

TOWN OF HAMDEN

COMMUNITY DEVELOPMENT ADVISORY COMMISSION MEETING

April 13, 2011

6:00 PM

KEEFE COMMUNITY CENTER

LOUNGE

11 PINE STREET

Commissioners in Attendance: Lee Campo, Chairman
Joyce Blandon
Peter Curtis
Janet Lyons

Others in Attendance: Chris Marchand, Community Development Program Manager
Peggy Craft, Clerk of the Commission

Visitors: Dr. Yvonne Akpalu, Why Science
Jon Burton
Kyanna Buchanan

CALL TO ORDER

Chairman Campo called the meeting to order at 6:11 PM.

APPROVAL OF MINUTES

Chairman Campo asked if there were any additions, deletions or changes to the minutes of the previous meeting. Hearing none, Chairman Campo called for a motion to accept the minutes as presented. **Commissioner Blandon motioned to accept the minutes as presented. Commissioner Lyons seconded the motion that passed unanimously.**

PROGRAM MANAGER'S REPORT

There are currently three rehabilitation projects in active phases:

103 Treadwell Street – Lead Abatement - \$20,520 – CDBG
40 Beechwood Avenue - Traditional Rehab – \$14,630– CDBG
17 Wadsworth Avenue- Emergency Furnace - \$6,750 - CDBG

Other Projects that are On-Hold or in the Cost Estimating (CE) or Specs/BID (SP) Stage:

499 River Road – Emergency Furnace – CDBG (CE)
110 Circular Avenue – Emergency Furnace –CDBG (CE)
397 Circular Avenue – Emergency Furnace – CDBG (CE)
685 West Woods Road – Emergency Furnace – CDBG (CE)
243-245 Augur Street – Emergency Furnace – CDBG (CE)

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Projects that have been completed since March 30 2011:

84 West Side Drive – Emergency Roof - \$6,800 - CDBG

There are 14 additional projects on the waiting list. The waiting list will be exhausted by the winter of 2012 without additional applications or funding.

191 Butler Street

The property is currently vacant. The family that had resided there for the last several month moved out on April 5th. Cleaning and repairs are scheduled for April/May.

The lease expires in August 2011 and will not be renewed. PY37 relocation will be addressed with temporary housing such as hotels if necessary. It is felt that it will be more cost effective to use hotels/motels. Mr. Marchand added that we have not been doing that many rehabs that require relocation.

Downpayment Assistance

There were no closings since the last report. Still on schedule to expend \$50,000 budget.

Fair Rent/Fair Housing

There are currently no Mediations or Hearings scheduled. One Fair Rent complaint was received from a Broadmoor tenant. We were able to negotiate a proposed rent increase reduction with Broadmoor's Property Manager due to the resident's fixed income and reduced State assistance.

Commercial Rehabilitation Program

The Engineering Dept has submitted the design specifications for the streetscape improvement project that will start at the Industrial Park entrance and end at Viscuso Motors to the State DOT. They are currently reviewing them and will respond in late April

Miscellaneous

We are currently applying for additional rehab funds from the DECD/HOME grant for rehabilitation in the DEP Consent Area. Upon submittal to the State, it is estimated that we will receive notification in 4-6 months.

The ADA accessibility for the restroom at the Brundage Branch Library in the Target Area is currently in the design phase. It appears CDBG funds will not be needed, but we'll know after the bids come back.

We provided funds to purchase painting supplies and trash pick-up for graffiti/blight removal along the Farmington Canal Greenway, at the Keefe Center, and Dixwell Avenue in the target area section between Hamden Park Drive and Morse Street. This past Saturday the Clean and Green Commission in conjunction with Quinnipiac University "Big Event Volunteer in the Community Day" used the supplies and did a great job with blight reduction.

OLD BUSINESS

There was a discussion regarding the letter to the Legislative Council. Chairman Campo said that Commissioner Daniels did an excellent job writing this letter. All present agreed. Mr. Marchand said he feels it is a good idea to wait to give this letter to the council after the budget is approved.

NEW BUSINESS

Commissioner Curtis introduced his guest, Dr. Yvonne Akpalu of Why Science. Dr. Akpalu described the Why Science Program to the Commissioner.

Dr. Akpalu will be presenting a film Ease The Quiet Storm on May 23rd at Miller Memorial Library. She discussed Why Science, a business she created to foster better teachers and provide tools to help children achieve better skills in science.

ADJOURNMENT

There was no further business to come before the Commission and Chairman Campo called for a motion to adjourn. **Commissioner Lyons motioned to adjourn. The motion was seconded by Commissioner Blandon and passed unanimously.** Chairman Campo adjourned the meeting at 6:38 PM.

Submitted by:

Peggy Craft, Clerk of the Commission