

CHARTER OAK
COMMUNITIESSM

May 20, 2016

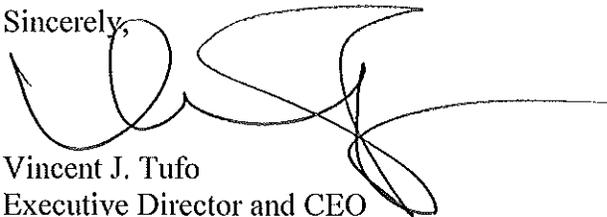
Ms. Donna M. Loglisci
Town Clerk
City of Stamford
888 Washington Blvd.
Stamford, CT 06902

Dear Ms. Loglisci:

This is to notify you that the regular Board Meeting of the Housing Authority of the City of Stamford d/b/a Charter Oak Communities is scheduled for Wednesday, May 25, 2016 at 6:30 p.m. at 32 Custer Street, Stamford, Connecticut in the first floor meeting room.

If you have any questions, please feel free to contact me.

Sincerely,



Vincent J. Tufo
Executive Director and CEO



REGULAR BOARD MEETING

May 25, 2016

6:30 PM

Post House, 40 Clinton Avenue, 1st Floor Meeting Room

AGENDA

1. Approve Minutes of Regular Board Meeting of April 27, 2016
2. Public Comment
3. Board Committee Reports
 - HR Committee
 - Operations Committee
4. Report from Leadership
 - Executive Director and CEO
5. Resolutions:
 - 16-16 Approve 2017 Rent Increase for Oak Park & Lawnhill Terrace
 - 16-17 Approve Contract Change Order No. 2 with Family Centers, Inc. for the added position of Recreation and Mental Health Social Worker at Scofield Manor
 - 16-18 Approve Five-Year Lease for New Multi-Function Copiers
 - 16-19 Update the Housing Choice Voucher (HCV) Administrative Plan to include language regarding the implementation of a Chronic Homelessness Preference.
 - 16-20 Authorize the Housing Authority of the City of Stamford ("HACS") to execute, deliver and otherwise perform any and all obligations set forth in that certain Declaration of Land Use and Restrictive Covenants (the "Declaration") and that certain Environmental Certificate and Indemnity Agreement (the "Environmental Agreement") in connection with that certain \$7,300,000.00 loan (the "Loan") from the State of Connecticut Department of Housing ("DOH") to Park 215 Limited Partnership for the Park 215 Project (the "Project").
 - 16-21 Authorize the Housing Authority of the City of Stamford d/b/a Charter Oak Communities ("HACS") to (i) enter into a certain ground lease with Park 215 Limited Partnership (the "Partnership"), (ii) enter into a certain Declaration of Easement in favor of the Project (as defined below), (iii) enter into that certain Loan Agreement and Promissory Note in favor of the City of Stamford (the "City") and evidencing the City Capital Funds, and (iv) authorize the City Capital Loan, the RHF Loan, the Fee-In-Lieu Loan and the Sponsor Loan from HACS to the Partnership all in connection with the Park 215 Project (the "Project").

5. Resolutions:

- 16-22 Authorize the Housing Authority of the City of Stamford d/b/a Charter Oak Communities (“HACS”) to transfer a portion of the replacement reserve for the Lawnhill Terrace State Moderate Rental development to Lawnhill Terrace 2. The amount transferred is to equal 60/144ths of the reserve balance at the date of transfer, but in no case to be less than \$1,200,000.

6. Executive Session

Legal Matters, Real Estate Items, Personnel Items