

**MILFORD REDEVELOPMENT & HOUSING PARTNERSHIP**  
**BOARD OF COMMISSIONERS**

**MINUTES REGULAR MEETING**  
**Digitally Conducted - Emergency Preparedness Protocol**  
**Tuesday, June 18, 2024**

The Regular Meeting of the Milford Redevelopment & Housing Partnership was digitally conducted with electronic means of participation for the public at Catherine McKeen Village, 95 Jepson Drive in the Community Room on June 18, 2024. The meeting was called to order by Chairman Bergami III at 12:05 p.m..

**PRESENT**

Commissioner Samuel S. Bergami III (Zoom attendance)  
Commissioner Jake M. Joseph (Zoom attendance)  
Commissioner Richard Borer, Jr. (phone attendance)

**ALSO PRESENT**

Anthony J. Vasiliou, Executive Director (Zoom attendance)  
Christopher M. Cody, Attorney (Zoom attendance)

**MOTION TO ACCEPT MINUTES - REGULAR MEETING May, 2024**

MOTION: Commissioner Joseph  
SECOND: Commissioner Borer, Jr.  
YEAS: 3  
NAYS: 0  
MOTION PASSED UNANIMOUSLY

**RESOLUTION # 1575 - ACCEPTANCE OF DISBURSEMENTS FROM THE MONTH OF May, 2024**

MOTION: Commissioner Borer, Jr.  
SECOND: Commissioner Joseph  
YEAS: 3  
NAYS: 0  
MOTION PASSED UNANIMOUSLY

**RESOLUTION # 1576 - APPROVAL FOR DISBURSEMENT OF ACCRUED PAYABLES FOR THE MONTH June, 2024**

MOTION: Commissioner Borer, Jr.  
SECOND: Commissioner Joseph  
YEAS: 3  
NAYS: 0  
MOTION PASSED UNANIMOUSLY

**REPORT OF EXECUTIVE DIRECTOR** -

Executive Director Vasiliou informed the Commissioners that MRHP has invoked the Cooling Center Policy making the Community Rooms open to all of our tenants from 8:00 a.m. to 10:00 p.m. daily during the forecasted hot weather. The first mockup bathroom remodel is currently being completed at Alan Jepson Manor. A second mockup is planned to address unauthorized changes of the bathroom flooring made by the contractor. Mr. Vasiliou met with the architect regarding the kitchen remodeling project upcoming at Foran Towers. Planning to go out to bid in July and to bring an RFP before the Board in August. Our Accounting Department, Douglas Boyle, Teresa Ewald, and Melissa Dempsey have corrected the bank reconciliations from last fiscal year. The independent auditor missed the 12/31/23 filing deadline subtracting 25 points away from our Public Housing Assessment System (PHAS) score resulting in not being designated a Standard Performing PHA. We are appealing with HUD. Financial Administrative Assistant/Work Center Coordinator, Kathleen Mercado, is interacting with multiple departments. She is currently entering NSPIRE work orders for the Maintenance Department prior to our upcoming NSPIRE inspections, and processing payables at the direction of Cheryl Giers. Armand Giorgio announced his planned retirement for next December or January. This will be a great loss of historical knowledge and community relationships especially with the police and fire departments. Over his thirteen years of service, Mr. Giorgio mastered all areas of MRHP's physical plant and became knowledgeable of our accounting, Work Order and inventory control systems. Finally Mr. Vasiliou remarked that he spoke with Interim Town Clerk Peter Smith and Emma Johnson in the Mayor's Office regarding changes to Milford's website updating references to the MRHP. They discussed how Liaisons listed with Commissioners might be confusing to the public. Ms. Johnson will get back to us after she researches the correct course of action.

**OLD BUSINESS** - None Scheduled

**NEW BUSINESS** - None

**PUBLIC TIME** - No Comments

**ADJOURNMENT**

Chairman Bergami III called for the meeting to be adjourned.

MOTION: Commissioner Borer, Jr.  
SECOND: Commissioner Joseph  
YEAS: 3  
NAYS: 0  
MOTION PASSED UNANIMOUSLY

Meeting was adjourned at 12:25 p.m.

Respectfully submitted,

Anthony J. Vasiliou  
Corporate Secretary