

HIGHLIGHTS OF THE ACCOMPLISHMENTS OF HARRIET POLANSKY, EXECUTIVE DIRECTOR AND THE THA COMMISSIONERS 2013 -2017

Highlights include but not limited to:

- Recreated over 100 files that were deleted from THA's computer.
- Created a list of all residents to include all contact information. This list is updated monthly and distributed to the Trumbull Police, EMS and Jenn Gillis, Social Worker.
- Isolated several vacant apartments that residents were not living in, however, rent was paid on these apartments. The Trumbull Housing Authority must be a resident's primary residence.
- Found uncashed checks amounting to over \$3,300.
- Tenant files were missing important information and which had to be gathered.
- Utility Allowance of \$70 or \$75, provided by the THA based on residents' rent, were not provided to certain residents.
- Sourced and procured a web-based, proprietary financial and management system (PHA-Web).
- Implemented counseling services for THA residents. Victor Olsen and Robin Bieber from The Mary J. Sherlach Counseling Center meets with several of our residents at the THA office or at the Counseling Center.
- Work closely with Stephanie Ramalhete, the new wellness Nurse; she sees our residents on a weekly basis.
- Changed or eliminated vendors, saving the THA thousands of dollars.
- Developed management plans, processes, and protocols for the Village and Congregate.
- Work closely with Connecticut Housing and Finance Authority and the Department of Housing.
- Implemented rent stratification programs for new residents.
- Installed new LED pole lights and additional lighting throughout THA property.
- Work closely with Trumbull Police Officer Harry on THA Security Assessments.
- Established the Stern Village Neighborhood Watch.
- Outsourced the food service and security for the Congregate, saving the THA thousands of dollars.
- Hired a new Congregate Manager.

- Created a work-order system to ensure residents' maintenance needs are met.
- On-going remodeling of vacant apartments to include new, hardwood-like floors, new cabinets, new granite-look countertops, new ADA showers, for incoming Stern Village residents.
- Created new applications and established procedures for the creation of a waitlist and accepting applicants.
- Monthly meetings with the residents coined Harriet's Tuesday Teas to provide updates, discuss issues and garner ideas.
- Created a website, Facebook page, Linked-In company page to provide easy access to information.
- Installed Wi-Fi in the Community Room and Congregate sitting area.
- Provide a monthly, informative newsletter called the Stern Village Voice.
- Installed heat pumps in 186 units, the Community Room, THA Offices and Congregate Dining Room.
- Water cooler was donated to the Community Room.
- Vending machine is located in the Community Room for residents.
- University of Bridgeport students created a new map and a corporate identity.
- Boy Scouts created a beautiful garden in front of the community room.
- Golf cart donated to get residents around Stern Village.
- Work closely with the Stern Village Tenant Association's Board Members.
- Created the Trumbull Housing Corporation, a 501(C) 3.
- Installed a new roof on the Congregate Building.
- Installed Solar Panels on the Congregate Roof.
- Hired an additional maintenance person.
- Hired a sanitary company to blow out the sewer lines quarterly at \$1,800.
- Installed new, energy efficient windows in the Congregate.
- Hired a new laundry service, starting in January 2018. All new, energy-efficient front loading washers and dryers and a Smart Card System.

Why Stern Village is The Jewel of Trumbull

- Residents know they are getting safe, sanitary and affordable housing and are part of a vibrant and active community. Residents stay for many years; they do not want to leave.
- People from Trumbull and surrounding areas want to live at Stern Village, as evident in our applications and daily calls.
- Bread day is every Wednesday, thanks to Stop & Shop of Trumbull.
- Offer several weekly and monthly activities and several special events that are well attended. Friendsgiving Celebration, Holiday Parties, Annual Picnic, Mother's and Father's Day Breakfasts, Veteran's Day Luncheon, THA Volunteer Appreciation Breakfast, and many more events.
- Computers donated by Cooperative Education Services and we have held computer classes.
- Hired a Resident Services Coordinator to help residents with many issues.
- Executive Director, Harriet Polansky has an open door policy and is available to every resident.
- Received a grant for outside furniture for Stern Village and the Congregate.
- Received a grant for a large, flat-screen TV for the Community Room. Friday night at the movies is held twice a month.
- Receive donations from companies to pay for our yearly THA picnic including food, entertainment, rental of chairs and tables, decorations.
- Receive donations of Christmas gifts for resident volunteers
- Received a Wii game system and games. Thursday night is game night in the Community Room.
- A regulation pool table and accessories were donated to the Community Room.
- Provide Art Therapy twice a month
- Well-ness coach provides chair-exercises, breathing techniques, yarn arts and other tranquil activities.
- Home Depot created a horse-shoe court and community garden.
- Partner with University of Bridgeport Social Services Department. Their students get credit for working with our residents.
- Partner with The Kennedy Center, provides weekly grocery shopping to our residents and volunteers clean THA offices and community room.
- Cooperative Education Services delivers bags of bagels every Friday.
- Work with various agencies to find employment for our residents.