project”) which is inclusive of: 23 Chamberlain Street, 54 Kingswood Drive, 63 Fulton Street, 425 Eastern Street, 437 Easter Street, 1361 Quinnipiac Ave, 1368 Quinnipiac Ave, 1370 Quinnipiac Ave, 1376 Quinnipiac Ave, 1378 Quinnipiac Ave, 1381 Quinnipiac Ave, and 1435 Quinnipiac Ave. The Owner will enter into a Predevelopment Loan that sets forth the terms and condition for repayment of the predevelopment loan by the Owner upon the earlier of: (i) the financial closing for the Project; or (ii) December 31, 2026, whichever occurs sooner.

The obligation of the Owner to repay the Predevelopment Loan shall be evidenced by a Predevelopment Note. Owner’s liability under such note shall only extend to its interest in the Project Documents as assigned to the Authority pursuant to the Assignment of Project Documents and Consent to Assignment of Contract, except with respect to certain enumerated carve-outs for fraud and misrepresentation. Each contractor paid from the

loan funds must consent to the assignment to the Authority of its contract with the Developer or the Owner. Contractor agrees to recognize, honor and be bound by the terms, provisions and conditions of the Assignment.

This resolution is seeking authorization for a predevelopment loan for an amount of \$800,000 which will be pay by the Owner upon the earlier of: (i) the financial closing for 34 Level Street; or (ii) December 31, 2022.

FISCAL IMPACT: \$800,000

STAFF: Shenae Draughn, Senior Vice President

Housing Authority of the City of New Haven

Resolution #02-06/22-R

RESOLUTION RATIFYING A PREDEVELOPMENT LOAN AGREEMENT BETWEEN THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN (THE “AUTHORITY”) AND THE GLENDOWER GROUP, INC. OR AN AFFILIATE THEREOF FOR CERTAIN QUALIFIED PREDEVELOPMENT EXPENSES FOR RAD SCATTERED SITE MULTIFAMILY REDEVELOPMENT IN AN AMOUNT NOT TO EXCEED \$800,000 FOR THE PERIOD COMMENCING AUGUST 1, 2021 AND ENDING DECEMBER 31, 2026.

WHEREAS, The Housing Authority of the City of New Haven d/b/a Elm City Communities (“ECC”) hereby request authorization from the Board of Commissioners to make an interim predevelopment loan in the amount of \$800,000 to carry out the redevelopment of the RAD Scattered Site Multifamily redevelopment (“the Project”); and

WHEREAS, the Owner will enter into a Predevelopment Loan that sets forth the terms and condition for repayment of the predevelopment loan by the Owner upon the earlier of: (i) the financial closing for the Project; or (ii) December 31, 2026; and

WHEREAS, the Glendower instrumentality will serve as Developer and has or will establish an owner entity to own the improvements and shall ground lease the property from ECC; and

WHEREAS, the obligation of the Owner to repay the Predevelopment Loan shall be evidenced by a Predevelopment Note. Owner’s liability under such note shall only extend to its interest in the Project Documents as assigned to the Authority pursuant to the Assignment of Project Documents and Consent to Assignment of Contract, except with respect to certain enumerated carve-outs for fraud and misrepresentation; and

WHEREAS, each contractor paid from the loan funds must consent to the assignment to the Authority of its contract with the Developer or the Owner. Contractor agrees to recognize, honor and be bound by the terms, provisions and conditions of the Assignment; and

WHEREAS, this resolution is seeking authorization for a predevelopment loan for an amount of \$800,000 which will be paid by the Owner upon the earlier of: (i) the financial closing for the Project; or (ii) December 31, 2026.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN that:

1. The Pre-development Loan Agreement between the Authority and the Developer in an amount of not to exceed \$800,000 for the period commencing August 1, 2021 and

ending upon the earlier of: (i) the financial closing for the Project; or (ii) December 31, 2022 is hereby approved.

2. The President be and is hereby authorized to take any and all such action and execute such documents as necessary to effectuate the terms and conditions of this Resolution.

3. This Resolution shall take effect immediately.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present, on February 15, 2022.

Karen DuBois-Walton, Ph. D.
President

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

By: _____
Rolan Joni Young, Esq.
A Partner

EXHIBIT A: PREDEVELOPMENT BUDGET FOR 34 LEVEL STREET

PREDEVELOPMENT BUDGET				
Westville Manor		TO BE PAID AT CLOSING		
Architect		\$300,000		
Soil Boring		\$0		
Engineering		\$100,000		
Surveys		\$40,000		
Legal		\$150,000		
Appraisal		\$30,000		
Market Studies		\$30,000		
Enviro Studies		\$10,000		
Marketing		\$0		
Professional Fees		\$60,000		
Tax Credit Fees		\$100,000		
Soft Contingency		\$10,000.00		
TOTAL USES		\$800,000		

MEMORANDUM

DATE: February 15, 2021

TO: Board of Commissioners

FROM: Karen DuBois-Walton, Ph.D., President

RE: **RESOLUTION TO MAKE DECLARATION OF OFFICIAL INTENT FOR REIMBURSEMENT BONDS FOR THE ST. LUKE'S WHALLEY AVENUE DEVELOPMENT PROJECT**

ACTION: Recommend that the Board of Commissioners adopt Resolution Number 02-07/22-R

TIMING: Immediately

DISCUSSION: The Internal Revenue Service has promulgated regulations (the "Regulations") under the Internal Revenue Code of 1986, as amended (the "Code") that govern the allocation of the proceeds of tax-exempt debt issued to reimburse expenditures paid by a borrower of tax-exempt debt, prior to the issuance of such debt. Such Regulations set forth the circumstances under which allocations of proceeds to reimburse such prior expenditures shall be treated as an expenditure of proceeds on the date of such allocations.

Generally, in order to satisfy the Regulations and be able to reimburse expenditures (except for certain de minimis expenditures and preliminary costs as defined in the Regulations) with the proceeds of tax-exempt debt, the issuer of tax-exempt debt must, among other things, declare not later than sixty (60) days after the date of such expenditure, a reasonable official intent to so reimburse. The purpose of this official intent requirement is to provide objective evidence that on the date of this declaration, the issuer intended to reimburse the expenditure.

Officials of The Glendower Group and St. Luke's Development Corporation (collectively, the "Developer") have made a proposal to the Housing Authority of the City of New Haven (the "Authority") and have requested the assistance of the Authority in financing the costs of demolition, construction and reconstruction of approximately sixty-nine residential units to be located at 117-125 and 129 Whalley Ave, 10-12 Dickerman and 34-36 Sperry, New Haven, Connecticut, including site work, architectural and engineering fees to be owned and operated by an entity that will consist

of a to-be formed limited partnership or limited liability company with Glendower and SLDC each serving as members of the general partner or managing member, as applicable, (the “Project”), by the issuance of bonds of the Authority in the maximum principal amount of not exceeding \$20,000,000 (the “Bonds”) pursuant to Chapter 128 of the General Statutes of Connecticut, Revision of 1958, as amended (the “Act”);

FISCAL IMPACT: \$20,000,000 of bond issuance.

STAFF: Shenae Draughn, Senior Vice President

HOUSING AUTHORITY OF THE CITY OF NEW HAVEN

RESOLUTION 02-07/22-R

**TO MAKE DECLARATION OF OFFICIAL INTENT
FOR REIMBURSEMENT BONDS
FOR THE ST. LUKE'S WHALLEY AVENUE DEVELOPMENT PROJECT**

WHEREAS, the Internal Revenue Service has promulgated regulations (the "Regulations") under the Internal Revenue Code of 1986, as amended (the "Code") that govern the allocation of the proceeds of tax-exempt debt issued to reimburse expenditures paid by a borrower of tax-exempt debt, prior to the issuance of such debt; and

WHEREAS, such Regulations set forth the circumstances under which allocations of proceeds to reimburse such prior expenditures shall be treated as an expenditure of proceeds on the date of such allocations; and

WHEREAS, generally, in order to satisfy the Regulations and be able to reimburse expenditures (except for certain de minimis expenditures and preliminary costs as defined in the Regulations) with the proceeds of tax-exempt debt, the issuer of tax-exempt debt must, among other things, declare not later than sixty (60) days after the date of such expenditure, a reasonable official intent to so reimburse; and

WHEREAS, the purpose of this official intent requirement is to provide objective evidence that on the date of this declaration, the issuer intended to reimburse the expenditure; and

WHEREAS, officials of The Glendower Group and St. Luke's Development Corporation (collectively, the "Developer") have made a proposal to the Housing Authority of the City of New Haven (the "Authority") and have requested the assistance of the Authority in financing the costs of demolition, construction and reconstruction of approximately sixty-nine residential units to be located at 117-125 and 129 Whalley Ave, 10-12 Dickerman and 34-36 Sperry, New Haven, Connecticut, including site work, architectural and engineering fees to be owned and operated by an entity that will consist of a to-be formed limited partnership or limited liability company with Glendower and SLDC each serving as members of the general partner or managing member, as applicable, (the "Project"), by the issuance of bonds of the Authority in the maximum principal amount of not exceeding \$20,000,000 (the "Bonds") pursuant to Chapter 128 of the General Statutes of Connecticut, Revision of 1958, as amended (the "Act");

NOW THEREFORE, be it resolved that the Authority declares its official intent as follows:

1. The Authority reasonably expects to incur expenditures (the "Expenditures") in connection with the Project of which a general functional description is as set forth above.

2. The Authority reasonably expects to reimburse itself for the cost of Expenditures with respect to the Project with the proceeds of tax-exempt debt to be issued by the Authority within eighteen (18) months after the date of any Expenditure or the date the Project was placed in service or abandoned, whichever is later. The maximum principal amount of such debt with respect to the Project is not expected to exceed \$20,000,000.

3. This declaration of official intent is a declaration of official intent made pursuant to Section 1.150-2 of the Regulations.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present, on February 15, 2022.

Karen DuBois-Walton, Ph.D.
Secretary/Executive Director

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

By: _____
Rolan Joni Young, Esq.

MEMORANDUM

To: Board of Commissioners

From: Karen DuBois-Walton, President

Date: February 16, 2021

Re: Resolution Ratifying Authorization of the Section 3 Administrative Guide Policy

ACTION: Recommend that the Board of Commissioners adopt Resolution Number

TIMING: Immediately

DISCUSSION: Elm City Communities, HANH has established defined standards and guidelines regarding the utilization of Section 3 workers and Section 3 businesses partially or wholly funded with monies from HUD. ECC is implementing this policy through the awarding of contracts to contractors, vendors, and suppliers to create employment and business opportunities for residents of ECC and other qualified low-very-low income persons residing in the ECC's jurisdiction.

In November 2020, through 24 CFR part 75, HUD changed the section 3 regulations from a dollar goal to a numerical goal, redefining how to qualify as a Section 3 Business and a revised definition of a Section 3 Worker.

Highlights:

- **Twenty-five percent (25%) or more of the total number of labor hours worked by all workers employed with public housing financial assistance in the PHA's or other recipient's fiscal year are Section 3 workers, (Section 3 worker Labor Hours/ Total Labor Hours = 25%) and**
- **Five (5) percent or more of the total number of labor hours worked by all workers employed with public housing financial assistance in the PHA's or other recipient's fiscal year are Targeted Section 3 workers (Targeted Section 3 Worker Labor Hours/ Total Labor Hours= 5%), as defined at § 75.11.**

The policy provides an outline for the standards & guidelines of applying Section 3 to our Contracts and our residents.

FISCAL IMPACT: \$0 Operating funds

STAFF: LaVonta Bryant, Director of Procurement

ELM CITY COMMUNITIES
Housing Authority of the City of New Haven

Resolution Number

**RESOLUTION RATIFYING THE AUTHORIZATION OF THE SECTION 3 ADMINISTRATIVE
POLICY**

WHEREAS, Elm City Communities, HANH has established defined standards and guidelines regarding applying Section 3 regulations to all HANH contracts and residents: and

WHEREAS, HUD Section 3 requirement reference 24 CFR 75 as of November 1, 2020; and

WHEREAS, HANH has established defined standards and guidelines regarding the utilization of Section 3 workers and Section 3 businesses partially or wholly funded with monies from HUD.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN that the ratification of the Section 3 Administrative Policy be approved and the President be and hereby is authorized, empowered and directed to act on behalf of ECC,HANH/GG to take all such actions as are necessary or appropriate to cause to be prepared, execute and finalize, upon such terms as the President deems necessary and appropriate and in the best interest of ECC, HANH/GG, the agreement contemplated hereby.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present on February 16, 2022.

Karen DuBois-Walton, Ph. D.
Secretary/President

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

By: _____
Rolan Joni Young Smith, Esq.
A Senior Partner

MEMORANDUM

TO: All Board of Commissioners

FROM: John Rafferty, CFO

RE: Bills and Communications

DATE: March 15, 2022

Attached please find the following Two (2) lists:

Vendor Commitments Report totaling **\$ 76,664.13** (listed on page 3, this excludes paid inv. on report). This list consists of invoices that have been received and entered in the system but may not be ready for payment. A register of the paid invoices may be provided at the March 15, 2022, Board of Commissioners meeting.

Bank Book Check Register totaling **\$ 2,555,236.68** (listed on page 15). This list consists of invoices that have been paid from February 1 – February 28, 2021. A Prete Construction Company, Inc (\$55,880) for McQueeney Commercial Flooring; HAZ-Pros, Inc (\$ 114,613) for agency-wide abatement; Home Depot (\$ 47,721) agency-wide materials; Anthem Blue Cross/Blue Shield (\$264,973) for medical insurance & five months of Dental & Vision; Banton Construction Company (\$99,365) for Robert T. Wolfe upgrades & Mcqueeney Commercial space; Nobe Construction Company (\$ 24,700) Snow removal; City of New Haven (\$ 35,593) for agencywide bulk trash, Gas & LCI services; United Illuminating (\$ 244,425) for various sites; Oxford Health Plans, LLC (\$ 38,468) for agency medical insurance; Regional Water Authority (\$ 166,389) for agency-wide services.

The total of both registers is **\$ 2,631,900.81**

Attachments

Elm City Communities

Vendor Commitments - Detail Grouped By Vendor

Reporting only invoices received between 10/01/2021 and 02/28/2022.

Vendor: City of New Haven

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
01/31/2022	LCI Jan 2022	Jan 2022 LCI				102-60-000-00-000-0-419009-000	\$27,238.91
	Invoice LCI Jan 2022 - Subtotal						27,238.91
City of New Haven - Subtotal							\$27,238.91

Vendor: Freeman Companies, LLC

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
02/16/2022	7215	WVM PHI inspections				985-00-000-00-000-0-143006-100	\$4,929.00
	Invoice 7215 - Subtotal						4,929.00
Freeman Companies, LLC - Subtotal							\$4,929.00

Vendor: McCarter & English, LLP

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
01/11/2022	8424738	Glendower Dec Serv				960-90-000-00-000-0-413000-000	\$470.00
	Invoice 8424738 - Subtotal						470.00
01/11/2022	8424740	WVM RADI Dec 2021				985-00-000-00-000-0-143004-100	\$5,305.50
	Invoice 8424740 - Subtotal						5,305.50
01/11/2022	8424745	660 Winchester Dec Serv				960-90-000-00-000-0-413000-000	\$345.00
	Invoice 8424745 - Subtotal						345.00
02/03/2022	8428755	WVM RDA I Jan 2022				985-00-000-00-000-0-143004-100	\$3,266.00
	Invoice 8428755 - Subtotal						3,266.00
02/03/2022	8428756	WVM RADII Jan 2022				985-00-000-00-000-0-143004-100	\$180.00
	Invoice 8428756 - Subtotal						180.00
02/03/2022	8428762	Scattered Sites Jan 2022				960-90-000-00-000-0-413000-000	\$6,950.00

Vendor Commitments - Detail
Grouped By Vendor

Reporting only invoices received between 10/01/2021 and 02/28/2022.

Vendor: McCarter & English, LLP

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
Invoice 8428762 - Subtotal							6,950.00
McCarter & English, LLP - Subtotal							\$16,516.50

Vendor: Online Information Services, Inc

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
02/28/2022	1115022	Feb 2022 Scatter Site Acct				102-60-000-00-000-0-419020-000	\$84.00
02/28/2022	1115022	Feb 2022 Scatter Site Acct				231-50-000-00-000-0-419020-000	\$16.00
Invoice 1115022 - Subtotal							100.00
02/28/2022	1115025	Feb 2022 HCV services				102-60-000-00-000-0-419020-000	\$800.00
Invoice 1115025 - Subtotal							800.00
Online Information Services, Inc - Subtotal							\$900.00

Vendor: Patriquin Architects, P.C.

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
12/31/2021	140-123121	IQC A&E Contract Admin Celentano				281-50-716-00-000-0-143000-000	\$3,500.00
Invoice 140-123121 - Subtotal							3,500.00
01/31/2022	142-013122	IQC A&E Contract Admin Celentano				281-50-716-00-000-0-143000-000	\$3,505.25
Invoice 142-013122 - Subtotal							3,505.25
Patriquin Architects, P.C. - Subtotal							\$7,005.25

Vendor: Paul B. Bailey Architect

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
02/02/2022	80-020222	IQC A&E Contract Admin McQueeney				281-50-716-00-000-0-143000-000	\$10,774.09
Invoice 80-020222 - Subtotal							10,774.09
Paul B. Bailey Architect - Subtotal							\$10,774.09

Vendor Commitments - Detail
Grouped By Vendor

Reporting only invoices received between 10/01/2021 and 02/28/2022.

Vendor: Serena Neal-Sanjurjo

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
02/25/2022	108	Glendower Dev Consultant				960-90-000-00-000-0-419009-000	\$5,500.00
		Invoice 108 - Subtotal					5,500.00
Serena Neal-Sanjurjo - Subtotal							\$5,500.00

Vendor: Southern Connecticut Gas

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
12/21/2021	19 CCF 3.638	215-029 VALLEY				215-00-000-00-029-0-433000-000	\$948.33
		Invoice 215-029 CCF 3.638 - Subtotal					948.33
02/11/2022	CF 7457.000	230-023 QUINNIPIAC				230-50-000-00-023-0-433000-000	\$2,284.81
		Invoice 230-023 CCF 7457.000 - Subtotal					2,284.81
Southern Connecticut Gas - Subtotal							\$3,233.14

Vendor: Yale Termite & Pest Elimination Corp.

Invoice Date	Invoice	Description	Check Date	Type	Chk/DD #	Combination	Amount
01/10/2022	239586	856-714				958-00-000-00-000-0-443014-000	\$567.24
		Invoice 239586 - Subtotal					567.24
Yale Termite & Pest Elimination Corp. - Subtotal							\$567.24

Total for all Vendors

76,664.13

End of Report



Type	Check No.	DD No.	Date	Amount	Status	Void Date	Recorded Payee
Check	171188	0	02/01/2022	\$ (36,250.84)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
DD	0	26298	02/01/2022	\$ (13,887.50)	Posted		M.A.C Computer Consulting, Inc
Check	171183	0	02/01/2022	\$ (8,258.76)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171184	0	02/01/2022	\$ (7,737.24)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171178	0	02/01/2022	\$ (7,472.14)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171194	0	02/01/2022	\$ (3,176.50)	Posted		Cdw Government Inc
Check	171181	0	02/01/2022	\$ (2,619.70)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171182	0	02/01/2022	\$ (2,139.44)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171180	0	02/01/2022	\$ (1,975.58)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171143	0	02/01/2022	\$ (1,250.00)	Posted		Eagle Elevator Company, Inc.
Check	171192	0	02/01/2022	\$ (924.04)	Posted		Verizon Wireless
Check	171179	0	02/01/2022	\$ (923.11)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
DD	171049	26197	02/01/2022	\$ (855.00)	Posted		Michele Edward Smith
Check	171186	0	02/01/2022	\$ (604.23)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171189	0	02/01/2022	\$ (505.42)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171177	0	02/01/2022	\$ (456.54)	Posted		Lee Purvis
Check	171159	0	02/01/2022	\$ (309.94)	Posted		Frontier Communications of Company
Check	171155	0	02/01/2022	\$ (266.31)	Posted		Frontier Communications of Company
DD	171102	26250	02/01/2022	\$ (248.00)	Posted		Wilma Rivera
DD	171091	26239	02/01/2022	\$ (228.00)	Posted		Thelma Goodwin
Check	171160	0	02/01/2022	\$ (223.12)	Posted		Frontier Communications of Company
DD	171086	26234	02/01/2022	\$ (219.00)	Posted		Tamika Bralton
Check	171154	0	02/01/2022	\$ (211.00)	Posted		Frontier Communications of Company
Check	171147	0	02/01/2022	\$ (189.89)	Posted		Frontier Communications of Company
DD	171103	26251	02/01/2022	\$ (189.00)	Posted		Yarisbel Diaz
Check	171156	0	02/01/2022	\$ (182.92)	Posted		Frontier Communications of Company
Check	171191	0	02/01/2022	\$ (179.91)	Posted		Teletrac Navman US LTD
DD	171038	26186	02/01/2022	\$ (174.00)	Posted		Letanya Marie Irby
Check	171150	0	02/01/2022	\$ (171.68)	Posted		Frontier Communications of Company
Check	171144	0	02/01/2022	\$ (171.55)	Posted		Frontier Communications of Company
DD	170998	26146	02/01/2022	\$ (171.00)	Posted		Cassandra Moore
DD	171080	26228	02/01/2022	\$ (169.00)	Posted		Sor Perez
DD	171066	26214	02/01/2022	\$ (169.00)	Posted		Rosa Santiago
DD	171022	26170	02/01/2022	\$ (169.00)	Posted		Isabel Fuentes
DD	171014	26162	02/01/2022	\$ (169.00)	Posted		Faith H Thompson
DD	170994	26142	02/01/2022	\$ (169.00)	Posted		Carle Washington
DD	170984	26132	02/01/2022	\$ (164.00)	Posted		Ana Falero
DD	171072	26220	02/01/2022	\$ (164.00)	Posted		Shalanda Rena Wiggins
DD	171015	26163	02/01/2022	\$ (164.00)	Posted		Fantasia Nyree Brodie
DD	171059	26207	02/01/2022	\$ (160.00)	Posted		Olga Mojica
DD	171044	26192	02/01/2022	\$ (159.00)	Posted		Maria R Langston
DD	171062	26210	02/01/2022	\$ (159.00)	Posted		Perry Flowers
DD	171040	26188	02/01/2022	\$ (155.00)	Posted		Luisa Miliano-Garcia
DD	171056	26204	02/01/2022	\$ (155.00)	Posted		Natasha Laureano
DD	171017	26165	02/01/2022	\$ (149.00)	Posted		Helen Suggs
Check	171171	0	02/01/2022	\$ (142.86)	Posted		Frontier Communications of Company
Check	171148	0	02/01/2022	\$ (142.86)	Posted		Frontier Communications of Company
DD	171039	26187	02/01/2022	\$ (141.00)	Posted		Lillie Louise Cunningham
Check	171166	0	02/01/2022	\$ (138.93)	Posted		Frontier Communications of Company
Check	171170	0	02/01/2022	\$ (137.32)	Posted		Frontier Communications of Company
Check	171190	0	02/01/2022	\$ (135.84)	Posted		Sunwealth Project Pool 14 LLC

DD	170991	26139	02/01/2022	\$	(132.00)	Posted	Brenda Leisa Dickey
DD	170992	26140	02/01/2022	\$	(132.00)	Posted	Brenda Sparks
DD	171016	26164	02/01/2022	\$	(132.00)	Posted	Gerardo Flores
DD	171005	26153	02/01/2022	\$	(132.00)	Posted	Connie Mills
DD	171030	26178	02/01/2022	\$	(132.00)	Posted	Joslyn Lockwood
DD	171087	26235	02/01/2022	\$	(126.00)	Posted	Tanya A. Solomon
DD	170996	26144	02/01/2022	\$	(124.00)	Posted	Carol Suggs
DD	171024	26172	02/01/2022	\$	(124.00)	Posted	Jaquan Tyrese Brown
DD	171097	26245	02/01/2022	\$	(124.00)	Posted	Trenna Soares
DD	171076	26224	02/01/2022	\$	(124.00)	Posted	Sharmayla Adams
DD	171052	26200	02/01/2022	\$	(124.00)	Posted	Nancy Marilyn Estrada
DD	170999	26147	02/01/2022	\$	(124.00)	Posted	Chanel Highsmith
DD	171057	26205	02/01/2022	\$	(124.00)	Posted	Nichol Monique Batts
DD	170981	26129	02/01/2022	\$	(124.00)	Posted	Adrienne Simpson
DD	171070	26218	02/01/2022	\$	(123.00)	Posted	Sarah M Kendrick
DD	171100	26248	02/01/2022	\$	(112.00)	Posted	Vanessa Myers
DD	171046	26194	02/01/2022	\$	(112.00)	Posted	Mary A Lopez
DD	0	26297	02/01/2022	\$	(108.09)	Posted	Infoshred, LLC
DD	171090	26238	02/01/2022	\$	(107.00)	Posted	Terese Edwina Stevenson
DD	171009	26157	02/01/2022	\$	(107.00)	Posted	Danielle E Pagan
DD	171101	26249	02/01/2022	\$	(106.00)	Posted	Victoria C Allen
DD	171002	26150	02/01/2022	\$	(106.00)	Posted	Ciera S Lewis
Check	171161	0	02/01/2022	\$	(102.21)	Posted	Frontier Communications of Company
DD	171105	26253	02/01/2022	\$	(99.00)	Posted	Yvette Gray
DD	171053	26201	02/01/2022	\$	(99.00)	Posted	Natalie Rodriguez
DD	171082	26230	02/01/2022	\$	(99.00)	Posted	Susan Davis
DD	171093	26241	02/01/2022	\$	(99.00)	Posted	Tiffaine Brodie
DD	171099	26247	02/01/2022	\$	(99.00)	Posted	Valeka Williams
DD	171071	26219	02/01/2022	\$	(98.00)	Posted	Sean Michael Flowers
Check	171167	0	02/01/2022	\$	(92.55)	Posted	Frontier Communications of Company
Check	171164	0	02/01/2022	\$	(92.55)	Posted	Frontier Communications of Company
Check	171163	0	02/01/2022	\$	(92.55)	Posted	Frontier Communications of Company
Check	171162	0	02/01/2022	\$	(92.55)	Posted	Frontier Communications of Company
Check	171145	0	02/01/2022	\$	(92.55)	Posted	Frontier Communications of Company
Check	171146	0	02/01/2022	\$	(92.55)	Posted	Frontier Communications of Company
DD	171089	26237	02/01/2022	\$	(88.00)	Posted	Teneshia Monique Harrington
DD	171036	26184	02/01/2022	\$	(85.00)	Posted	Kenneth Henry
DD	171019	26167	02/01/2022	\$	(83.00)	Posted	Iniara Allen
DD	171063	26211	02/01/2022	\$	(82.00)	Posted	Preziosa Flores
Check	171149	0	02/01/2022	\$	(75.53)	Posted	Frontier Communications of Company
DD	171042	26190	02/01/2022	\$	(74.00)	Posted	Maria Ivette Martinez
Check	171175	0	02/01/2022	\$	(71.63)	Posted	Frontier Communications of Company
Check	171153	0	02/01/2022	\$	(69.58)	Posted	Frontier Communications of Company
DD	171032	26180	02/01/2022	\$	(66.00)	Posted	Juana M Ramirez
DD	171084	26232	02/01/2022	\$	(66.00)	Posted	Taccarra Smith
DD	171096	26244	02/01/2022	\$	(65.00)	Posted	Tonya Perkins
Check	171152	0	02/01/2022	\$	(62.73)	Posted	Frontier Communications of Company
Check	171158	0	02/01/2022	\$	(62.62)	Posted	Frontier Communications of Company
Check	171157	0	02/01/2022	\$	(62.62)	Posted	Frontier Communications of Company
Check	171151	0	02/01/2022	\$	(62.62)	Posted	Frontier Communications of Company
DD	171031	26179	02/01/2022	\$	(57.00)	Posted	Joyce L Dumas
DD	170995	26143	02/01/2022	\$	(57.00)	Posted	Carmen Lozada
DD	171033	26181	02/01/2022	\$	(57.00)	Posted	Julia lassogna
DD	171028	26176	02/01/2022	\$	(57.00)	Posted	Jessica Gentile
DD	171043	26191	02/01/2022	\$	(56.00)	Posted	Maria L Correa
DD	171060	26208	02/01/2022	\$	(56.00)	Posted	Pamela Greene
DD	171045	26193	02/01/2022	\$	(56.00)	Posted	Marilyn G Guffey
DD	171000	26148	02/01/2022	\$	(56.00)	Posted	Chantel Whitehead
DD	171078	26226	02/01/2022	\$	(56.00)	Posted	Shatora McCotter
DD	170983	26131	02/01/2022	\$	(56.00)	Posted	Alice J. Foskey
DD	171029	26177	02/01/2022	\$	(56.00)	Posted	Jonte Sykes

DD	171050	26198	02/01/2022	\$	(56.00)	Posted	Migdalia Flores
DD	171055	26203	02/01/2022	\$	(56.00)	Posted	Natasha C Clay
DD	171074	26222	02/01/2022	\$	(56.00)	Posted	Shanice M. Calloway
DD	171048	26196	02/01/2022	\$	(56.00)	Posted	Mi-kerria Shaw
DD	171085	26233	02/01/2022	\$	(56.00)	Posted	Tamika Bennett
DD	171004	26152	02/01/2022	\$	(56.00)	Posted	Clorissa Rivera
Check	171176	0	02/01/2022	\$	(53.01)	Posted	Frontier Communications of Company
Check	171174	0	02/01/2022	\$	(53.01)	Posted	Frontier Communications of Company
Check	171173	0	02/01/2022	\$	(53.01)	Posted	Frontier Communications of Company
Check	171172	0	02/01/2022	\$	(53.01)	Posted	Frontier Communications of Company
Check	171169	0	02/01/2022	\$	(53.01)	Posted	Frontier Communications of Company
Check	171168	0	02/01/2022	\$	(53.01)	Posted	Frontier Communications of Company
Check	171165	0	02/01/2022	\$	(53.01)	Posted	Frontier Communications of Company
DD	171098	26246	02/01/2022	\$	(49.00)	Posted	Tyrell J Pearson
DD	171003	26151	02/01/2022	\$	(49.00)	Posted	Claressa McKnight
DD	171065	26213	02/01/2022	\$	(49.00)	Posted	Rodsheida Mabry
DD	171081	26229	02/01/2022	\$	(49.00)	Posted	Stephanie Marie Cox
DD	171054	26202	02/01/2022	\$	(49.00)	Posted	Natasha White
DD	171035	26183	02/01/2022	\$	(49.00)	Posted	Katilia T Trujillo
DD	171037	26185	02/01/2022	\$	(49.00)	Posted	Latoya T Pierre Brown
DD	171013	26161	02/01/2022	\$	(49.00)	Posted	Erica Alis Cannon
DD	171088	26236	02/01/2022	\$	(49.00)	Posted	Tatiana Bojka
DD	171011	26159	02/01/2022	\$	(49.00)	Posted	Dione Bennett
DD	171079	26227	02/01/2022	\$	(49.00)	Posted	Sherita Alania Taylor
DD	171075	26223	02/01/2022	\$	(49.00)	Posted	Shaquonda Rashaya Hunte
DD	170993	26141	02/01/2022	\$	(49.00)	Posted	Candi Foley
DD	171034	26182	02/01/2022	\$	(49.00)	Posted	Kathya Villahermosa
DD	171020	26168	02/01/2022	\$	(49.00)	Posted	Iris Hernandez-Cepeda
DD	171068	26216	02/01/2022	\$	(49.00)	Posted	Roscheyla Prieto-Quinones
DD	170987	26135	02/01/2022	\$	(49.00)	Posted	Artavia Boone
DD	171073	26221	02/01/2022	\$	(49.00)	Posted	Shamira White
DD	170989	26137	02/01/2022	\$	(49.00)	Posted	Ayshnee Butler
DD	171006	26154	02/01/2022	\$	(49.00)	Posted	Curnijah Howard
DD	170986	26134	02/01/2022	\$	(49.00)	Posted	Arriana Santana
DD	171094	26242	02/01/2022	\$	(49.00)	Posted	Tiffany Dixon
DD	170997	26145	02/01/2022	\$	(48.00)	Posted	Caroline Contreras
DD	171064	26212	02/01/2022	\$	(47.00)	Posted	Reneta Mitchell
DD	171041	26189	02/01/2022	\$	(47.00)	Posted	Margie Roman
DD	171047	26195	02/01/2022	\$	(42.00)	Posted	Mayra Quiles
DD	171104	26252	02/01/2022	\$	(41.00)	Posted	Yolanda Marte
DD	171018	26166	02/01/2022	\$	(41.00)	Posted	Hope Brodie
DD	171010	26158	02/01/2022	\$	(41.00)	Posted	Desiree Rivera
DD	171007	26155	02/01/2022	\$	(40.00)	Posted	D'Juana Desilva
DD	171067	26215	02/01/2022	\$	(37.00)	Posted	Rosaura Luciano
DD	170982	26130	02/01/2022	\$	(36.00)	Posted	Afrika Lynette Canady
Check	171187	0	02/01/2022	\$	(35.05)	Posted	Spark HoldCo, LLC dba Spark Energy Gas, LLC
DD	171025	26173	02/01/2022	\$	(23.00)	Posted	Jasmine Capehart
DD	171077	26225	02/01/2022	\$	(23.00)	Posted	Sharron E Fogle
DD	171027	26175	02/01/2022	\$	(23.00)	Posted	Jessica Smalls
DD	171026	26174	02/01/2022	\$	(23.00)	Posted	Jasmine Mcghee
DD	171023	26171	02/01/2022	\$	(19.00)	Posted	Janet Santiago
DD	170990	26138	02/01/2022	\$	(19.00)	Posted	Beulah Jones
DD	171051	26199	02/01/2022	\$	(17.00)	Posted	Nakia Lashaun Culbreath
DD	171008	26156	02/01/2022	\$	(17.00)	Posted	Daisy Bruno
DD	171092	26240	02/01/2022	\$	(16.00)	Posted	Theresa L Burks
DD	170988	26136	02/01/2022	\$	(16.00)	Posted	Ashley Gibson
DD	171012	26160	02/01/2022	\$	(16.00)	Posted	Domonique Denise Robinson
DD	171106	26254	02/01/2022	\$	(16.00)	Posted	Zaira Leticia Salinas Ramos
DD	171095	26243	02/01/2022	\$	(16.00)	Posted	Toni Way
DD	171069	26217	02/01/2022	\$	(15.00)	Posted	Sandy M Gaskin
DD	171083	26231	02/01/2022	\$	(14.00)	Posted	Synitra Culbreath

DD	171021	26169	02/01/2022	\$	(12.00)	Posted		Irisbeth Rivera
DD	170985	26133	02/01/2022	\$	(12.00)	Posted		Andre Lambert Sterling
DD	171061	26209	02/01/2022	\$	(9.00)	Posted		Paula A Barnes
DD	171001	26149	02/01/2022	\$	(7.00)	Posted		Cherise D. White
Check	171185	0	02/01/2022	\$	(5.60)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
DD	171058	26206	02/01/2022	\$	(4.00)	Posted		Nydia Romero
DD	0	26296	02/01/2022	\$	-	Posted	02/01/2022	Cdw Government Inc
Check	171193	0	02/01/2022	\$	-	Posted	02/01/2022	Verizon Wireless
Check	171195	0	02/03/2022	\$	(4,000.00)	Posted		Area Cooperative Educational Services
DD	0	26299	02/03/2022	\$	(1,375.00)	Posted		Shultz & Co, LLC
Check	171196	0	02/03/2022	\$	(539.00)	Posted		IXL Learning, INC.
Check	171197	0	02/03/2022	\$	(125.00)	Posted		Valeka Williams
DD	0	26300	02/03/2022	\$	(50.00)	Posted		Pamela Greene
DD	0	26303	02/04/2022	\$	(22,406.37)	Posted		Brookside I Associates LLC
DD	0	26310	02/04/2022	\$	(21,719.50)	Posted		The Computer Company Inc
DD	0	26311	02/04/2022	\$	(19,882.15)	Posted		Trinity New Haven Housing LP
Check	171206	0	02/04/2022	\$	(18,231.44)	Posted		Colonial Life & Accident Insurance
DD	0	26313	02/04/2022	\$	(17,296.18)	Posted		Trinity New Haven Housing Two Limited Partnership
DD	0	26302	02/04/2022	\$	(15,040.81)	Posted		Brookside 2 Associates LLC
Check	171203	0	02/04/2022	\$	(15,000.00)	Posted		See Click Fix, Inc
DD	0	26314	02/04/2022	\$	(14,830.55)	Posted		Trinity Rowe Limited Partnership
Check	171207	0	02/04/2022	\$	(14,537.81)	Posted		Colonial Life & Accident Insurance
DD	0	26309	02/04/2022	\$	(11,158.00)	Posted		Rockview 1 Associates LLC
Check	171213	0	02/04/2022	\$	(9,534.65)	Posted		Standard Insurance Company.
DD	0	26312	02/04/2022	\$	(7,738.56)	Posted		Trinity New Haven Housing Three LP
DD	0	26316	02/04/2022	\$	(4,839.00)	Posted		Berchem Moses PC
Check	171211	0	02/04/2022	\$	(4,212.60)	Posted		Laz Parking
DD	0	26301	02/04/2022	\$	(3,808.00)	Posted		212 Exchange Street LLC
Check	171205	0	02/04/2022	\$	(3,395.00)	Posted		Administrator, Unemployment Compensation
Check	171212	0	02/04/2022	\$	(3,160.00)	Posted		Quadient Finance USA, INC
Check	171200	0	02/04/2022	\$	(2,517.59)	Posted		Home Depot
Check	171204	0	02/04/2022	\$	(2,488.00)	Posted		Administrator, Unemployment Compensation
DD	0	26306	02/04/2022	\$	(2,261.98)	Posted		Northeast Generator
Check	171224	0	02/04/2022	\$	(2,143.24)	Posted		Home Depot
DD	0	26315	02/04/2022	\$	(1,707.98)	Posted		360 Management Group. Co.
DD	0	26307	02/04/2022	\$	(1,019.20)	Posted		Reitman Personnel Services, Inc.
Check	171223	0	02/04/2022	\$	(505.75)	Posted		Melissa Champagne-Vera
Check	171221	0	02/04/2022	\$	(428.85)	Posted		Home Depot
DD	0	26305	02/04/2022	\$	(387.00)	Posted		Home Services & More, LLC
Check	171201	0	02/04/2022	\$	(382.00)	Posted		Housing Authority Risk Retention Group, Inc
Check	171217	0	02/04/2022	\$	(299.17)	Posted		Frontier Communications of Company
Check	171202	0	02/04/2022	\$	(191.42)	Posted		Natalia Rutenberg
DD	0	26304	02/04/2022	\$	(188.00)	Posted		Eagle Leasing Company
Check	171210	0	02/04/2022	\$	(179.27)	Posted		Corporate Mailing Services LLC
Check	171220	0	02/04/2022	\$	(171.55)	Posted		Frontier Communications of Company
Check	171199	0	02/04/2022	\$	(166.18)	Posted		De Lage Landen Financial Services, Inc
Check	171218	0	02/04/2022	\$	(132.07)	Posted		Frontier Communications of Company
Check	171198	0	02/04/2022	\$	(102.57)	Posted		Answer Plus Communications
Check	171215	0	02/04/2022	\$	(92.55)	Posted		Frontier Communications of Company
Check	171222	0	02/04/2022	\$	(92.55)	Posted		Frontier Communications of Company
DD	0	26308	02/04/2022	\$	(87.00)	Posted		Reno & Cavanaugh, Pllc
Check	171209	0	02/04/2022	\$	(60.07)	Posted		Corporate Mailing Services LLC
Check	171214	0	02/04/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171216	0	02/04/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171219	0	02/04/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171208	0	02/04/2022	\$	(36.90)	Posted		Corporate Mailing Services LLC
DD	0	26321	02/07/2022	\$	(22,200.00)	Posted		Nobe Construction Company
DD	0	26326	02/07/2022	\$	(7,768.90)	Posted		The Computer Company Inc
DD	0	26317	02/07/2022	\$	(5,971.60)	Posted		Cdw Government Inc
DD	0	26327	02/07/2022	\$	(5,293.15)	Posted		United Mechanical Resources Inc.
DD	0	26323	02/07/2022	\$	(4,140.00)	Posted		Ramses Baptiste

Check	171230	0	02/07/2022	\$ (3,676.48)	Posted	HD Supply Facilities Maintenance, Ltd
DD	0	26324	02/07/2022	\$ (2,807.80)	Posted	Sage Software Inc
DD	0	26319	02/07/2022	\$ (2,700.00)	Posted	Housing Development Fund, Inc.
Check	171238	0	02/07/2022	\$ (2,687.83)	Posted	United Illuminating
Check	171239	0	02/07/2022	\$ (1,326.24)	Posted	United Illuminating
DD	0	26320	02/07/2022	\$ (1,096.70)	Posted	Mechanical Heating and Air Conditioning, Inc
Check	171225	0	02/07/2022	\$ (925.73)	Posted	Administrator, Unemployment Compensation
DD	0	26318	02/07/2022	\$ (888.68)	Posted	Housing Authority of the City of New Haven
Check	171235	0	02/07/2022	\$ (758.60)	Posted	United Illuminating
Check	171236	0	02/07/2022	\$ (732.73)	Posted	United Illuminating
Check	171237	0	02/07/2022	\$ (622.07)	Posted	United Illuminating
DD	0	26325	02/07/2022	\$ (508.30)	Posted	Stanley Convergent Security Solutions, INC.
Check	171234	0	02/07/2022	\$ (416.04)	Posted	United Illuminating
Check	171240	0	02/07/2022	\$ (384.50)	Posted	United Illuminating
Check	171232	0	02/07/2022	\$ (350.00)	Posted	Red Stone Servicer LLC
DD	0	26322	02/07/2022	\$ (304.47)	Posted	Northwest Interpreters, Inc.
Check	171226	0	02/07/2022	\$ (283.20)	Posted	Aflac
Check	171231	0	02/07/2022	\$ (276.00)	Posted	Online Information Services, Inc
Check	171233	0	02/07/2022	\$ (275.99)	Posted	United Illuminating
Check	171228	0	02/07/2022	\$ (163.81)	Posted	Aramark Refreshment Services
Check	171229	0	02/07/2022	\$ (132.00)	Posted	Bridgeport Hospital
Check	171227	0	02/07/2022	\$ (125.75)	Posted	Answer Plus Communications
DD	0	26330	02/08/2022	\$ (20,500.00)	Posted	Hands On Landscaping LLC
Check	171242	0	02/08/2022	\$ (5,913.80)	Posted	City of New Haven
Check	171255	0	02/08/2022	\$ (5,775.00)	Posted	National Center For Housing Mgmt.
Check	171259	0	02/08/2022	\$ (4,145.85)	Posted	Yale Termite & Pest Elimination Corp.
Check	171247	0	02/08/2022	\$ (3,150.42)	Posted	Verizon Wireless
Check	171244	0	02/08/2022	\$ (2,842.96)	Posted	Hearst Media Services Connecticut, LLC
DD	0	26335	02/08/2022	\$ (2,770.00)	Posted	WebHouse Inc
Check	171258	0	02/08/2022	\$ (2,763.18)	Posted	W.B. Mason Company Inc
DD	0	26331	02/08/2022	\$ (2,675.00)	Posted	Ideal Printing Co. Inc
Check	171248	0	02/08/2022	\$ (2,602.52)	Posted	Verizon Wireless
Check	171241	0	02/08/2022	\$ (2,440.55)	Posted	City of New Haven
Check	171256	0	02/08/2022	\$ (2,016.38)	Posted	Verizon Wireless
DD	0	26334	02/08/2022	\$ (1,550.89)	Posted	United Mechanical Resources Inc.
DD	0	26329	02/08/2022	\$ (1,456.46)	Posted	Crumbie Law Group, LLC
Check	171249	0	02/08/2022	\$ (1,386.95)	Posted	Verizon Wireless
Check	171246	0	02/08/2022	\$ (873.60)	Posted	T-Mobile
DD	0	26333	02/08/2022	\$ (552.20)	Posted	Porto's Tire Service
Check	171254	0	02/08/2022	\$ (417.25)	Posted	Michele Deisser
Check	171253	0	02/08/2022	\$ (304.00)	Posted	Johnson Controls Inc
Check	171252	0	02/08/2022	\$ (226.10)	Posted	HD Supply Facilities Maintenance, Ltd
DD	0	26328	02/08/2022	\$ (165.00)	Posted	Cohen Key Shop
Check	171243	0	02/08/2022	\$ (159.80)	Posted	Federal Express Corp.
DD	0	26332	02/08/2022	\$ (155.00)	Posted	Palace Garage dba York Service Center
Check	171257	0	02/08/2022	\$ (104.40)	Posted	W.B. Mason Company Inc
Check	171251	0	02/08/2022	\$ (94.77)	Posted	Gary Hogan
Check	171250	0	02/08/2022	\$ (90.72)	Posted	F.W. Webb Company
Check	171260	0	02/08/2022	\$ (42.14)	Posted	Federal Express Corp.
Check	171261	0	02/08/2022	\$ (17.88)	Posted	Federal Express Corp.
Check	171245	0	02/08/2022	\$ (16.00)	Posted	Online Information Services, Inc
Check	171292	0	02/09/2022	\$ (18,822.77)	Posted	Housing Authority Risk Retention Group, Inc
Check	171293	0	02/09/2022	\$ (15,750.00)	Posted	Marcum LLP
Check	171263	0	02/09/2022	\$ (14,872.90)	Posted	Southern Connecticut Gas
Check	171264	0	02/09/2022	\$ (12,186.98)	Posted	Southern Connecticut Gas
DD	0	26340	02/09/2022	\$ (9,418.90)	Posted	Cdw Government Inc
DD	0	26370	02/09/2022	\$ (7,236.43)	Posted	Reitman Personnel Services, Inc.
Check	171291	0	02/09/2022	\$ (7,207.77)	Posted	Housing Authority Risk Retention Group, Inc
Check	171270	0	02/09/2022	\$ (6,158.20)	Posted	Southern Connecticut Gas
Check	171277	0	02/09/2022	\$ (5,138.07)	Posted	Southern Connecticut Gas
DD	0	26377	02/09/2022	\$ (5,103.72)	Posted	360 Management Group. Co.

Check	171262	0	02/09/2022	\$ (4,948.33)	Posted		Southern Connecticut Gas
Check	171268	0	02/09/2022	\$ (4,796.98)	Posted		Southern Connecticut Gas
Check	171278	0	02/09/2022	\$ (3,581.04)	Posted		Southern Connecticut Gas
Check	171265	0	02/09/2022	\$ (3,130.09)	Posted		Southern Connecticut Gas
Check	171276	0	02/09/2022	\$ (2,031.10)	Posted		Southern Connecticut Gas
DD	0	26362	02/09/2022	\$ (1,654.93)	Posted		Mechanical Heating and Air Conditioning, Inc
Check	171273	0	02/09/2022	\$ (1,557.32)	Posted		Southern Connecticut Gas
Check	171266	0	02/09/2022	\$ (1,543.06)	Posted		Southern Connecticut Gas
Check	171269	0	02/09/2022	\$ (1,397.92)	Posted		Southern Connecticut Gas
Check	171274	0	02/09/2022	\$ (1,396.73)	Posted		Southern Connecticut Gas
DD	0	26374	02/09/2022	\$ (975.00)	Posted		WebHouse Inc
Check	171280	0	02/09/2022	\$ (905.00)	Posted		Supreme Corporation
Check	171271	0	02/09/2022	\$ (811.15)	Posted		Southern Connecticut Gas
Check	171272	0	02/09/2022	\$ (548.28)	Posted		Southern Connecticut Gas
Check	171275	0	02/09/2022	\$ (349.46)	Posted		Southern Connecticut Gas
Check	171283	0	02/09/2022	\$ (301.12)	Posted		Comcast Cable
Check	171287	0	02/09/2022	\$ (301.12)	Posted		Comcast Cable
Check	171288	0	02/09/2022	\$ (293.35)	Posted		Comcast Cable
Check	171290	0	02/09/2022	\$ (276.17)	Posted		Comcast Cable
DD	0	26372	02/09/2022	\$ (200.00)	Posted		Stevie Jackson
DD	0	26361	02/09/2022	\$ (200.00)	Posted		Marta Laboy
DD	0	26365	02/09/2022	\$ (200.00)	Posted		Olivia Lewis
DD	0	26346	02/09/2022	\$ (200.00)	Posted		Doris J Doward
DD	0	26338	02/09/2022	\$ (200.00)	Posted		Brenda J Harris
Check	171297	0	02/09/2022	\$ (200.00)	Posted		Giovanna Latina
DD	0	26356	02/09/2022	\$ (200.00)	Posted		Linda Cross
DD	0	26350	02/09/2022	\$ (200.00)	Posted		Judy Cosby
DD	0	26371	02/09/2022	\$ (200.00)	Posted		Shantour Jackson
DD	0	26366	02/09/2022	\$ (200.00)	Posted		Patricia Mabry
DD	0	26359	02/09/2022	\$ (200.00)	Posted		Major Banks
DD	0	26341	02/09/2022	\$ (200.00)	Posted		Christy A Pedini
DD	0	26367	02/09/2022	\$ (200.00)	Posted		Patricia Thorpe
DD	0	26360	02/09/2022	\$ (200.00)	Posted		Maritza Baez
DD	0	26343	02/09/2022	\$ (200.00)	Posted		Deborah Hudson
DD	0	26342	02/09/2022	\$ (200.00)	Posted		David Anderson
DD	0	26339	02/09/2022	\$ (200.00)	Posted		Bruce Gatling
DD	0	26353	02/09/2022	\$ (200.00)	Posted		Lagreta Riles
DD	0	26344	02/09/2022	\$ (200.00)	Posted		Dennis Nathaniel Jenkins
DD	0	26336	02/09/2022	\$ (200.00)	Posted		Alicia M Spencer
DD	0	26358	02/09/2022	\$ (200.00)	Posted		Maggie Hamrick
DD	0	26345	02/09/2022	\$ (200.00)	Posted		Donna Santiago
DD	0	26373	02/09/2022	\$ (200.00)	Posted		Teresa Nela Caporale
DD	0	26349	02/09/2022	\$ (200.00)	Posted		Jonathan Stewart
DD	0	26369	02/09/2022	\$ (200.00)	Posted		Perry Lamar Gary
DD	0	26363	02/09/2022	\$ (200.00)	Posted		Miquel Avila
DD	0	26375	02/09/2022	\$ (200.00)	Posted		Willard E. Ford
Check	171300	0	02/09/2022	\$ (200.00)	Posted		Rosemary Morris
Check	171301	0	02/09/2022	\$ (200.00)	Posted		Russell Roberson
DD	0	26337	02/09/2022	\$ (200.00)	Posted		Billy Ray Mathews
DD	0	26348	02/09/2022	\$ (200.00)	Posted		Jessica Wilkerson
DD	0	26368	02/09/2022	\$ (200.00)	Posted		Pedro Octavio Jimenez
DD	0	26347	02/09/2022	\$ (200.00)	Posted		Eric D Jowers
DD	0	26364	02/09/2022	\$ (200.00)	Posted		Noraima Avila
DD	0	26352	02/09/2022	\$ (200.00)	Posted		Kelly Nichols
DD	0	26376	02/09/2022	\$ (200.00)	Posted		William F Staton
DD	0	26355	02/09/2022	\$ (200.00)	Posted		Lavern Davis
DD	0	26357	02/09/2022	\$ (200.00)	Posted		Luz E Torres
Check	171295	0	02/09/2022	\$ (200.00)	Posted		Annette Yancey
DD	0	26351	02/09/2022	\$ (200.00)	Posted		Keith Davis
Check	171299	0	02/09/2022	\$ (200.00)	Posted		Ralph Berryman
Check	171296	0	02/09/2022	\$ (200.00)	Posted		Avis Grant

Check	171298	0	02/09/2022	\$	(200.00)	Posted	Janet Poole
DD	0	26379	02/09/2022	\$	(200.00)	Posted	Alberta Witherspoon
DD	0	26378	02/09/2022	\$	(200.00)	Posted	Alberta W Golden
Check	171302	0	02/09/2022	\$	(200.00)	Posted	Al Mccoy Langston
Check	171281	0	02/09/2022	\$	(193.35)	Posted	Comcast Cable
Check	171284	0	02/09/2022	\$	(193.35)	Posted	Comcast Cable
Check	171286	0	02/09/2022	\$	(193.35)	Posted	Comcast Cable
Check	171289	0	02/09/2022	\$	(193.35)	Posted	Comcast Cable
Check	171267	0	02/09/2022	\$	(192.66)	Posted	Southern Connecticut Gas
Check	171279	0	02/09/2022	\$	(184.73)	Posted	Southern Connecticut Gas
Check	171282	0	02/09/2022	\$	(153.17)	Posted	Comcast Cable
Check	171294	0	02/09/2022	\$	(36.27)	Posted	Network Electric And Security Systems, LLC
DD	0	26354	02/09/2022	\$	(12.76)	Posted	LaToya McCrea
Check	171285	0	02/09/2022	\$	(5.60)	Posted	Comcast Cable
Check	171370	0	02/10/2022	\$	(11,478.08)	Posted	United Illuminating
DD	0	26383	02/10/2022	\$	(9,950.00)	Posted	Hartford Truck Equipment, Inc.
Check	171326	0	02/10/2022	\$	(7,776.26)	Posted	HD Supply Facilities Maintenance, Ltd
Check	171348	0	02/10/2022	\$	(7,595.03)	Posted	Water Pollution Control
Check	171355	0	02/10/2022	\$	(5,611.01)	Posted	Southern Connecticut Gas
Check	171340	0	02/10/2022	\$	(4,067.54)	Posted	F.W. Webb Company
Check	171304	0	02/10/2022	\$	(3,137.99)	Posted	Home Depot
Check	171367	0	02/10/2022	\$	(2,714.36)	Posted	United Illuminating
Check	171335	0	02/10/2022	\$	(2,464.00)	Posted	Afscme Local 713/afscme Council 4
Check	171354	0	02/10/2022	\$	(2,382.69)	Posted	Southern Connecticut Gas
Check	171346	0	02/10/2022	\$	(2,319.79)	Posted	Water Pollution Control
Check	171347	0	02/10/2022	\$	(2,226.50)	Posted	Water Pollution Control
Check	171363	0	02/10/2022	\$	(2,000.64)	Posted	Water Pollution Control
Check	171303	0	02/10/2022	\$	(1,848.84)	Posted	Home Depot
Check	171329	0	02/10/2022	\$	(1,641.34)	Posted	Regional Water Authority
DD	0	26385	02/10/2022	\$	(1,400.40)	Posted	Reitman Personnel Services, Inc.
Check	171364	0	02/10/2022	\$	(1,281.29)	Posted	United Illuminating
Check	171368	0	02/10/2022	\$	(952.94)	Posted	United Illuminating
Check	171334	0	02/10/2022	\$	(696.54)	Posted	Aflac
Check	171350	0	02/10/2022	\$	(685.93)	Posted	Southern Connecticut Gas
Check	171305	0	02/10/2022	\$	(580.82)	Posted	Home Depot
Check	171342	0	02/10/2022	\$	(569.32)	Posted	Metropolitan Life Insurance Company USA
Check	171351	0	02/10/2022	\$	(563.21)	Posted	Southern Connecticut Gas
Check	171366	0	02/10/2022	\$	(472.26)	Posted	United Illuminating
Check	171321	0	02/10/2022	\$	(429.86)	Posted	Comcast Cable
Check	171352	0	02/10/2022	\$	(415.72)	Posted	Southern Connecticut Gas
Check	171341	0	02/10/2022	\$	(378.37)	Posted	Johnson Controls Inc
Check	171343	0	02/10/2022	\$	(343.80)	Posted	United Illuminating
Check	171318	0	02/10/2022	\$	(338.37)	Posted	Comcast Cable
Check	171353	0	02/10/2022	\$	(323.36)	Posted	Southern Connecticut Gas
Check	171312	0	02/10/2022	\$	(316.81)	Posted	Comcast Cable
Check	171313	0	02/10/2022	\$	(316.81)	Posted	Comcast Cable
Check	171362	0	02/10/2022	\$	(311.60)	Posted	Water Pollution Control
Check	171306	0	02/10/2022	\$	(294.85)	Posted	Comcast Cable
Check	171307	0	02/10/2022	\$	(294.85)	Posted	Comcast Cable
Check	171319	0	02/10/2022	\$	(293.35)	Posted	Comcast Cable
Check	171320	0	02/10/2022	\$	(293.35)	Posted	Comcast Cable
Check	171338	0	02/10/2022	\$	(255.71)	Posted	Cincinnati Copiers, Inc
Check	171365	0	02/10/2022	\$	(247.13)	Posted	United Illuminating
Check	171308	0	02/10/2022	\$	(208.81)	Posted	Comcast Cable
Check	171339	0	02/10/2022	\$	(205.74)	Posted	Corporate Mailing Services LLC
Check	171314	0	02/10/2022	\$	(194.85)	Posted	Comcast Cable
Check	171315	0	02/10/2022	\$	(194.85)	Posted	Comcast Cable
Check	171309	0	02/10/2022	\$	(193.35)	Posted	Comcast Cable
Check	171311	0	02/10/2022	\$	(193.35)	Posted	Comcast Cable
Check	171322	0	02/10/2022	\$	(193.35)	Posted	Comcast Cable
Check	171336	0	02/10/2022	\$	(179.20)	Posted	Afscme Local 818

DD	0	26382	02/10/2022	\$ (157.50)	Posted		Berchem Moses PC
Check	171310	0	02/10/2022	\$ (154.85)	Posted		Comcast Cable
Check	171316	0	02/10/2022	\$ (154.85)	Posted		Comcast Cable
Check	171317	0	02/10/2022	\$ (154.85)	Posted		Comcast Cable
Check	171333	0	02/10/2022	\$ (147.72)	Posted		Comcast Cable
Check	171323	0	02/10/2022	\$ (138.32)	Posted		Frontier Communications of Company
Check	171328	0	02/10/2022	\$ (126.96)	Posted		Regional Water Authority
Check	171327	0	02/10/2022	\$ (100.00)	Posted		League of Women Voters of New Haven, Inc.
Check	171332	0	02/10/2022	\$ (98.11)	Posted		Comcast Cable
Check	171349	0	02/10/2022	\$ (90.65)	Posted		Water Pollution Control
Check	171344	0	02/10/2022	\$ (88.00)	Posted		United Way of Greater New Haven
Check	171325	0	02/10/2022	\$ (61.42)	Posted		Frontier Communications of Company
Check	171337	0	02/10/2022	\$ (60.79)	Posted		Aramark Refreshment Services
Check	171324	0	02/10/2022	\$ (57.52)	Posted		Frontier Communications of Company
DD	0	26381	02/10/2022	\$ (46.00)	Posted		AFSCME PEOPLE Committee
DD	0	26384	02/10/2022	\$ (19.85)	Posted		Infoshred, LLC
DD	0	26380	02/10/2022	\$ (8.00)	Posted		AFSCME PEOPLE Committee
Check	171330	0	02/10/2022	\$ -	Posted	02/10/2022	Frontier Communications of Company
Check	171331	0	02/10/2022	\$ -	Posted	02/10/2022	Frontier Communications of Company
Check	171345	0	02/10/2022	\$ -	Posted	02/10/2022	Water Pollution Control
Check	171356	0	02/10/2022	\$ -	Posted	02/10/2022	United Illuminating
Check	171357	0	02/10/2022	\$ -	Posted	02/10/2022	United Illuminating
Check	171358	0	02/10/2022	\$ -	Posted	02/10/2022	United Illuminating
Check	171359	0	02/10/2022	\$ -	Posted	02/10/2022	United Illuminating
Check	171360	0	02/10/2022	\$ -	Posted	02/10/2022	United Illuminating
Check	171361	0	02/10/2022	\$ -	Posted	02/10/2022	United Illuminating
Check	171369	0	02/10/2022	\$ -	Posted	02/10/2022	United Illuminating
Check	171371	0	02/14/2022	\$ (27,238.91)	Posted		City of New Haven
DD	0	26386	02/14/2022	\$ (3,846.85)	Posted		Carahsoft Technology Corporation
DD	0	26388	02/15/2022	\$ (122,376.23)	Posted		360 Management Group. Co.
DD	0	26393	02/15/2022	\$ (104,658.40)	Posted		Haz-Pros Inc
DD	0	26387	02/15/2022	\$ (72,593.29)	Posted		360 Management Group. Co.
Check	171397	0	02/15/2022	\$ (55,232.29)	Posted		United Illuminating
Check	171385	0	02/15/2022	\$ (42,960.00)	Posted		Johnson Controls US Holdings LLC
Check	171386	0	02/15/2022	\$ (38,467.53)	Posted		Oxford Health Plans, LLC
DD	0	26395	02/15/2022	\$ (36,000.00)	Posted		McCarter & English, LLP
Check	171401	0	02/15/2022	\$ (19,672.52)	Posted		Water Pollution Control
DD	0	26391	02/15/2022	\$ (18,854.16)	Posted		CWPM, LLC
Check	171392	0	02/15/2022	\$ (16,356.10)	Posted		United Illuminating
Check	171380	0	02/15/2022	\$ (13,836.64)	Posted		Comcast Cable
Check	171399	0	02/15/2022	\$ (12,582.11)	Posted		Water Pollution Control
DD	0	26392	02/15/2022	\$ (9,285.00)	Posted		Enviromed Services, Inc.
DD	0	26397	02/15/2022	\$ (8,666.67)	Posted		NuEnergen, LLC
Check	171388	0	02/15/2022	\$ (6,713.91)	Posted		Regional Water Authority
Check	171387	0	02/15/2022	\$ (5,720.00)	Posted		Philadelphia Indemnity Insurance Company
DD	0	26390	02/15/2022	\$ (4,980.83)	Posted		Crumbie Law Group, LLC
Check	171384	0	02/15/2022	\$ (4,404.00)	Posted		Housing Insurance Services, Inc.
DD	0	26389	02/15/2022	\$ (3,938.66)	Posted		360 Management Group. Co.
Check	171375	0	02/15/2022	\$ (3,681.88)	Posted		West Haven Housing Authority - Section 8 Program
Check	171382	0	02/15/2022	\$ (3,380.61)	Posted		HD Supply Facilities Maintenance, Ltd
Check	171391	0	02/15/2022	\$ (3,000.00)	Posted		State Of Connecticut
Check	171402	0	02/15/2022	\$ (2,926.04)	Posted		Water Pollution Control
DD	0	26394	02/15/2022	\$ (1,718.04)	Posted		Infoshred, LLC
Check	171374	0	02/15/2022	\$ (1,573.95)	Posted		Indianapolis Housing Agency
Check	171379	0	02/15/2022	\$ (1,085.00)	Posted		Blosky & Associates
Check	171400	0	02/15/2022	\$ (1,074.92)	Posted		Water Pollution Control
Check	171383	0	02/15/2022	\$ (750.00)	Posted		Housing Agency Procurement Assistance
Check	171378	0	02/15/2022	\$ (595.00)	Posted		Best Western Executive Hotel
Check	171390	0	02/15/2022	\$ (536.92)	Posted		Standard Insurance Company.
Check	171395	0	02/15/2022	\$ (501.07)	Posted		United Illuminating
Check	171396	0	02/15/2022	\$ (450.23)	Posted		United Illuminating

Check	171389	0	02/15/2022	\$	(372.22)	Posted		Skyview Ridgefield LLC
Check	171394	0	02/15/2022	\$	(249.35)	Posted		United Illuminating
Check	171376	0	02/15/2022	\$	(224.00)	Posted		Housing Authority City of Waterbury
Check	171377	0	02/15/2022	\$	(218.00)	Posted		Aramark Refreshment Services
DD	0	26396	02/15/2022	\$	(201.77)	Posted		New Horizon Communications Corp
DD	0	26398	02/15/2022	\$	(200.00)	Posted		Paul A Kates
Check	171398	0	02/15/2022	\$	(90.65)	Posted		Water Pollution Control
Check	171381	0	02/15/2022	\$	(40.01)	Posted		Federal Express Corp.
Check	171372	0	02/15/2022	\$	(25.00)	Posted		Maria Y Melendez Melendez
Check	171393	0	02/15/2022	\$	(19.93)	Posted		United Illuminating
Check	171373	0	02/15/2022	\$	-	Posted	02/15/2022	Indianapolis Housing Agency
DD	0	26402	02/16/2022	\$	(17,137.48)	Posted		CWPM, LLC
DD	0	26399	02/16/2022	\$	(8,568.00)	Posted		212 Exchange Street LLC
DD	0	26404	02/16/2022	\$	(3,483.72)	Posted		United Mechanical Resources Inc.
Check	171412	0	02/16/2022	\$	(2,678.28)	Posted		F.W. Webb Company
DD	0	26403	02/16/2022	\$	(2,500.00)	Posted		Nobe Construction Company
Check	171414	0	02/16/2022	\$	(1,762.69)	Posted		Home Depot
DD	0	26401	02/16/2022	\$	(1,615.20)	Posted		Cohen Key Shop
Check	171407	0	02/16/2022	\$	(1,127.15)	Posted		Autoscribe Corporation
Check	171417	0	02/16/2022	\$	(809.99)	Posted		Southern Connecticut Gas
Check	171405	0	02/16/2022	\$	(450.00)	Posted		Ace Van & Storage, Inc.
Check	171406	0	02/16/2022	\$	(449.20)	Posted		Aramark Refreshment Services
Check	171415	0	02/16/2022	\$	(431.60)	Posted		Johnson Controls Fire Protection LP
Check	171410	0	02/16/2022	\$	(375.00)	Posted		Eagle Elevator Company, Inc.
Check	171411	0	02/16/2022	\$	(250.00)	Posted		Eryka L Claudio
Check	171408	0	02/16/2022	\$	(219.61)	Posted		Comcast Cable
Check	171403	0	02/16/2022	\$	(125.00)	Posted		Bianca Colon
DD	0	26400	02/16/2022	\$	(119.96)	Posted		Carahsoft Technology Corporation
Check	171404	0	02/16/2022	\$	(100.00)	Posted		Sherree Bolden
Check	171413	0	02/16/2022	\$	(69.58)	Posted		HD Supply Facilities Maintenance, Ltd
Check	171409	0	02/16/2022	\$	(55.32)	Posted		Comcast Cable
Check	171416	0	02/16/2022	\$	(48.56)	Posted		Kimberly Johansen
Check	171446	0	02/17/2022	\$	(8,254.27)	Posted		MissionSquare Retirement
Check	171418	0	02/17/2022	\$	(6,812.84)	Posted		Regional Water Authority
Check	171421	0	02/17/2022	\$	(5,070.10)	Posted		Regional Water Authority
Check	171420	0	02/17/2022	\$	(3,515.28)	Posted		Regional Water Authority
Check	171440	0	02/17/2022	\$	(2,230.46)	Posted		Regional Water Authority
Check	171442	0	02/17/2022	\$	(2,196.17)	Posted		Regional Water Authority
Check	171441	0	02/17/2022	\$	(2,084.19)	Posted		Regional Water Authority
Check	171426	0	02/17/2022	\$	(2,061.88)	Posted		Regional Water Authority
Check	171445	0	02/17/2022	\$	(1,693.25)	Posted		Regional Water Authority
Check	171430	0	02/17/2022	\$	(1,619.94)	Posted		Regional Water Authority
Check	171429	0	02/17/2022	\$	(1,545.42)	Posted		Regional Water Authority
Check	171425	0	02/17/2022	\$	(1,383.82)	Posted		Regional Water Authority
Check	171439	0	02/17/2022	\$	(567.97)	Posted		Regional Water Authority
Check	171423	0	02/17/2022	\$	(447.96)	Posted		Regional Water Authority
Check	171427	0	02/17/2022	\$	(416.94)	Posted		Regional Water Authority
Check	171428	0	02/17/2022	\$	(392.09)	Posted		Regional Water Authority
Check	171438	0	02/17/2022	\$	(319.85)	Posted		Regional Water Authority
Check	171437	0	02/17/2022	\$	(156.66)	Posted		Regional Water Authority
Check	171447	0	02/17/2022	\$	(150.00)	Posted		Candice May Richardson
Check	171448	0	02/17/2022	\$	(150.00)	Posted		Hector Quiles
Check	171436	0	02/17/2022	\$	(118.38)	Posted		Regional Water Authority
Check	171444	0	02/17/2022	\$	(111.24)	Posted		Regional Water Authority
Check	171443	0	02/17/2022	\$	(96.97)	Posted		Regional Water Authority
Check	171435	0	02/17/2022	\$	(61.74)	Posted		Regional Water Authority
Check	171419	0	02/17/2022	\$	-	Posted	02/17/2022	Regional Water Authority
Check	171422	0	02/17/2022	\$	-	Posted		Regional Water Authority
Check	171423	0	02/17/2022	\$	-	Posted		Regional Water Authority
Check	171424	0	02/17/2022	\$	-	Posted		Regional Water Authority
Check	171425	0	02/17/2022	\$	-	Posted		Regional Water Authority

Check	171422	0	02/17/2022	\$ -	Posted	02/17/2022	Regional Water Authority
Check	171429	0	02/17/2022	\$ -	Posted	02/17/2022	Regional Water Authority
Check	171430	0	02/17/2022	\$ -	Posted	02/17/2022	Regional Water Authority
Check	171424	0	02/17/2022	\$ -	Posted	02/17/2022	Fuss & O'Neill, Inc.
Check	171431	0	02/17/2022	\$ -	Posted	02/17/2022	Fuss & O'Neill, Inc.
Check	171432	0	02/17/2022	\$ -	Posted	02/17/2022	Regional Water Authority
Check	171433	0	02/17/2022	\$ -	Posted	02/17/2022	Regional Water Authority
Check	171434	0	02/17/2022	\$ -	Posted	02/17/2022	Regional Water Authority
Check	171465	0	02/18/2022	\$ (23,572.82)	Posted		United Illuminating
Check	171492	0	02/18/2022	\$ (21,327.31)	Posted		Home Depot
Check	171452	0	02/18/2022	\$ (20,721.43)	Posted		Regional Water Authority
Check	171472	0	02/18/2022	\$ (18,034.11)	Posted		United Illuminating
Check	171449	0	02/18/2022	\$ (13,268.65)	Posted		Home Depot
DD	0	26406	02/18/2022	\$ (13,042.46)	Posted		Crumbie Law Group, LLC
Check	171474	0	02/18/2022	\$ (10,968.21)	Posted		United Illuminating
Check	171473	0	02/18/2022	\$ (9,269.84)	Posted		United Illuminating
Check	171489	0	02/18/2022	\$ (8,301.03)	Posted		United Illuminating
Check	171490	0	02/18/2022	\$ (8,074.47)	Posted		United Illuminating
DD	0	26411	02/18/2022	\$ (8,071.83)	Posted		Reitman Personnel Services, Inc.
Check	171457	0	02/18/2022	\$ (5,437.38)	Posted		Regional Water Authority
Check	171456	0	02/18/2022	\$ (5,430.49)	Posted		Regional Water Authority
Check	171487	0	02/18/2022	\$ (5,164.30)	Posted		Regional Water Authority
Check	171483	0	02/18/2022	\$ (4,212.60)	Posted		Laz Parking
Check	171461	0	02/18/2022	\$ (4,195.55)	Posted		Regional Water Authority
Check	171455	0	02/18/2022	\$ (3,995.26)	Posted		Regional Water Authority
DD	0	26410	02/18/2022	\$ (3,880.43)	Posted		Mechanical Heating and Air Conditioning, Inc
Check	171464	0	02/18/2022	\$ (3,577.72)	Posted		United Illuminating
DD	0	26407	02/18/2022	\$ (3,465.00)	Posted		Gilson Software Solutions - PHA, LLC.
Check	171468	0	02/18/2022	\$ (3,158.46)	Posted		United Illuminating
Check	171459	0	02/18/2022	\$ (2,895.27)	Posted		Regional Water Authority
DD	0	26405	02/18/2022	\$ (2,736.50)	Posted		Berchem Moses PC
Check	171462	0	02/18/2022	\$ (2,725.35)	Posted		Regional Water Authority
Check	171481	0	02/18/2022	\$ (2,704.63)	Posted		Johnson Controls Fire Protection LP
DD	0	26409	02/18/2022	\$ (2,643.42)	Posted		Kronos Incorporated
Check	171460	0	02/18/2022	\$ (2,106.86)	Posted		Regional Water Authority
Check	171453	0	02/18/2022	\$ (1,838.35)	Posted		Regional Water Authority
Check	171454	0	02/18/2022	\$ (1,706.00)	Posted		Regional Water Authority
Check	171493	0	02/18/2022	\$ (1,630.00)	Posted		Postmaster
Check	171494	0	02/18/2022	\$ (1,630.00)	Posted		Postmaster
Check	171475	0	02/18/2022	\$ (1,612.00)	Posted		Administrator, Unemployment Compensation
Check	171476	0	02/18/2022	\$ (1,226.46)	Posted		Administrator, Unemployment Compensation
Check	171458	0	02/18/2022	\$ (1,033.60)	Posted		Regional Water Authority
Check	171488	0	02/18/2022	\$ (951.94)	Posted		Southern Connecticut Gas
Check	171469	0	02/18/2022	\$ (812.92)	Posted		United Illuminating
Check	171471	0	02/18/2022	\$ (778.05)	Posted		United Illuminating
Check	171480	0	02/18/2022	\$ (705.39)	Posted		Home Depot
Check	171486	0	02/18/2022	\$ (630.00)	Posted		New Haven Parking Authority
Check	171450	0	02/18/2022	\$ (474.00)	Posted		La Quinta Inn & Suites
Check	171451	0	02/18/2022	\$ (474.00)	Posted		La Quinta Inn & Suites
Check	171484	0	02/18/2022	\$ (453.14)	Posted		Legal Shield
Check	171479	0	02/18/2022	\$ (435.95)	Posted		HD Supply Facilities Maintenance, Ltd
DD	0	26408	02/18/2022	\$ (190.00)	Posted		Home Services & More, LLC
Check	171491	0	02/18/2022	\$ (188.00)	Posted		Yale New Haven Hospital
Check	171485	0	02/18/2022	\$ (100.00)	Posted		Massmutual Va.
Check	171467	0	02/18/2022	\$ (91.78)	Posted		United Illuminating
Check	171470	0	02/18/2022	\$ (66.55)	Posted		United Illuminating
Check	171466	0	02/18/2022	\$ (54.98)	Posted		United Illuminating
Check	171478	0	02/18/2022	\$ (52.92)	Posted		Corporate Mailing Services LLC
Check	171463	0	02/18/2022	\$ (16.98)	Posted		United Illuminating
Check	171477	0	02/18/2022	\$ (8.92)	Posted		Comcast Cable
Check	171482	0	02/18/2022	\$ -	Posted	02/22/2022	Laz Parking

Check	171503	0	02/22/2022	\$	(40,521.22)	Posted	United Illuminating
Check	171557	0	02/22/2022	\$	(31,280.00)	Posted	Housing Insurance Services, Inc.
Check	171538	0	02/22/2022	\$	(9,420.17)	Posted	Regional Water Authority
Check	171528	0	02/22/2022	\$	(7,047.55)	Posted	Regional Water Authority
Check	171516	0	02/22/2022	\$	(6,606.35)	Posted	Regional Water Authority
Check	171510	0	02/22/2022	\$	(5,856.00)	Posted	New Haven Parking Authority
Check	171520	0	02/22/2022	\$	(5,237.64)	Posted	Regional Water Authority
Check	171559	0	02/22/2022	\$	(4,750.00)	Posted	Marcum LLP
Check	171505	0	02/22/2022	\$	(4,516.83)	Posted	Water Pollution Control
Check	171515	0	02/22/2022	\$	(4,159.42)	Posted	Regional Water Authority
Check	171502	0	02/22/2022	\$	(4,125.18)	Posted	United Illuminating
Check	171560	0	02/22/2022	\$	(3,120.00)	Posted	Nan Mckay & Associates
Check	171513	0	02/22/2022	\$	(3,032.71)	Posted	Regional Water Authority
Check	171497	0	02/22/2022	\$	(2,719.60)	Posted	United Illuminating
Check	171509	0	02/22/2022	\$	(2,555.47)	Posted	Water Pollution Control
Check	171558	0	02/22/2022	\$	(2,500.00)	Posted	Housing Insurance Services, Inc.
Check	171508	0	02/22/2022	\$	(2,231.41)	Posted	Water Pollution Control
Check	171504	0	02/22/2022	\$	(2,147.94)	Posted	Water Pollution Control
Check	171514	0	02/22/2022	\$	(2,130.09)	Posted	Regional Water Authority
Check	171532	0	02/22/2022	\$	(2,123.51)	Posted	Regional Water Authority
Check	171517	0	02/22/2022	\$	(1,992.14)	Posted	Regional Water Authority
Check	171542	0	02/22/2022	\$	(1,619.59)	Posted	Regional Water Authority
Check	171511	0	02/22/2022	\$	(1,551.25)	Posted	Regional Water Authority
Check	171537	0	02/22/2022	\$	(1,525.32)	Posted	Regional Water Authority
Check	171523	0	02/22/2022	\$	(1,401.73)	Posted	Regional Water Authority
Check	171498	0	02/22/2022	\$	(1,342.66)	Posted	United Illuminating
Check	171501	0	02/22/2022	\$	(1,207.41)	Posted	United Illuminating
Check	171562	0	02/22/2022	\$	(1,179.99)	Posted	Johnson Controls Fire Protection LP
Check	171540	0	02/22/2022	\$	(1,175.99)	Posted	Regional Water Authority
Check	171554	0	02/22/2022	\$	(1,122.00)	Posted	Corporation For Supportive Housing
Check	171506	0	02/22/2022	\$	(1,119.11)	Posted	Water Pollution Control
Check	171543	0	02/22/2022	\$	(1,113.28)	Posted	Regional Water Authority
Check	171546	0	02/22/2022	\$	(1,062.61)	Posted	Regional Water Authority
Check	171512	0	02/22/2022	\$	(982.18)	Posted	Regional Water Authority
Check	171550	0	02/22/2022	\$	(897.94)	Posted	Southern Connecticut Gas
Check	171524	0	02/22/2022	\$	(882.95)	Posted	Regional Water Authority
Check	171549	0	02/22/2022	\$	(861.39)	Posted	Southern Connecticut Gas
Check	171500	0	02/22/2022	\$	(835.53)	Posted	United Illuminating
Check	171561	0	02/22/2022	\$	(825.00)	Posted	National Center For Housing Mgmt.
DD	0	26412	02/22/2022	\$	(777.22)	Posted	Housing Authority of the City of New Haven
Check	171522	0	02/22/2022	\$	(768.62)	Posted	Regional Water Authority
Check	171544	0	02/22/2022	\$	(743.62)	Posted	Regional Water Authority
Check	171526	0	02/22/2022	\$	(696.50)	Posted	Regional Water Authority
Check	171530	0	02/22/2022	\$	(649.92)	Posted	Regional Water Authority
Check	171541	0	02/22/2022	\$	(556.05)	Posted	Regional Water Authority
Check	171553	0	02/22/2022	\$	(540.00)	Posted	Conn NAHRO
Check	171495	0	02/22/2022	\$	(492.00)	Posted	Online Information Services, Inc
Check	171551	0	02/22/2022	\$	(485.29)	Posted	Southern Connecticut Gas
Check	171519	0	02/22/2022	\$	(483.02)	Posted	Regional Water Authority
Check	171496	0	02/22/2022	\$	(458.78)	Posted	United Illuminating
Check	171534	0	02/22/2022	\$	(450.82)	Posted	Regional Water Authority
Check	171536	0	02/22/2022	\$	(445.93)	Posted	Regional Water Authority
Check	171507	0	02/22/2022	\$	(424.53)	Posted	Water Pollution Control
DD	0	26413	02/22/2022	\$	(408.40)	Posted	Knight's Inc
Check	171527	0	02/22/2022	\$	(388.02)	Posted	Regional Water Authority
Check	171525	0	02/22/2022	\$	(370.39)	Posted	Regional Water Authority
Check	171555	0	02/22/2022	\$	(300.00)	Posted	ERC Services, Inc.
Check	171499	0	02/22/2022	\$	(223.61)	Posted	United Illuminating
Check	171533	0	02/22/2022	\$	(219.76)	Posted	Regional Water Authority
Check	171547	0	02/22/2022	\$	(210.14)	Posted	Regional Water Authority
Check	171552	0	02/22/2022	\$	(174.00)	Posted	Yale New Haven Hospital

Check	171563	0	02/22/2022	\$	(167.67)	Posted		Regional Water Authority
Check	171531	0	02/22/2022	\$	(161.90)	Posted		Regional Water Authority
Check	171521	0	02/22/2022	\$	(127.50)	Posted		Regional Water Authority
Check	171548	0	02/22/2022	\$	(120.90)	Posted		Regional Water Authority
Check	171518	0	02/22/2022	\$	(100.79)	Posted		Regional Water Authority
Check	171529	0	02/22/2022	\$	(74.58)	Posted		Regional Water Authority
Check	171535	0	02/22/2022	\$	(68.20)	Posted		Regional Water Authority
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Check	171539	0	02/22/2022	\$	(35.05)	Posted		Regional Water Authority
Check	171556	0	02/22/2022	\$	(5.83)	Posted		HD Supply Facilities Maintenance, Ltd
Check	171545	0	02/22/2022	\$	-	Posted	02/22/2022	Regional Water Authority
Check	171593	0	02/23/2022	\$	(19,570.15)	Posted		Water Pollution Control
Check	171590	0	02/23/2022	\$	(13,497.22)	Posted		Water Pollution Control
Check	171582	0	02/23/2022	\$	(12,183.98)	Posted		Water Pollution Control
Check	171584	0	02/23/2022	\$	(11,066.77)	Posted		Water Pollution Control
DD	0	26414	02/23/2022	\$	(10,571.83)	Posted		Home Services & More, LLC
Check	171594	0	02/23/2022	\$	(7,647.25)	Posted		Water Pollution Control
Check	171588	0	02/23/2022	\$	(7,060.21)	Posted		Water Pollution Control
Check	171565	0	02/23/2022	\$	(6,186.75)	Posted		Betty F Durham
Check	171595	0	02/23/2022	\$	(5,234.16)	Posted		Water Pollution Control
Check	171576	0	02/23/2022	\$	(4,696.30)	Posted		Southern Connecticut Gas
Check	171583	0	02/23/2022	\$	(4,641.85)	Posted		Water Pollution Control
Check	171597	0	02/23/2022	\$	(4,328.08)	Posted		Water Pollution Control
Check	171586	0	02/23/2022	\$	(4,222.23)	Posted		Water Pollution Control
Check	171585	0	02/23/2022	\$	(3,993.73)	Posted		Water Pollution Control
Check	171592	0	02/23/2022	\$	(3,395.08)	Posted		Water Pollution Control
Check	171587	0	02/23/2022	\$	(3,252.32)	Posted		Water Pollution Control
Check	171596	0	02/23/2022	\$	(2,626.90)	Posted		Water Pollution Control
Check	171573	0	02/23/2022	\$	(2,284.81)	Posted		Southern Connecticut Gas
Check	171572	0	02/23/2022	\$	(1,830.90)	Posted		Southern Connecticut Gas
Check	171591	0	02/23/2022	\$	(1,804.24)	Posted		Water Pollution Control
Check	171570	0	02/23/2022	\$	(1,788.12)	Posted		Southern Connecticut Gas
Check	171566	0	02/23/2022	\$	(1,630.00)	Posted		Johnson Controls Fire Protection LP
Check	171567	0	02/23/2022	\$	(856.14)	Posted		Southern Connecticut Gas
Check	171577	0	02/23/2022	\$	(452.15)	Posted		United Illuminating
Check	171574	0	02/23/2022	\$	(418.07)	Posted		Southern Connecticut Gas
Check	171578	0	02/23/2022	\$	(379.70)	Posted		United Illuminating
Check	171579	0	02/23/2022	\$	(253.51)	Posted		United Illuminating
Check	171568	0	02/23/2022	\$	(219.31)	Posted		Southern Connecticut Gas
Check	171581	0	02/23/2022	\$	(193.55)	Posted		United Illuminating
Check	171575	0	02/23/2022	\$	(176.37)	Posted		Southern Connecticut Gas
Check	171580	0	02/23/2022	\$	(126.55)	Posted		United Illuminating
Check	171598	0	02/23/2022	\$	(49.54)	Posted		Cincinnati Copiers, Inc
Check	171589	0	02/23/2022	\$	(41.55)	Posted		Water Pollution Control
Check	171571	0	02/23/2022	\$	(15.64)	Posted		Southern Connecticut Gas
Check	171569	0	02/23/2022	\$	(5.50)	Posted		Southern Connecticut Gas
DD	0	26415	02/24/2022	\$	(99,364.46)	Posted		Banton Construction Company
DD	0	26416	02/24/2022	\$	(9,954.50)	Posted		Haz-Pros Inc
Check	171627	0	02/24/2022	\$	(7,190.67)	Posted		United Illuminating
Check	171626	0	02/24/2022	\$	(6,118.97)	Posted		Regional Water Authority
DD	0	26417	02/24/2022	\$	(2,054.67)	Posted		Stanley Convergent Security Solutions, INC.
Check	171625	0	02/24/2022	\$	(1,663.82)	Posted		Regional Water Authority
Check	171612	0	02/24/2022	\$	(1,513.06)	Posted		Frontier Communications of Company
Check	171599	0	02/24/2022	\$	(1,431.61)	Posted		Deluxe Business Form
Check	171624	0	02/24/2022	\$	(822.16)	Posted		HD Supply Facilities Maintenance, Ltd
Check	171601	0	02/24/2022	\$	(720.70)	Posted		Frontier Communications of Company
Check	171613	0	02/24/2022	\$	(276.51)	Posted		Frontier Communications of Company
Check	171600	0	02/24/2022	\$	(270.90)	Posted		Frontier Communications of Company
Check	171602	0	02/24/2022	\$	(183.06)	Posted		Frontier Communications of Company
Check	171610	0	02/24/2022	\$	(171.85)	Posted		Frontier Communications of Company
Check	171607	0	02/24/2022	\$	(142.99)	Posted		Frontier Communications of Company

Check	171608	0	02/24/2022	\$	(142.99)	Posted		Frontier Communications of Company
Check	171621	0	02/24/2022	\$	(141.12)	Posted		Frontier Communications of Company
Check	171620	0	02/24/2022	\$	(137.62)	Posted		Frontier Communications of Company
Check	171616	0	02/24/2022	\$	(92.55)	Posted		Frontier Communications of Company
Check	171622	0	02/24/2022	\$	(92.55)	Posted		Frontier Communications of Company
Check	171623	0	02/24/2022	\$	(81.50)	Posted		Frontier Communications of Company
Check	171609	0	02/24/2022	\$	(75.68)	Posted		Frontier Communications of Company
Check	171606	0	02/24/2022	\$	(69.71)	Posted		Frontier Communications of Company
Check	171605	0	02/24/2022	\$	(63.01)	Posted		Frontier Communications of Company
Check	171603	0	02/24/2022	\$	(62.75)	Posted		Frontier Communications of Company
Check	171604	0	02/24/2022	\$	(62.75)	Posted		Frontier Communications of Company
Check	171611	0	02/24/2022	\$	(62.75)	Posted		Frontier Communications of Company
Check	171629	0	02/24/2022	\$	(60.27)	Posted		United Illuminating
Check	171628	0	02/24/2022	\$	(53.74)	Posted		United Illuminating
Check	171614	0	02/24/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171615	0	02/24/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171617	0	02/24/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171618	0	02/24/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171619	0	02/24/2022	\$	(53.01)	Posted		Frontier Communications of Company
DD	0	26418	02/25/2022	\$	(55,880.45)	Posted		A. Prete Construction Company, Inc
Check	171696	0	02/25/2022	\$	(41,397.44)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171695	0	02/25/2022	\$	(9,432.19)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171688	0	02/25/2022	\$	(8,942.30)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171690	0	02/25/2022	\$	(7,452.67)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171686	0	02/25/2022	\$	(2,457.20)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171692	0	02/25/2022	\$	(2,363.66)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171694	0	02/25/2022	\$	(1,931.85)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171657	0	02/25/2022	\$	(1,720.21)	Posted		Chamberlain Court Condominium Association, Inc.
Check	171685	0	02/25/2022	\$	(1,293.27)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171676	0	02/25/2022	\$	(1,264.00)	Posted		La Quinta Inn & Suites
Check	171679	0	02/25/2022	\$	(711.00)	Posted		La Quinta Inn & Suites
Check	171693	0	02/25/2022	\$	(642.16)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171687	0	02/25/2022	\$	(637.88)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171677	0	02/25/2022	\$	(474.00)	Posted		La Quinta Inn & Suites
Check	171656	0	02/25/2022	\$	(425.00)	Posted		Bryan Edwin Esson
Check	171683	0	02/25/2022	\$	(401.85)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171678	0	02/25/2022	\$	(395.00)	Posted		La Quinta Inn & Suites
Check	171671	0	02/25/2022	\$	(310.09)	Posted		Frontier Communications of Company
Check	171673	0	02/25/2022	\$	(250.00)	Posted		Jocelyne M. Barszczewski
Check	171674	0	02/25/2022	\$	(250.00)	Posted		Joe Delfino
Check	171670	0	02/25/2022	\$	(223.25)	Posted		Frontier Communications of Company
Check	171659	0	02/25/2022	\$	(211.00)	Posted		Frontier Communications of Company
Check	171684	0	02/25/2022	\$	(200.00)	Posted		Shanita D Arthur
Check	171663	0	02/25/2022	\$	(190.02)	Posted		Frontier Communications of Company
Check	171675	0	02/25/2022	\$	(175.00)	Posted		Jose Rolon
Check	171680	0	02/25/2022	\$	(175.00)	Posted		Maria Acevedo-Jimenez
Check	171658	0	02/25/2022	\$	(150.00)	Posted		Frederick James
Check	171660	0	02/25/2022	\$	(139.09)	Posted		Frontier Communications of Company
Check	171666	0	02/25/2022	\$	(138.93)	Posted		Frontier Communications of Company
Check	171672	0	02/25/2022	\$	(102.37)	Posted		Frontier Communications of Company
Check	171664	0	02/25/2022	\$	(92.55)	Posted		Frontier Communications of Company
Check	171667	0	02/25/2022	\$	(92.55)	Posted		Frontier Communications of Company
Check	171668	0	02/25/2022	\$	(92.55)	Posted		Frontier Communications of Company
Check	171669	0	02/25/2022	\$	(92.55)	Posted		Frontier Communications of Company
Check	171661	0	02/25/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171662	0	02/25/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171665	0	02/25/2022	\$	(53.01)	Posted		Frontier Communications of Company
Check	171691	0	02/25/2022	\$	(43.47)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171689	0	02/25/2022	\$	(7.01)	Posted		Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171633	0	02/25/2022	\$	-	Posted	02/25/2022	Frontier Communications of Company
Check	171634	0	02/25/2022	\$	-	Posted	02/25/2022	Frontier Communications of Company

Check	171635	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171636	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171637	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171638	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171639	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171640	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171641	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171642	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171643	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171644	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171645	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171646	0	02/25/2022	\$ -	Posted	02/25/2022	Frontier Communications of Company
Check	171631	0	02/25/2022	\$ -	Posted	02/25/2022	Chamberlain Court Condominium Association, Inc.
Check	171650	0	02/25/2022	\$ -	Posted	02/25/2022	La Quinta Inn & Suites
Check	171651	0	02/25/2022	\$ -	Posted	02/25/2022	La Quinta Inn & Suites
Check	171652	0	02/25/2022	\$ -	Posted	02/25/2022	La Quinta Inn & Suites
Check	171653	0	02/25/2022	\$ -	Posted	02/25/2022	La Quinta Inn & Suites
Check	171647	0	02/25/2022	\$ -	Posted	02/25/2022	Jocelyne M. Barszczewski
Check	171630	0	02/25/2022	\$ -	Posted	02/25/2022	Bryan Edwin Esson
Check	171649	0	02/25/2022	\$ -	Posted	02/25/2022	Jose Rolon
Check	171654	0	02/25/2022	\$ -	Posted	02/25/2022	Maria Acevedo-Jimenez
Check	171648	0	02/25/2022	\$ -	Posted	02/25/2022	Joe Delfino
Check	171632	0	02/25/2022	\$ -	Posted	02/25/2022	Frederick James
Check	171655	0	02/25/2022	\$ -	Posted	02/25/2022	Bryan Edwin Esson
Check	171681	0	02/25/2022	\$ -	Posted	02/25/2022	Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171682	0	02/25/2022	\$ -	Posted	02/25/2022	Spark HoldCo, LLC dba Spark Energy Gas, LLC
Check	171830	0	02/28/2022	\$ (209,240.76)	Posted		Anthem Blue Cross/Blue Shield
Check	171828	0	02/28/2022	\$ (11,411.79)	Posted		Anthem Blue Cross/Blue Shield
Check	171826	0	02/28/2022	\$ (11,375.79)	Posted		Anthem Blue Cross/Blue Shield
Check	171827	0	02/28/2022	\$ (11,375.79)	Posted		Anthem Blue Cross/Blue Shield
Check	171829	0	02/28/2022	\$ (11,316.47)	Posted		Anthem Blue Cross/Blue Shield
Check	171825	0	02/28/2022	\$ (10,252.22)	Posted		Anthem Blue Cross/Blue Shield
Check	171868	0	02/28/2022	\$ (9,530.80)	Posted		Standard Insurance Company.
Check	171850	0	02/28/2022	\$ (5,000.00)	Posted		Fred V Leone
DD	0	26549	02/28/2022	\$ (3,790.00)	Posted		Sage Software Inc
Check	171857	0	02/28/2022	\$ (3,600.00)	Posted		Quadient Finance USA, INC
DD	0	26547	02/28/2022	\$ (3,099.74)	Posted		Reitman Personnel Services, Inc.
Check	171864	0	02/28/2022	\$ (2,480.38)	Posted		Southern Connecticut Gas
DD	0	26544	02/28/2022	\$ (1,537.50)	Posted		Home Services & More, LLC
Check	171865	0	02/28/2022	\$ (1,326.09)	Posted		Southern Connecticut Gas
DD	0	26545	02/28/2022	\$ (1,229.65)	Posted		Knight's Inc
Check	171862	0	02/28/2022	\$ (1,181.34)	Posted		Southern Connecticut Gas
Check	171869	0	02/28/2022	\$ (857.68)	Posted		W.B. Mason Company Inc
Check	171854	0	02/28/2022	\$ (711.00)	Posted		La Quinta Inn & Suites
Check	171823	0	02/28/2022	\$ (690.96)	Posted		Aflac
Check	171860	0	02/28/2022	\$ (673.66)	Posted		Southern Connecticut Gas
Check	171849	0	02/28/2022	\$ (499.50)	Posted		F.W. Webb Company
Check	171852	0	02/28/2022	\$ (474.00)	Posted		La Quinta Inn & Suites
Check	171855	0	02/28/2022	\$ (459.12)	Posted		Legal Shield
Check	171867	0	02/28/2022	\$ (458.02)	Posted		Southern Connecticut Gas
Check	171840	0	02/28/2022	\$ (413.94)	Posted		Comcast Cable
Check	171853	0	02/28/2022	\$ (395.00)	Posted		La Quinta Inn & Suites
Check	171866	0	02/28/2022	\$ (383.26)	Posted		Southern Connecticut Gas
Check	171845	0	02/28/2022	\$ (338.37)	Posted		Comcast Cable
Check	171861	0	02/28/2022	\$ (320.91)	Posted		Southern Connecticut Gas
DD	0	26550	02/28/2022	\$ (295.00)	Posted		Willco Sales & Service Inc.
Check	171832	0	02/28/2022	\$ (293.35)	Posted		Comcast Cable
Check	171834	0	02/28/2022	\$ (293.35)	Posted		Comcast Cable
Check	171846	0	02/28/2022	\$ (293.35)	Posted		Comcast Cable
Check	171847	0	02/28/2022	\$ (293.35)	Posted		Comcast Cable
DD	0	26546	02/28/2022	\$ (250.00)	Posted		Linda Cross

Check	171824	0	02/28/2022	\$	(225.00)	Posted		Angel M Vazquez
Check	171835	0	02/28/2022	\$	(208.81)	Posted		Comcast Cable
Check	171833	0	02/28/2022	\$	(194.85)	Posted		Comcast Cable
Check	171841	0	02/28/2022	\$	(194.85)	Posted		Comcast Cable
Check	171836	0	02/28/2022	\$	(193.35)	Posted		Comcast Cable
Check	171843	0	02/28/2022	\$	(193.35)	Posted		Comcast Cable
Check	171844	0	02/28/2022	\$	(193.35)	Posted		Comcast Cable
DD	0	26548	02/28/2022	\$	(177.32)	Posted		Ringcentral, Inc
Check	171858	0	02/28/2022	\$	(175.00)	Posted		Robbie Williams
Check	171831	0	02/28/2022	\$	(154.85)	Posted		Comcast Cable
Check	171838	0	02/28/2022	\$	(154.85)	Posted		Comcast Cable
Check	171842	0	02/28/2022	\$	(154.85)	Posted		Comcast Cable
Check	171856	0	02/28/2022	\$	(150.00)	Posted		Manuel Rosado
Check	171863	0	02/28/2022	\$	(146.59)	Posted		Southern Connecticut Gas
Check	171859	0	02/28/2022	\$	(127.98)	Posted		Southern Connecticut Gas
Check	171839	0	02/28/2022	\$	(101.47)	Posted		Comcast Cable
Check	171837	0	02/28/2022	\$	(98.11)	Posted		Comcast Cable
Check	171870	0	02/28/2022	\$	(75.00)	Posted		Yessina Candelario
Check	171851	0	02/28/2022	\$	(27.09)	Posted		HD Supply Facilities Maintenance, Ltd
Check	171848	0	02/28/2022	\$	(25.00)	Posted		Dartagnan Brookus Coleman

Total Payments Issued

\$ (2,555,236.68)

President's Report

To: ECC/HANH Board of Commissioners

From: Karen DuBois-Walton, Ph.D., President

Date: February 15, 2022

RE: President's ~~February-March~~ 2022 Report—~~Annual Meeting~~

I. Administrative

Happy ~~Black Women's~~ History Month!

This month we moved back into Phase 2 of our COVID-19 protocols with staff reporting into the office additional days during the week. We continue to practice safe distancing, limited in person meetings and support telecommuting where possible.

The State of CT Legislative session has opened and there are a number of housing related bills that we are tracking. HB 5209 AAC Housing Authority Jurisdiction received a public hearing with the Housing Committee. A number of speakers spoke in favor of the bill. Read about that here: <https://www.nhregister.com/news/article/CT-Lawmakers-again-tackle-the-need-for-housing-in-16969405.php>. We are working with the co-chairs to get substitute language raised that supports efforts to develop in other jurisdictions. We continue to work in collaboration with the Grow Together CT coalition toward other zoning reforms and in building a statewide coalition for equitable urban revitalization.

The Executive and CED teams have been busy conceptualizing a service model to best serve our disengaged youth. Modeled after our comprehensive ECC Believes initiative focused on academic success for all young people, we have developed a companion initiative entitled "Filling the Gap". Filling the Gap targets opportunity youth through job placement, workforce development, building trades pathways, entrepreneurship and training and education. We are excited to have been invited by a major philanthropy to submit an application for funding for this program expansion.

This has been a busy time as we continue to work under COVID-19 precautions and find the best ways to maintain the services upon which our residents depend.

February also marks the beginning of the CT Legislative Session. We have been working in advance of the start of session to ensure that our bill from last year expanding PHA jurisdiction is raised this session. In preliminary meetings with the Housing Committee co-chairs they have committed to this effort. We are also engaged in the Open Communities Alliance's Growing Together CT coalition. Growing Together CT seeks to increase the supply of quality affordable housing by increasing requirements on suburban towns and through investment in equitable

urban revitalization. ECC/HANH along with the YWCA in Hartford are co-chairing the equitable urban revitalization committee. Through this advocacy, we will launch a multi-city grassroots engagement process to develop strategies for urban wealth creation and ownership, quality affordable rental, and place-making and community building. The Growing Together CT coalition launched on February 15th, 2022.

At the local level, ECC/HANH engages in the development of local housing policy in part through membership on the Affordable Housing Commission and through public input through other forums. Recently the AHC submitted its inaugural report summarizing the first 6 months of work. Some of the recommendations included creation of a rental registry, revisions to the Inclusionary Zoning ordinance, and investment of ARP dollars in affordable housing. See here for more on the presentation to the New Haven Board of Alders Legislation Committee: https://www.newhavenindependent.org/article/bmr_registry

ECC/HANH has been planning for the ending of the eviction moratorium scheduled for February 15th. Recognizing that the economic disruption has not ended and that the disruption impacts both tenants and landlords, we seek a balanced approach that continues a safety net for our families and provides relief to landlords.

In other resident support initiatives, LEAP recently opened a new site at Ross Woodward School on the East side of the city and seeks to partner with us to engage families. CED and LEAP staff went door to door engaging families and offering this program and other program materials to families at Essex, Quinnipiac Terrace, St. Anthony's and Eastview Terrace. Thank you to our CED team and our partners at LEAP. See here for an article in the New Haven Independent https://www.newhavenindependent.org/article/leap_leaps_into_quinnipiac_meadows

And finally, thank you to our IT team led by Donna Piccirilli, VP of IT whose work developing on updated website was recognized by the Council of Large Public Housing Authorities (CLPHA). Donna was invited to present our website to other communications team members on the CLPHA webinar this month.

Time Extension Granted per Resolution #02-25/10-R

- Contract extension with Hartford Truck & Equipment for snow & vehicle equipment from February 28, 2022 to August 31, 2022. (PO#21814-13464)

II. Finance-January 2022 YTD Financials

January 2022	MTW Budget	MTW Actual	Variance	NON-MTW Budget	NON-MTW Actual	Variance	ELIMS Budget	ELIMS Actual	Variance	Total Budget	Total Actual	Total Variance
70500 TENANT REVENUE	429,936	694,663	264,727	-	-	-	-	-	-	429,936	694,663	264,727
70600 HUD REVENUE	35,154,606	31,353,410	(3,801,196)	73,317	91,353	18,036	-	-	-	35,227,923	31,444,763	(3,783,159)
70000 OTHER REVENUE	19,434	342,498	323,064	6,381,616	6,210,462	(171,154)	(3,112,629)	(3,165,400)	52,772	3,288,421	3,387,559	99,139
70000 TOTAL REVENUE	35,603,976	32,390,571	(3,213,405)	6,454,933	6,301,815	(153,118)	(3,112,629)	(3,165,400)	52,772	38,946,280	35,526,886	(3,419,294)
91000 OPERATING ADMINISTRATIVE	4,796,729	4,354,856	441,873	2,594,387	1,928,282	666,105	(3,112,629)	(3,165,400)	52,772	4,278,487	3,117,737	1,160,750
92500 TENANTS SERVICES	84,167	77,452	6,715	766,971	352,325	414,646	-	-	-	851,138	429,777	421,361
93000 UTILITIES	566,511	576,803	(10,192)	132,843	81,729	51,114	-	-	-	699,454	658,533	40,921
94000 MAINTENANCE	978,254	1,574,789	(596,534)	197,362	105,464	91,898	-	-	-	1,175,617	1,680,252	(504,635)
95000 PROTECTIVE SERVICES	49,002	52,252	(3,250)	8,473	3,763	4,710	-	-	-	57,475	56,015	1,459
96000 GENERAL EXPENSE	-	-	-	94,365	97,608	(3,243)	-	-	-	94,365	97,608	(3,243)
96100 INSURANCE PREMIUMS	220,858	316,614	(95,756)	1,278	-	1,278	-	-	-	222,137	316,614	(94,478)
96200 OTHER	619,651	553,868	65,783	-	-	-	-	-	-	619,651	553,868	65,783
98800 SEVERANCE EXPENSE	-	-	-	-	1,250	(1,250)	-	-	-	-	1,250	(1,250)
98900 TOTAL OPERATING EXPENSES	7,315,272	7,506,633	(191,361)	3,795,679	2,570,421	1,225,258	(3,112,629)	(3,165,400)	52,772	7,998,323	6,911,654	1,086,669
97100 EXTRAORDINARY MAINTENANCE	38,562	40,611	(2,049)	4,790	14,828	(10,037)	-	-	-	43,352	55,438	(12,086)
97200 CASUALTY LOSSES - NON CAPITALIZED	-	-	-	-	-	-	-	-	-	-	-	-
97300 HAP EXPENSE	25,337,801	21,104,314	4,233,487	-	-	-	-	-	-	25,337,801	21,104,314	4,233,487
97400 DEPRECIATION EXPENSE	1,138,633	579,040	559,594	123,481	101,743	21,738	-	-	-	1,262,115	680,783	581,332
98000 OTHER EXPENSES	26,914,997	21,723,964	4,791,033	128,272	116,571	11,701	-	-	-	26,843,268	21,840,535	4,802,733
TOTAL EXPENSES	33,820,269	29,230,597	4,689,671	3,923,951	2,686,952	1,236,999	(3,112,629)	(3,165,400)	52,772	34,641,691	28,752,189	5,889,402
RAD/DEV - MTW Fund Expenditures	(916,667)	(738,600)	(177,976)	(2,221,956)	(1,095,572)	(1,126,384)	-	-	-	(3,138,623)	(1,834,262)	(1,304,360)
Investment in the financing of affordable housing Dev	-	-	-	-	-	-	-	-	-	-	-	-
Reserve for interest on N/R	-	-	-	(2,428,180)	(2,731,774)	303,594	-	-	-	(2,428,180)	(2,731,774)	303,594
10010 Operating Transfer In	736,339	602,247	134,092	2,221,956	1,095,572	1,126,384	-	-	-	2,958,295	1,697,818	1,260,476
10020 Operating Transfer Out	(2,958,295)	(1,697,818)	(1,260,476)	-	-	-	-	-	-	(2,958,295)	(1,697,818)	(1,260,476)
10000 EXCESS OF REVENUE OVER (UNDER) EXPENSES	(1,364,916)	1,325,711	(2,690,627)	102,801	883,049	(780,247)	-	-	-	(1,262,114)	2,208,760	(3,470,874)
ADJ FOR DEPRECIATION EXPENSE	1,138,633	579,040	559,594	123,481	101,743	21,738	-	-	-	1,262,115	680,783	581,332
380 SURPLUS / (DEFICIT)	(226,282)	1,904,751	(2,131,033)	226,283	984,792	(758,509)	-	-	-	0	2,889,543	(2,889,543)

III. Operations

A. Vacancy Rate

HANH's current occupancy rate for the month for ~~February~~ ~~January~~ 2022 is 94%. The agency goal is 96.00%. Attainment of this goal remains the primary objective for the Operations Department.

B. Rent Collection

Rent Collection – HANH's rent collection for the year to date ending the month of ~~February~~ ~~January~~ 2022 is 65.5%. The agency goal is 95%. After many months of successfully reducing the TAR from a high in 2014, HANH saw the TAR reduced by over 75% prior to the COVID-19 pandemic. Rent collection has been poor over the past year and a half, however, staff is working with residents to get into compliance and to obtain rent relief resources through the city and state.

Total Collected

	CY 2021	CY 2022	Variance
January	75.69%	65.57%	-10.12
February	76.19%	65.59%	-10.6
March	80.67%		
April	83.27%		
May	82.07%		

June	73.96%		
July	75.22%		
August	68.87%		
September	72.80%		
October	71.75%		
November	70.47%		
December	62.56%		
Average	78.07%	65.58%	

Community and Economic Development (CED) Monthly Report

CARES Program Highlights

- [3 graduated from CARES](#)
 - [2 households are staying in current unit](#)
 - [1 Purchased home in Hamden](#)
- [Employment updates –](#)
 - [1 participant hired full time with Amazon](#)
 - [1 participant hired full time with People’s Bank](#)
 - [2 interviewing at positions within CfAL](#)
- [5 participants graduated from CARES – All households agreed to remain in their current unit and are scheduled to pay flat/market rental effective 2/1/2022.](#)
- [7 new participants entering the CARES program.](#)
- [M. B and family graduated in January. Having originally immigrated from Africa, M.B HOH & Co head have worked towards self sufficiency by seeking full time employment, increased their savings significantly & worked with our community partners, Neighborhood Housing Services and CT Association of Human Services. M. B received a pre approval this month to purchase a home and is actively working with his realtor to find a two family home. His family currently has \\$32,000 in personal saving, a REEF Account balance \\$18,000 and a credit score of 660.](#)
- [B. T is gainfully employed on a F/T basis. While participating in the FSS program and having received the IEE benefits she has been able to save \\$35,058 besides her \\$4,827 accrued in escrow.](#)
- [J. S started the program on 08/01/2017 and has saved over \\$5,000 so far, with a FICO credit score of 817. He has been employed at the same location for the past 12 years and](#)

earns over \$32,000 yearly. This month, he was given the “green light” to pursue his dream of becoming a homeowner.

- S. F. started the program on 01/01/2017 and has saved \$4,917 to date with a FICO credit score of 678. She has been employed at Yale Hospital for the last 10 years and earns \$42,251 yearly. This month, she was given the “green light” to pursue her dream of becoming a homeowner.

FSS Highlights

- L. V has been working consistently with FEC on budgeting with having increased personal savings to 10k over the last 12 months.
- L. G. started the program on 01/01/2020 and was working on a P/T basis at the Board of Ed with a Fico score of 700. Today is a F/T employee, has received the green light to secure a mortgage, a FICO score of 800+ and has managed to save 17K to date.
- D. C. has been in the program for the last 2 years and has managed to save \$6,000 to date. She is keeping up with her budget and is meeting with FEC counselors on a quarterly basis.
- J. S.- Hired as a full-time teacher at Roberto Clemente as 3rd grade teacher.
- D. P. – put a deposit down for a home in Waterbury, closing date is scheduled for April.
- S. M. has worked arduously on her childcare business with her income having increased from \$30,972 to \$57,120 to date. Though the pandemic initially impacted business, she was able to secure protective items and increased business equipment and also maintained State of CT Home Day Care certifications. Additionally, she has increase her credit score from 413 to 675. And while she initially had a goal of homeownership, she finds that it is in her best interest due to the current market, to complete the FSS Program with her FT Employment as her HUD FSS self-sufficiency goal.

~~Partnership between The New Haven Financial Empowerment Center established in 2019 with ECC/HANH through the Cities for Financial Empowerment Grant.~~

~~Outcomes to date:~~

- ~~201~~ **201** ECC/HANH residents received services from FEC
- ~~189~~ **189** direct referrals from ECC/HANH
 - ~~Residents from MTW Programs, including HUD FSS, CARES and Workable Families~~
 - ~~Key element was continued Case Management from ECC/HANH Coordinators~~
- ~~Coordinated efforts resulted in:~~
 - ~~129,103k debt reduction~~ **(37 residents)**

installation of equipment, treatments and post-abatement testing, as required. The grant covers abatements in buildings encompassing 402 units. Scheduling has begun with CO & smoke detectors (HUD stated priority), and Radon testing and mitigation. Some of the Mold is being addressed in conjunction with Lead abatement projects, or in advance of the Lead work, targeting the more urgent cases.

HUD Lead Grant 2017

- On January 16, 2018, HUD issued a NOFA for competitive grant applications under its Lead-Based Paint Capital Fund Program to identify and eliminate lead-based paint hazards in public housing. HUD announced 20 awards nation-wide on September 5, 2018. ECC/HANH received \$986,260; the amount requested, with a \$1,000,000 cap. The identified properties ~~are were~~ McConaughy Terrace, Essex Townhouses, and multiple Scattered Site East and Scattered Sites West properties. Properties will be remediated, abated or encapsulated, as recommended by the selected Design team. The grant funds have been used to inspect and test ECC's portfolio properties which were built before 1978, the date when lead was no longer used in residential house paint. Project encompassing abatement in 299 units of housing.

- went out to bid in one package 1st Solicitation: November 25, 2019 P&M has been in communication with the CTDPH and NHDPH and the HUD Field Office, Office of Healthy Homes and HUD National office on our progress, as per requirement of the Grant and HUD and State of Connecticut and Local Regulations. Only one (1) bid came in and it was not deemed responsive.

- 2nd Solicitation: P&M revised a Request for Proposals for Indefinite Quantities Hazmat Contractors to enable ECC to address the required abatement which was to go to the July Board meeting. This solicitation resulted in 2 proposals which were deemed nonresponsive.

- 3rd Approach: P&M ~~is currently addressing all units, the highest priority units first, by repackaging~~ the work in 9 smaller solicitation packages in order to obtain better responses. P&M met with our Procurement Director and the HUD Lead team in Washington, and they are in agreement with this approach.

- Interim Controls: In the interim, P&M and Operations departments are continuing to perform HUD Guidelines-recommended interim control measures to temporarily remove lead hazards until Lead abatement contractors are on board. Regulation required testing after Interim Controls is being performed. We are proceeding according to our prioritization algorithm to address the units with greatest need (children under 6 years, and a lead finding). Due to the COVID, we ~~have had to restricted~~ our scheduled Interim Control Measures to exterior work, only, so as not to expose residents to workers within their homes. We will return to the interior prioritization list as soon as it is deemed safe to do so, or we will perform the full abatement.

- Groups 1 & 2 contracts for Scattered Sites West properties, awarded. Group 1 construction completed, and in closeout, and Group 2 will be completed ~~January~~ March 14, 2022.

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- Group 3 solicited 2 times. Contract awarded; Bid protest, contract pulled; Contract being extended after protest resolved. Notice to proceed September 1, 2021. Base abatement work completed; contract extended to accommodate long lead times on special order materials, scheduled for completion March 14, 2022.
- Group 4 and Group 5, insufficient competition for award; Re-solicited as part of the HUD Grant 2020 redesign.
- Group 6, McConaughy, will be reworked for Interim Control Measures. Abatement will be conducted in conjunction with the Glendower Re-Development project.
- Groups 7 was put out for quotes, February 2021 and did not receive responsive quotes, then was resolicited as part of the HUD Grant 2020 redesign.
- Group 9, Essex, Contract awarded; work complete and closed out.
- ~~Groups 7 was put out for quotes, February 2021 and did not receive responsive quotes. This was resolicited as part of the HUD Grant 2020 redesign.~~
- Group 8 was included in the HUD Grant 2020 redesign.
Given the new funding through HUD Lead Grant 2020, Planning & Modernization is reworking the abatement design in the above mentioned Lead solicitation Groupings to include removal of the lead instead of encapsulation, which will be the difference between Lead Safe and Lead Free in many units. This grant will also fund the residing of all but seven of the Scattered Site East and West Lead properties. We are very fortunate to have the funding to make our Scattered Sites homes even safer.
- ~~Given the new funding through HUD Lead Grant 2020, Planning & Modernization is reworking the abatement design in the above mentioned Lead solicitation Groupings to include removal of the lead instead of encapsulation, which will be the difference between Lead Safe and Lead Free in many units. This grant will also fund the residing of all but seven of the Scattered Site East and West Lead properties. We are very fortunate to have the funding to make our Scattered Sites homes even safer.~~
- P&M hosted pre-solicitation informational sessions to increase interest in the work, have contacted many contractors by email and by telephone to raise awareness. Solicitation packages are being staggered to allow time for smaller contractors to have time to respond. We brought the scopes down in size to attract more response from contractors. We are dividing the new design groupings into 3 small and one larger group, again, to attract smaller potentially MBE/WBE or Section 3 businesses.
- ~~Given the new funding through HUD Lead Grant 2020, Planning & Modernization is reworking the abatement design in the above mentioned Lead solicitation Groupings to include removal of the lead instead of encapsulation, which will be the difference between Lead Safe and Lead Free in many units. This grant will also fund the residing of all but seven of the Scattered Site East and West Lead properties. We are very fortunate to have the funding to make our Scattered Sites homes even safer.~~

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HUD Lead Grant 2020

- P&M responded to a NOFA for an additional **\$3,700,000 (Cap of \$4M)** in Lead Abatement funds to heal the gap in funding from the original grant, and to be able to approach the abatement by removal of the lead as opposed to encapsulation, in many units. On May 11, 2021, HUD announced lead grant awards. ECC/HANH received the full **\$3,700,000** requested. This funding will permit replacement of degraded Lead based paint siding on multiple scattered site homes and the replacement of lead painted

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windows and interior construction components, making our homes healthier for families. Removal instead of encapsulation will permanently remove the Lead risk. P&M selected an architect and environmental consultant. Exterior and Interior property inspections were completed in October 2021. Design development drawings are underway, prioritizing units with children under 6 and units with higher lead content. Quarterly update submitted to HUD 2/10/2022. There are four (4) groupings planned which include all the remaining Lead units not in receipt of a CHAP for RAD conversion;

- o Group A: 1 property, requiring coordination with SHPO
- o Group B: 3 properties of high priority on the Amalgamated prioritization chart
- o Group C: 4 properties of high priority on the Amalgamated prioritization chart
- o Group D: All remaining properties of lesser priority on the Amalgamated prioritization chart. These properties include Single Family, 2-Family, and 3-Family Homes in the Scattered Site East and Scattered Site West AMPS.

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CFP Tasks

P&M Projects 2020-2022

- o **Scattered Sites: Heating and Gas Conversion:** Contract Documents completed. Contract out to bid in September 2019, yielded only one bid, 40% over cost estimate. Re-procurement yielded responsive bid approved by the Board. Construction started April 15, 2021 and original Scope of Work is, 100% complete. Related change order work completed with environmental testing. Final payment and closeout ~~in process~~ out; Reimbursement to the tenants for oil in existing tanks which had to be removed is in process.
- o **Crawford Manor: ADA Entrance and Access Improvements and Fire Panel and Fire Pump Replacement:** ECC rescinded previously awarded contract due to COVID considerations. Project was repackaged to perform PH1- ADA entry and fire pump renovations. PH 2, Fire Panel replacement work which requires entry into resident units in an Elderly development, was postponed until deemed safe to proceed, due to COVID. Seven (7) bids were received for Phase 1 vestibule and fire pump replacement. In March 2021, Board approved contract award. ADA entry vestibule is completed, and in use. The fire pump is on site. Fire Marshal required a change in electrical panels, a change order which added time. A portion of the work has been paid for by CARES funding. Work ~~now extended anticipated to be complete February~~ March 31, 2022 to accommodate the Fire Department Fire Watch schedule. PH 2, is currently out to bid, again for the Fire Panel and addressable fire alarm system and Life Health and Safety Upgrades. Bids are due March 28, 2022.
- o **Robert T. Wolfe Renovations:** A team of architects, engineers, environmental consultants, Operations and Planning and Modernization staff completed a survey of critical needs, health, life and safety considerations. Cost estimates were evaluated, and prioritized projects selected for design; bids were solicited, and 2

non-responsive bids submitted. Project resolicited. An elevator consultant was procured to design for elevator repairs, which were procured separately; ECC Indefinite Quantities Architect assisted in approaching repairs in a novel way saving ECC almost \$500,000 on the repairs. Currently both elevators are running. Due to COVID, Wolfe Phase 1 excludes work requiring entry into resident units or requiring relocation of residents in an elderly and disabled population; Construction on the community room and corridors is completed. Laundry room and ADA entry are proceeding. A contract for Phase 2, for resident interior improvements has been awarded, and preconstruction surveys have been performed. 10-unit bathrooms will be replaced and miscellaneous other life health and safety improvements throughout the majority of the residential units. Work begins began on the 8th and 7th floors in February, 2022, and will proceed down to the 1st floor.

- o **McConaughy Terrace:** Sanitary and Storm Sewer Improvements; Two (2) bids were received, and the contract was awarded to the lowest responsible bidder. Construction started August 2020, replacing sanitary and storm sewers in sequence; delayed start due to COVID planning for safety of the community. Construction proceeded on schedule, however due to discovery and removal of contaminated soils, a wintertime extension has been given. Additional soil disposal costs and general conditions cost were brought to the BOC. Substantial completion was reached 5/19/2021, with only minor punch list items remaining. This project has replaced all of the damaged and failing storm and sanitary sewer lines which were 70 years old, vastly improving health and safety for the 198 families and 3 communal areas at McConaughy Terrace. Project is closed out.
- o **Physical Needs Assessments:** P&M solicited the services of architects and engineers to provide Physical Needs Assessments (PNAs) and Capital Needs Assessments for RAD which are recommended for planning capital and development projects. Procurement scheduled virtual interviews with both respondents. A contractor was selected and approved by the BOC, June 2021. All site inspections for the original scope have been completed. Draft reports have been reviewed edited and resubmitted to ECC, and are under final review. These include individual Replacement Reserves for each of the Scattered Site properties, which is a new and more practical approach. Resident youth has been hired as part of the consultants' Section 3 commitment to assist on the project.
- o **Essex Envelope and Site Fencing:** Project design completed. Scope of project included roof, gutter, siding, window, AC sleeve, asbestos pipe insulation abatement and fencing replacement. Project scope revised to include only Site fencing and asbestos pipe insulation, as these portions ~~can~~ could be addressed without unit entry during COVID. Bids solicited in March for fencing and basement pipe abatement. Six bids received. Scope of work was rebid. Project awarded and pipe insulation abatement is ~~100~~99% completed. Re-insulation, 63% complete. Fencing will be installed ~~in~~ starting in May for June ~~Spring~~ Spring, 2022, completion.

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- **Essex Envelope and Bathroom and Flooring Upgrades:** This project will replace Roofs, Siding, Windows, Gutters and downspouts, provide code required AC sleeves, replace all bathrooms, and some flooring which is all beyond their Estimated Useful Life. This is a major improvement for residents of Essex Townhouses. Due to procurement issues the solicitation was cancelled, and the project put out to bid, again. Project awarded. ~~and construction phase on site will begin in mid-July, when all long lead-time materials are on site. has begun.~~
- **ECC Design Standard Specifications:** P&M has updated the standard design and construction specifications in a comprehensive manner, soliciting input from the Glendower Group, Operations and 360 Management, to create a practical document for in-house and Consultant use. Project is completed.
- **425B Eastern Street:** P&M solicited A&E and environmental design services for a vacancy rehabilitation project. 425B Eastern Street sustained significant structural and cosmetic damage due to a fire. Solicitation received several bids; contract awarded. ECC's insurance company was contacted, and monies will be available for a portion of the repairs. Project has reached substantial completion. Change order work completed including Fire Marshal request, and repairs to damage subsequent to design.
- **IQC Vacancy Contractor:** P&M and Operations working together to support vacant unit upgrade needs through management of 2 IQC painting and clean out contracts, one for high rise units and one for units with residential rates. Current contracts expired; Operation solicited quotes for new contracts which will be managed by Operations with Operations funding.
- **295 Wilmot Road—West Rock Community Center:** Structural Engineering study and cost estimate solicited to support Operations. Two areas identified requiring structural shoring. Shoring quotes solicited, with only 1 quote significantly above the independent cost estimate, and therefore, not accepted. Quotes were solicited for the shoring between Buildings 1&2 and a contract has been awarded. ~~As of 3/7/2022, the shoring in the warehouse area has been completed. Plans for re-opening the building are under review. Design, procurement and construction will make reentry into the building by end of February 2022.~~

The Glendower Group

- **Farnam Courts Phase II**
 - For the purpose of Financing Glendower bifurcated the redevelopment of Phase II into two phases – 4% and 9%.
 - Glendower Farnam Courts 4%, LLC (closest to Farnam 1), will consist of 45 units and Glendower Farnam Courts 9%, LLC will consist of 66 units including 52 affordable, a community building, and a park.
 - 100% drawing completed on January 24, 2020.

- Haynes Construction has been selected to be the General Contractor for Phase II.
- **Farnam Courts Phase II 4%**
 - Successfully closed on July 7, 2020.
 - Notice to proceed issued to begin work on July 13, 2020.
 - Construction completed and keys turned over on 10/13/21.
- **Farnam Courts Phase II 9%**
 - Successfully closed on December 17, 2020
 - Notice to proceed issued to begin vertical and demolition work on December 18, 2020.
 - Construction is ongoing and on schedule.
 - Vertical and infrastructure to be completed by April 30, 2022
 - Demolition of former Farnam buildings completed.
 - HTCC application submitted on June 1, 2021, for additional funding in the amount of \$500,000 due to offset the cost of the sharp increase in lumber pricing across construction nationally caused by the Covid pandemic. Awarded the full amount on October 8, 2021.
 - Substantial completion by April 30, 2022.
- **Westville Manor**
 - The Authority submitted a 9% LIHTC application in November 2016 to complete the offsite component on the Rockview Phase II site and was awarded. - Contract closing for Rockview Phase 2 occurred on June 20, 2019.
 - The Authority issued an RFQ for a Master Planner for Westville Manor and selected a team composed of Ken Boroson Architects and Torti Gallas Planners.
 - The planning team has begun scheduling the necessary steps to prepare for the first application for on-site redevelopment with a target of January 2022. This application will address the first phase of Westville Manor consisting of 50 total units and will include the 21 unit 3-story main building.
 - It is anticipated that funding for the final Westville Manor on-site phase consisting of 59 units will be submitted under the 9% LIHTC CHFA round in 2022 or 2023.
 - The master Planning Team held a series of meetings and charrettes in September 2018 and will completed a final recommendation to stakeholders in January 2019. The Authority submitted a RAD application for Westville Manor and was awarded.
 - It was determined that a Planned Development District (PDD) was the best approach to the redevelopment of the site. A PDD application was submitted to the City of New Haven in January 2019 that will include the redevelopment of 109 units on site of which 80% will be RAD replacement units and 20% unrestricted. The Board of Alders approved the PDD in April 2019.
 - Submitted a 9% LIHTC application for on-site Phase 1 on January 12, 2022.

- Anticipated closing in 1st quarter of 2023.
- **RAD Portfolio Award**
 - The Authority received a portfolio award, inclusive of 13 developments, detailed herein. They have been grouped as follows:
 - **Group I: Motley, Bush, Harvey and Newhall Garden**
 - Development completed and leased.
 - **Group IIA: Waverly and Stanley Justice and Fulton Park**
 - Development completed and leased.
 - **Group IIB: Valley Townhomes**
 - Submitted financing template to the Resource desk on November 2, 2021
 - HUD concept call completed on October 7, 2021.
 - Closing anticipated to be the May 1, 2022.
 - **Group III: McQueeney, and Celentano**
 - Closed February 27, 2020.
 - Construction began on March 9, 2020.
 - Construction activities are **COVID delay of 8 weeks**. State and nationwide slowdowns and shutdowns are being monitored for possible schedule overruns.
 - Final completion for McQueeney October 31, 2021
 - Final completion for Celentano October 31, 2021
 - Conversion to permanent financing anticipated to be completed by June 1, 2022.
 - **Group IV: Ruoppolo and Fairmont,**
 - Closed on March 11, 2021.
 - Construction began March 15, 2021
 - Final completion for Fairmont Heights May 31, 2022
 - Final completion for Ruoppolo Manor May 31, 2022.
- **McConaughy Terrace**
 - For the purpose of Financing Glendower bifurcated the redevelopment into two phases – 4% and 9% Low Income Housing Tax Credit applications.
 - Glendower McConaughy Terrace 4%, LLC will consist of 92 affordable units and Glendower McConaughy Terrace 9%, LLC will consist of 104 affordable and 26 market rate units.
 - 90% drawing completed on October 31, 2021 for the 9% phase.
 - LaRosa Building Group, LLC has been selected to be the General Contractor for the Development.
- **McConaughy Terrace 4%**
 - Submitted a LIHTC application to CHFA on November 12, 2021. Application awarded in conjunction with the 9% award identified below.
 - Closing anticipated to be on the 3rd quarter of 2022.

- **McConaughy Terrace 9%**
 - Submitted a LIHTC application to CHFA on November 12, 2020.
 - Application was awarded under the 2020 competitive LIHTC round. The 9% LIHTC award also included approval of the 4% award.
 - Closing anticipated to be on the 3rd quarter of 2022.

- **Scattered Sites**
 - Scattered site is multifamily redevelopment which includes 88 units located in various part of the city. The developments are: 23 Chamberlain Street, 54 Kingswood Drive, 63 Fulton Street, 425 Eastern Street, 437 Easter Street, 1361 Quinnipiac Ave, 1368 Quinnipiac Ave, 1370 Quinnipiac Ave, 1376 Quinnipiac Ave, 1378 Quinnipiac Ave, 1381 Quinnipiac Ave, and 1435 Quinnipiac Ave.
 - Submitted a 9% LIHTC application on January 12, 2022.
 - Anticipated closing in 2nd quarter of 2023.

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MEMORANDUM

TO: Board of Commissioners

DATE: March 15, 2022

FROM: Karen DuBois-Walton, Executive Director

RE: Resolution Ratifying Contract Award to Ace Van & Storage, Inc. For Professional Moving and Storage Services Agency Wide In The Amount Not To Exceed \$151,600.00 For The Period Beginning March 1, 2022 And Ending February 28, 2023 With A One Year Renewal Option

ACTION: Recommend that the Board of Commissioners adopt Resolution #02-09/22-R

TIMING: Immediately

DISCUSSION: HANH has a recurring need for Professional Moving and Storage services agency wide.

On December 29,2021 ECC/HANH publicly advertised for proposals for Professional Moving and Storage services with a return date of January 26, 2022. ECC/HANH solicited potential bidders for this procurement. The Agency received proposals from Ace Van & Storage, Inc., and no other organizations. The proposal received from Ace Van & Storage, Inc was deemed responsive.

HANH seeks approval to execute a one (1) year contract with a one-year renewal option with Ace Movers Inc. for the period beginning March 1, 2022 and ending February 28, 2023 for a contract amount not to exceed \$ 151,600.00. The Contract will include moving and storage services for all ECC/HANH developments and moving costs for relocation of residents for Special Projects (RAD Relocation).

In accordance with resolution 06-71/04/R approved by the Board of Commissioners on July 24, 2001, all contracts greater than \$150,000.00 must be approved by the Commission prior to execution. HANH staff is recommending that the Board of Commissioners approve the contract for Professional Moving and Storage services with Ace Movers Inc. in the amount not to exceed \$151,600.00 for a period of one year with a one-year renewal option.

FISCAL IMPACT: \$ 51,600.00 in Operating funds available.
\$ 100,000 in Special Projects funds available

STAFF: Gary B. Hogan , VP of Operations

**ELM CITY COMMUNITIES
THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN
RESOLUTION #02-09/22-R**

**RESOLUTION RATIFYING A CONTRACT WITH ACE VAN & STORAGE, INC
FOR PROFESSIONAL MOVING AND STORAGE SERVICES FOR A ONE (1)
YEAR PERIOD BEGINNING MARCH 1, 2022 AND ENDING FEBRUARY 28, 2023
WITH A ONE YEAR RENEWAL OPTIONS FOR A TOTAL CONTRACT AMOUNT
NOT TO EXCEED \$151,600.00**

WHEREAS, ECC/HANH has a need for Professional Moving and Storage services; and

WHEREAS, ECC/HANH issued a public solicitation for Professional Moving and Storage services on December 29, 2022 agency wide; and

WHEREAS, HANH received one proposal for Professional Moving and Storage services from Ace Van & Storage, Inc; and

WHEREAS, HANH that Ace Van & Storage, Inc is a qualified Vendor to provide Professional Moving and Storage services; and

WHEREAS, HANH seeks to execute a one (1) year contract with a one year renewal option beginning March 1, 2022 and ending February 28, 2023 for an amount not to exceed \$151,600.00; and

WHEREAS, HANH's procurement policies require Board approval of all contracts greater than \$150,000.00.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN THAT:

The contract with Ace Van & Storage, Inc. for Professional Moving and Storage services for a total contract amount not to exceed \$151,600.00 for a one (1) year period with a one-year renewal option beginning from the date of notice to proceed is hereby authorized and the President is hereby authorized and directed to take such action and execute such documents as necessary or ancillary to the achievement of the foregoing purpose.

I hereby certify that the above resolution was adopted by a majority of the Commissioners present at a meeting duly called at which a quorum was present, on March 15, 2022

Karen DuBois-Walton Ph.D
Secretary/President

Date

REVIEWED:
MCCARTER & ENGLISH, LLP
GENERAL COUNSEL

By: _____
Rolan Joni Young, Esq.
A Senior Partner



Housing Authority of New Haven

Invitation for Bids

OP-21-IFB-574

Moving and Storage Services

Company Name: ACE VAN + STORAGE, INC.

Address: 210 REALTY DR.

City, State & Zip Code: CHESHIRE, CT 06410

Telephone: 203-271-1555

Fax Number: N/A

Contact Person Name: ERIN O'CONNELL

Email Address: ERIN@ACE-VAN.COM

Date Submitted: 1/26/2022

**Karen DuBois-Walton
President**

Bid Sheet

A1 Non-Elevator - Moving Services		Anticipated Number of Moves	Flat Rate per Unit	Cost Estimate Flat Rate for Overall Anticipated Number of Moves
Unit Size				
0 Bedroom	5	\$ 500.00	\$ 2500.00	
1 Bedroom	5	\$ 600.00	\$ 3000.00	
2 Bedroom	25	\$ 1000.00	\$ 25,000.00	
3 Bedroom	25	\$ 1200.00	\$ 30,000.00	
4 Bedroom	10	\$ 1200.00	\$ 12,000.00	
5 Bedroom	5	\$ 1200.00	\$ 6,000.00	
Office Space	2	\$ 250.00	\$ 500.00	
Total	77			\$ 79,000.00

Bid Sheet

A2 Elevator - Moving Services			
Unit Size	Anticipated Number of Moves	Flat Rate per Unit	Cost Estimate Flat Rate for Overall Anticipated Number of Moves
0 Bedroom	20	\$ 700.00	\$ 14,000.00
1 Bedroom	25	\$ 850.00	\$ 21,250.00
2 Bedroom	1	\$ 1000.00	\$ 1000.00
Office Space	5	\$ 250.00	\$ 1250.00
Total	51		\$ 37,500.00

Bid Sheet

A3 Non-Elevator - Eviction Services

Unit Size	Anticipated Number of Moves	Flat Rate per Unit	Cost Estimate Flat Rate for Overall Anticipated Number of Moves
0 Bedroom	2	\$ 300.00	\$ 600.00
1 Bedroom	8	\$ 300.00	\$ 2400.00
2 Bedroom	8	\$ 800.00	\$ 6400.00
3 Bedroom	8	\$ 800.00	\$ 6400.00
4 Bedroom	8	\$ 800.00	\$ 6400.00
5 Bedroom	2	\$ 800.00	\$ 1600.00
Total	36		\$ 23800.00

A4 Elevator - Eviction Services

Unit Size	Anticipated Number of Moves	Flat Rate per Unit	Cost Estimate Flat Rate for Overall Anticipated Number of Moves
0 Bedroom	8	\$ 500.00	\$ 4,000.00
1 Bedroom	8	\$ 600.00	\$ 4,800.00
2 Bedroom	1	\$ 700.00	\$ 700.00
Total	17		\$ 9500.00

Bid Sheet

Unit Size	Cost per month	Estimated # of Months	Estimated # of Units	Estimated Cost
0 Bedroom	\$ 0	12	8	\$ 0
1 Bedroom	\$ 0	12	8	\$ 0
2 Bedroom	\$ 0	12	8	\$ 0
3 Bedroom	\$ 0	12	8	\$ 0
4 Bedroom	\$ 0	12	8	\$ 0
5 Bedroom	\$ 0	12	8	\$ 0
Total	OFFICE SPACE \$ 50.00	12	3	\$ 1800.00

* NO MONTHLY STORAGE CHARGES FOR TEMPORARY STORAGE OF RESIDENTS BELONGING ASSOCIATED WITH RELOCATIONS AND REMOVATIONS. THE STORAGE COSTS WILL BE TAKEN FROM THE MOVE IN AND MOVE OUT RATES ALREADY BEING BILLED.

Total Summary Cost Estimate for Professional Moving Services	
A1- Non Elevator Moving	\$ 79,000.00
A2- Elevator Moving	\$ 37,500.00
A3- Non-Elevator Eviction	\$ 23,800.00
A4- Elevator Eviction	\$ 9500.00
A5 - Storage Services	\$ 1800.00
Total Bid Cost	\$ 151,600.00

Certifications and Representations of Offerors Non-Construction Contract

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Public reporting burden for this collection of information is estimated to average 5 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information.

This form includes clauses required by OMB's common rule on bidding/offering procedures, implemented by HUD in 24 CFR 85.36, and those requirements set forth in Executive Order 11625 for small, minority, women-owned businesses, and certifications for independent price determination, and conflict of interest. The form is required for nonconstruction contracts awarded by Housing Agencies (HAs). The form is used by bidders/offers to certify to the HA's Contracting Officer for contract compliance. If the form were not used, HAs would be unable to enforce their contracts. Responses to the collection of information are required to obtain a benefit or to retain a benefit. The information requested does not lend itself to confidentiality.

1. Contingent Fee Representation and Agreement

(a) The bidder/offeror represents and certifies as part of its bid/offer that, except for full-time bona fide employees working solely for the bidder/offeror, the bidder/offeror:

- (1) has, has not employed or retained any person or company to solicit or obtain this contract; and
- (2) has, has not paid or agreed to pay to any person or company employed or retained to solicit or obtain this contract any commission, percentage, brokerage, or other fee contingent upon or resulting from the award of this contract.

(b) If the answer to either (a)(1) or (a) (2) above is affirmative, the bidder/offeror shall make an immediate and full written disclosure to the PHA Contracting Officer.

(c) Any misrepresentation by the bidder/offeror shall give the PHA the right to (1) terminate the resultant contract; (2) at its discretion, to deduct from contract payments the amount of any commission, percentage, brokerage, or other contingent fee; or (3) take other remedy pursuant to the contract.

2. Small, Minority, Women-Owned Business Concern Representation

The bidder/offeror represents and certifies as part of its bid/offer that it:

- (a) is, is not a small business concern. "Small business concern," as used in this provision, means a concern, including its affiliates, that is independently owned and operated, not dominant in the field of operation in which it is bidding, and qualified as a small business under the criteria and size standards in 13 CFR 121.
- (b) is, is not a women-owned small business concern. "Women-owned," as used in this provision, means a small business that is at least 51 percent owned by a woman or women who are U.S. citizens and who also control and operate the business.
- (c) is, is not a minority enterprise which, pursuant to Executive Order 11625, is defined as a business which is at least 51 percent owned by one or more minority group members or, in the case of a publicly owned business, at least 51 percent of its voting stock is owned by one or more minority group members, and whose management and daily operations are controlled by one or more such individuals.

For the purpose of this definition, minority group members are:

(Check the block applicable to you)

- | | |
|---|---|
| <input type="checkbox"/> Black Americans | <input type="checkbox"/> Asian Pacific Americans |
| <input type="checkbox"/> Hispanic Americans | <input type="checkbox"/> Asian Indian Americans |
| <input type="checkbox"/> Native Americans | <input type="checkbox"/> Hasidic Jewish Americans |

3. Certificate of Independent Price Determination

(a) The bidder/offeror certifies that—

- (1) The prices in this bid/offer have been arrived at independently, without, for the purpose of restricting competition, any consultation, communication, or agreement with any other bidder/offeror or competitor relating to (i) those prices, (ii) the intention to submit a bid/offer, or (iii) the methods or factors used to calculate the prices offered;
- (2) The prices in this bid/offer have not been and will not be knowingly disclosed by the bidder/offeror, directly or indirectly, to any other bidder/offeror or competitor before bid opening (in the case of a sealed bid solicitation) or contract award (in the case of a negotiated solicitation) unless otherwise required by law; and
- (3) No attempt has been made or will be made by the bidder/offeror to induce any other concern to submit or not to submit a bid/offer for the purpose of restricting competition.

(b) Each signature on the bid/offer is considered to be a certification by the signatory that the signatory:

- (1) Is the person in the bidder/offeror's organization responsible for determining the prices being offered in this bid or proposal, and that the signatory has not participated and will not participate in any action contrary to subparagraphs (a)(1) through (a)(3) above; or
- (2) (i) Has been authorized, in writing, to act as agent for the following principals in certifying that those principals have not participated, and will not participate in any action contrary to subparagraphs (a)(1) through (a)(3) above (insert full name of person(s) in the bidder/offeror's organization responsible for determining the prices offered in this bid or proposal, and the title of his or her position in the bidder/offeror's organization);
- (ii) As an authorized agent, does certify that the principals named in subdivision (b)(2)(i) above have not participated, and will not participate, in any action contrary to subparagraphs (a)(1) through (a)(3) above; and

(iii) As an agent, has not personally participated, and will not participate in any action contrary to subparagraphs (a)(1) through (a)(3) above.

(c) If the bidder/offeror deletes or modifies subparagraph (a)2 above, the bidder/offeror must furnish with its bid/offer a signed statement setting forth in detail the circumstances of the disclosure.

4. Organizational Conflicts of Interest Certification

(a) The Contractor warrants that to the best of its knowledge and belief and except as otherwise disclosed, it does not have any organizational conflict of interest which is defined as a situation in which the nature of work under a proposed contract and a prospective contractor's organizational, financial, contractual or other interest are such that:

(i) Award of the contract may result in an unfair competitive advantage;

(ii) The Contractor's objectivity in performing the contract work may be impaired; or

(iii) That the Contractor has disclosed all relevant information and requested the HA to make a determination with respect to this Contract.

(b) The Contractor agrees that if after award he or she discovers an organizational conflict of interest with respect to this contract, he or she shall make an immediate and full disclosure in writing to the HA which shall include a description of the action which the Contractor has taken or intends to eliminate or neutralize the conflict. The HA may, however, terminate the Contract for the convenience of HA if it would be in the best interest of HA.

(c) In the event the Contractor was aware of an organizational conflict of interest before the award of this Contract and intentionally did not disclose the conflict to the HA, the HA may terminate the Contract for default.

(d) The Contractor shall require a disclosure or representation from subcontractors and consultants who may be in a position to influence the advice or assistance rendered to the HA and shall include any necessary provisions to eliminate or neutralize conflicts of interest in consultant agreements or subcontracts involving performance or work under this Contract.

5. Authorized Negotiators (RFPs only)


The offeror represents that the following persons are authorized to negotiate on its behalf with the PHA in connection with this request for proposals: (list names, titles, and telephone numbers of the authorized negotiators):

6. Conflict of Interest

In the absence of any actual or apparent conflict, the offeror, by submission of a proposal, hereby warrants that to the best of its knowledge and belief, no actual or apparent conflict of interest exists with regard to my possible performance of this procurement, as described in the clause in this solicitation titled "Organizational Conflict of Interest."

7. Offeror's Signature

The offeror hereby certifies that the information contained in these certifications and representations is accurate, complete, and current.

 1/25/2022

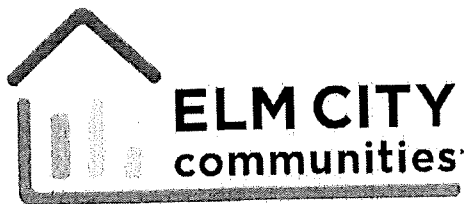
Signature & Date:

ERIN O'CONNELL

Typed or Printed Name:

PRESIDENT

Title:



Housing Authority of New Haven

REFERENCE AND PAST PERFORMANCE FORM
(NOTE: Reproduce Additional Sheets as Required)

List previous work/services rendered by your company which are 1) **DIRECTLY** related to the scope of work/services required by Housing Authority of New Haven, Request for Proposals, Request for Qualifications or Invitation For Bid and 2) equal to or greater than the dollar magnitude applicable to the scope of work/services quoted in your proposal.

NOTE: A Minimum of three (3) reference sheets is required.
A questionnaire will be emailed to each reference. If a questionnaire is not returned by a reference, the offeror receives a zero (0) score for that reference. Offerors are highly encouraged to work closely with their references to ensure that the questionnaires are returned in a timely manner.

1. Name of Reference Company for which services were rendered:

GRAPHICS PRESS

2. Location of work (address) where services were performed:

MULTIPLE CITIES AROUND THE COUNTRY AND HERE IN CT

3. Scope of work that was performed:

RELOCATION OF ELECTRONICS, EQUIPMENT, FURNITURE AND ARTWORK
RELOCATION AND STORAGE OF BOOKS

Year of completion: ON GOING FOR CLOSE TO 20 YEARS

4. Contact Person: PETER TAYLOR

Phone No: 203-671-9839

Email Address: PETER_TAYLOR500@GMAIL.COM

5. Cost of Project: \$ 50-75K ANNUALLY



Housing Authority of New Haven

REFERENCE AND PAST PERFORMANCE FORM
(NOTE: Reproduce Additional Sheets as Required)

List previous work/services rendered by your company which are 1) **DIRECTLY** related to the scope of work/services required by Housing Authority of New Haven, Request for Proposals, Request for Qualifications or Invitation For Bid and 2) equal to or greater than the dollar magnitude applicable to the scope of work/services quoted in your proposal.

NOTE: A Minimum of three (3) reference sheets is required.
A questionnaire will be emailed to each reference. If a questionnaire is not returned by a reference, the offeror receives a zero (0) score for that reference. Offerors are highly encouraged to work closely with their references to ensure that the questionnaires are returned in a timely manner.

1. Name of Reference Company for which services were rendered:

WEST HARTFORD HOUSING AUTHORITY

2. Location of work (address) where services were performed:

VARIOUS PROPERTIES IN WEST HARTFORD, CT

3. Scope of work that was performed:

PACKING, MOVING, STORAGE, AND UNPACKING OF RESIDENTIAL
HOUSEHOLD GOODS

Year of completion: 2021

4. Contact Person: TRACY WEBBER

Phone No: 860-953-0002 EXT 25

Email Address: TWEBBER@WESTHARTFORDHA.ORG

5. Cost of Project: \$88,000⁰⁰



Housing Authority of New Haven

REFERENCE AND PAST PERFORMANCE FORM
(NOTE: Reproduce Additional Sheets as Required)

List previous work/services rendered by your company which are 1) **DIRECTLY** related to the scope of work/services required by Housing Authority of New Haven, Request for Proposals, Request for Qualifications or Invitation For Bid and 2) equal to or greater than the dollar magnitude applicable to the scope of work/services quoted in your proposal.

NOTE: A Minimum of three (3) reference sheets is required.
A questionnaire will be emailed to each reference. If a questionnaire is not returned by a reference, the offeror receives a zero (0) score for that reference. Offerors are highly encouraged to work closely with their references to ensure that the questionnaires are returned in a timely manner.

1. Name of Reference Company for which services were rendered:

JOE NARDINI MARSHAL NEW HAVEN COUNTY

2. Location of work (address) where services were performed:

RESIDENTIAL LOCATIONS WITHIN NEW HAVEN COUNTY

3. Scope of work that was performed:

EVICTON SERVICES: PACKING, MOVING, INVENTORY AND STORAGE OF RESIDENTIAL HOUSEHOLD GOODS

Year of completion: ONGOING

4. Contact Person: JOE NARDINI

Phone No: 203-483-8330

Email Address: JNARDINI@ACCURATEAPPR.NET

5. Cost of Project: \$ 335,000⁰⁰ BILLED TO DATE

ELM CITY COMMUNITIES
HOUSING AUTHORITY OF THE CITY OF NEW HAVEN

ACKNOWLEDGEMENT OF ADDENDA FORM

Bidder has received the following Addenda, the receipt of which is hereby acknowledged:

Addendum Number: 1 Date Received: 1/12/22
Addendum Number: Date Received:
Addendum Number: Date Received:
Addendum Number: Date Received:
Addendum Number: Date Received:

ACE VAN + STORAGE, INC
(Company Name)


(Signature)

ERIN O'CONNELL
(Printed or Typed Name)

**Certification of Payments
to Influence Federal Transactions**

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Public reporting burden for this information collection is estimated to average 30 minutes. This includes the time for collecting, reviewing, and reporting data. The information requested is required to obtain a benefit. This form is used to ensure federal funds are not used to influence members of Congress. There are no assurances of confidentiality. HUD may not conduct or sponsor, and an applicant is not required to respond to a collection of information unless it displays a currently valid OMB control number.

Applicant Name

ACE VAN + STORAGE, INC

Program/Activity Receiving Federal Grant Funding

ELM CITY COMMUNITIES OP-21-IFB-574 MOVING + STORAGE SERVICES

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all sub recipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.
Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

ERIN O'CONNELL

Title

PRESIDENT

Signature



Date (mm/dd/yyyy)

01/25/2022

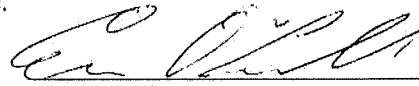
ELM CITY COMMUNITIES
HOUSING AUTHORITY OF THE CITY OF NEW HAVEN

FORM OF NON-COLLUSIVE AFFIDAVIT
(PRIME BIDDER)

State of CONNECTICUT
County of NEW HAVEN

ERIN O'CONNELL, being first duly sworn, deposes and says that:

- 1) He/She is owner, partner, officer, representative or agent of
ACE VAN + STORAGE, INC, the party making
the forgoing proposal or bid;
- 2) He/She is fully informed respecting the preparation and contents of the attached proposal or bid and all circumstances regarding the same;
- 3) Said proposal or bid is genuine and is not a collusive or sham proposal or bid;
- 4) Neither the said bidder nor any of its officers, partner, owners, agents representatives, employees or parties-in-interest, including this affiant has in any way colluded, conspired, connived or agreed, directly or indirectly, with any other bidder, firm or person to submit a collusive or sham bid or proposal in connection with the Contract for which the attached proposal or bid has been submitted or to refrain from bidding in connection with said Contract, or has in any manner directly or indirectly, sought by firm or person to fix the price or prices in the attached proposal or bid or of any other bidder, or to fix any overhead, profit or cost element of the bid price or this or any other bidder or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the Housing Authority of the City of New Haven or any person interested in the proposed Contract;
- 5) The price or prices quoted in the attached proposals or bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of this Bidder or any of its agents, representatives, owners, employees, or parties-in-interest, including this affiant; and
- 6) All statements in said proposal or bid are true.



(Signature)

PRESIDENT

(Title)

Subscribed and sworn to before me
this 26th day of January, 2022

Barbara T. Ciaburri
(Notary Public)

My Commission expires: BARBARA T. CIABURRI
A Notary Public of Connecticut
My Commission Expires 05/31/2025