



June 15, 2017

THA RECAP

PERIOD: January 1, 2017 –June 30, 2017

Heat Pumps – The process to select a contractor for the Heat Pumps was extremely time consuming. We worked with the Town of Trumbull to select the lowest and most responsible bidder. Barry Associates was selected and thoroughly vetted. The installations went very smoothly and each unit has a heat pump.

New Lease for Stern Village and for The Congregate – I spent months on crafting a new lease with our THA Legal Counsel. The new lease includes several CT Statutes which protect the THA and our residents from improper activities.

Resident Volunteer Breakfast – This was my fourth consecutive year of having our volunteer breakfast to thank our residents for all they do. The food was provided by Creative Culinary.

New Roof for Stern Village Building–We replaced the roof over apartments 13 – 16. If we get the SSHP funding, we plan on replacing all the roofs for Stern Village.

Non-Profit – We fulfilled the documents to become a non-profit entity, called Trumbull Housing Corporation a 501(c) 3. We are waiting approval from the IRS.

2017 Small Cities Grant – The Town of Trumbull applied for another Small Cities Grant for new, energy efficient double pane windows for Stern Village. I worked closely with Larry Wagner, Consultant (selected by the Town of Trumbull), to fulfill all the required documentation. This included going in front of the Town Council to explain why we need the windows.

Applications for Stern Village – We received applications for Stern Village from April 1 – April 30. These are for non-smoking units only. We had approximately eighty applicants and approximately forty seven applicants passed the initial national credit screening and criminal background checks. We currently rented six units starting July 1 and we are interviewing applicants for the remaining vacancies.

2017 SSHP Application – After several meetings and conference calls with CHFA and DOH, we applied for approximately \$4 million from the State to allow us to:

- Repave roads and parking lots
- Repave walkways
- Repair sanitary system
- Repair storm sewers
- Make the community room ADA accessible
- Install new domestic hot water tanks
- Put new roofs, fascia, gable siding, and gutters on all units
- Increase attic insulation
- Get new exterior doors and master locksets
- Convert 19 units into ADA apartments

New Maintenance Person – We hired John Fox to join our maintenance team. He is part-time only.

Recertification and New Lease – Most of our residents have satisfied their recertification requirements and signed the new lease.

Healing and Community Garden – Thanks to Home Depot in Trumbull, we have raised gardens filled with flowers, vegetables, and herbs for the congregants. Our Garden Committee will tend to the garden and the herbs will also be used by our Chef in meal preparation.

Activities:

Besides our regular activities including but not limited to: Bingo, Pokeno, Pinochle, Adult Coloring with Gus, Nostalgia with Nick, Yarn Arts and Chair Exercises with Romy, Arts and Crafts with Allison, Game Night, and Movie Night, we also had:

The Monthly Garden Therapy Club, thanks to the members of the Long Hill Garden Club.

Super Bowl Brunch courtesy of Crossroads Community Church, Trumbull.

Charul and Alok Bhatt and Kaiser of Trumbull Pharmacy discussed medications and provided a healthy lunch.

Chinese New Year Celebration at Stern Village with Tom Megna from Goodwill who discussed Chinese cultures and the THA provided lunch.

Kathleen Godwin of Blue Cross & Blue Shield provided information on Medicare and Medicaid.

Shannon Shlash from the Witness Project discussed mammograms and cancer prevention.

THA Mother's Day Breakfast sponsored by Creative Culinary.

THA Father's Day Luncheon sponsored by Ed Henrich of United Healthcare.