



Chairperson  
Margaret Boyd

# TOWN OF LEDYARD

## Housing Authority

### Meeting Minutes - Draft Minutes

60 Kings Highway  
Kings Corner Manor  
Gales Ferry, Connecticut 06335

#### Regular Meeting

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**Monday, May 5, 2025**

**7:00 PM**

**Kings Corner Manor**

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#### **I. CALL TO ORDER**

Chairperson Boyd called the meeting to order at 7:00 p.m.

#### **II. ROLL CALL**

**Present** Vice Chair Thomas Cassabria  
Board Member Dayna Waterhouse  
Chairperson Margaret Boyd  
Recording Secretary Sherry Gruzkowski  
Treasurer Charles Duzy

In addition, the following were present:  
Colleen Lauer - Executive Director

#### **III. OPENING AND CLOSING THE FLOOR TO TENANTS**

None

(Comments limited to three (3) minutes) Total time allotted thirty (30) minutes.

#### **IV. RESIDENTS AND PROPERTY OWNERS COMMENTS**

None

(Comments limited to three (3) minutes) Total time allotted thirty (30) minutes.

#### **V. BOARD MEMBER COMMENTS**

Mr. Duzy reminded everyone that there is an IWWC meeting 5/6/25 regarding housing being built in Gales Ferry off Military Hwy.

#### **VI. REPORTS**

1. MOTION to accept the Payment of Bills and Financial Reports of April 2025

**RESULT:** APPROVED AND SO DECLARED

**MOVER:** Margaret Boyd

**SECONDER:** Charles Duzy

**AYE** 4 Cassabria Boyd Gruzkowski Duzy

**ABSTAIN** 1 Waterhouse

**2. Reports of the Executive Director**

Newsletter walked around

Thank you GHBC Juniors for painting the bench, AHG girls will decorate.

The GBC SERVE group will come 5/10 to help with gardens for tenants that signed up.

Cook out will follow.

Mini Split maintenance is scheduled for May 12th and 13th.

Call for Aid training rescheduled to May 15th

Eunice from the Eastern CT Community Gardens Association donated another raised bed and soil

Yard Sale June 14th

Reminders - Coffee, Diamond Art, crafts

**3. Reports of the Chairperson**

None

**4. Tenant Commissioner Comments**

None

**VII. APPROVAL OF MINUTES**

**1. MOTION to approve the Ledyard Housing Authority Regular Meeting Minutes of April 7, 2025**

**RESULT:** APPROVED AND SO DECLARED

**MOVER:** Margaret Boyd

**SECONDER:** Charles Duzy

**AYE** 5 Cassabria Waterhouse Boyd Gruzkowski Duzy

**VIII. OLD BUSINESS**

**1. Suggestion Box**

\*Several tenants have commented that drivers are coming through the property too fast. It's been posted in the newsletter asking tenants and reminding guests to slow down. Mr. Duzy suggested speed bumps if cars do not slow down. Ms. Lauer has researched removable speed bumps. Speed limit and drive slowly signs are already posted on the property. Chairperson Boyd suggested contacting the LPD regarding placement of speed bumps. Ms. Lauer will send another notice to the tenants.

\*Laundry room is not being cleaned after each use, Ms. Lauer will post a larger sign to clean up.

**2. Renovation Updates**

Ms. Lauer stated still waiting on a reply from BRD.

**RESULT:** CONTINUE

**3. Small work groups to review and update Housing Authority Lease, Rules, Regulations and Policies.**

Chairperson Boyd stated these will be ready in May to review

**RESULT:** CONTINUE

**4. Discussion and possible action on Live-In Caregiver Policy**

Mr. Duzy stated instead of another policy this could be under a Reasonable Accommodations.

**RESULT:** CONTINUE

**5. Any Old Business Proper to come before the Board**

None

**IX. NEW BUSINESS****1. Any New Business Proper to come before the Board**

None

**X. ADJOURNMENT**

Chairperson Boyd moved the meeting be adjourned, seconded by Mr. Duzy

The meeting adjourned a 7:15 p.m.

VOTE: 5-0 Approved and so declared

Respectively Submitted,

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Chairperson Boyd  
Ledyard Housing Authority

**DISCLAIMER:** Although we try to be timely and accurate these are not official records of the Town.