



P.O. Box 2901, Augusta, ME 04338-2901 *(207) 242-4535



January 2025

CAPITAL AREA HOUSING ASSOCIATION

"LANDLORDS WORKING TOGETHER"

Officers

President

Ratna Don

ratnadon44@yahoo.com

Secretary

Brian Keezer

bkeezer@hotmail.com

Treasurer

Ratna Don

ratnadon44@yahoo.com

Board of Directors

Charlie Anderson

speakez99@yahoo.com

Ratna Don

ratnadon44@yahoo.com

Brian Keezer

bkeezer@hotmail.com

Kim Gleason

kimgleason@myfairpoint.net

Nicole Covelli-Wentworth

NCovelli1969@gmail.com

Dear CAHA Members,

Another New Year has begun. CAHA is looking for additional Board of Directors. If you are interested in becoming an officer or director, please contact CAHA by phone at (207) 242-4535 or via email at caha@caha4u.org.

I want to take this opportunity to thank the Officers and Directors for their time, cooperation and dedication to our organization this past year. I would like to give special thanks to our outgoing Board member and secretary, Brian Keezer for his dedicated service to CAHA

Our 2025 annual meeting will be held via Zoom. It is scheduled for 6 p.m. on Tuesday, February 11, 2025. We need at least 10 members in attendance in order to have a quorum. Please consider attending and bringing another CAHA member along with you! The Zoom link for the annual meeting can be found on page 2.

Wishing you a happy and healthy New Year,
Ratna Don
CAHA President

Slate of Candidates for the Board of Directors:

For 2-year term: Charlie Anderson

CAHA is inviting you to a scheduled Annual meeting via Zoom.

Topic: CAHA Annual Meeting

Time: Feb 11, 2025, 06:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/87890711449?pwd=3N4ljhV39sGbV93wE0cb2sbx3UD8TT.1>

One tap mobile

+16469313860,87890711449#, *012451# US

Dial by your location

• +1 646 931 3860 US

• +1 305 224 1968 US

Meeting ID: 878 9071 1449

Passcode: 012451

Find your local number: <https://us02web.zoom.us/u/kpntjfdCf>

Capital Area Housing Association
Annual Meeting Minutes
Held on Zoom, February 13, 2024

In attendance: President Ratna Don, Secretary Brian Keezer, and Directors Nicole Covelli-Wentworth, Louise Hinkley, Joe Owen and Charlie Anderson and 9 other members. A quorum was established.

The meeting was called to order at 6:06 pm, EDT. 15 members were present. Motion was made by Charlie, seconded by Sarah Sach, to approve the previous meeting minutes. Approved unanimously.

Brian K. made a motion to approve treasurer's report. Charlie seconded. Joe said he didn't get the January newsletter. Ratna said he will e-mail it to Joe. All were in favor and Joe abstained.

Charlie made a motion and Sarah seconded to approve Nicole, Kim and Ratna as board members.

Ratna discussed Augusta task force. He said the \$100 proposed fee was thrown out as well as licensing. Most of everything else got thrown out as well. Any new CEO must be hired through the general fund. There is still a ways to go. Kim spoke about the last meeting where Councilor Courtney presented to council and made a few changes, but nothing major. Kim said the council discussed many issues. Discussed licensing mandates versus voluntary. Discussed 10% of units per year to be inspected by the Fire Department. Councilor Judkins asked about performance versus prescriptive code. Older buildings judged on performance, prescriptive is based on 2018 code. Kim says all three at large councilors want mandatory inspection and fees. Kim said folks need to call and contact counselors. Also, some councilors still want fees. John McNaughton spoke and said he thinks the council is downplaying problems. Ratna said he will get a list of rentals in Augusta and ask property owners to reach out to their counselors.

Meeting adjourned at 6:28 pm.

Respectfully submitted,

Brian Keezer
CAHA Secretary



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