# TOWN OF HAMDEN, CONNECTICUT

## Fair Rent Commission Minutes

**Regular Meeting**

**6:00 PM, September 3, 2026**

Hamden Government Center
2750 Dixwell Avenue
Hamden, CT 06518
Tel: (203) 287-7070
fairrent@Hamden.com

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## 1. CALL TO ORDER

1. Commissioner Roll Call

Chair Commissioner Cunningham called the meeting to order at 6:03 P.M.
Commissioner Vice Chair Conte Robinson present
Commissioner Amy Molina present
Commissioner Chanelle Goldson present
Commissioner Greta Johnson present
Quorum established
Attorney Tim Lee present
Director Karen Bivens present
Commissioner Jennifer Paradis absent
Commissioner Jacob Marrandino absent
Commissioner Antwan Nedd absent

## 2. ATTENDANCE

1. FRC-260810-F Concepcion V McKeon

## 3. APPROVAL OF PREVIOUS MEETING MINUTES

1. Fair Rent Commission Special Meeting July 16, 2026 Minutes.pdf

Motion Passed.

2. Fair Rent Commission Regular Meeting August 6, 2026_Minutes_Preview.pdf

Motion Passed.

## 4. PUBLIC COMMENT

## 5. CORRESPONDENCE

1. FRC-260723-J Vincent v Seramonte LLC — Continuance requested.
   FRC-260802-G Outlaw V Napoleon - Tenant was served a Notice to Quit for nonpayment of rent.
   FRC-260807-G Jean-Francois V Seramonte LLC- Continuance requested.
   FRC-260807-G-Gomez v Pinguil — Tenant and Landlord reached an agreement to keep the rent at its current rate.

## 6. CASES TO BE HEARD

1. FRC-260723-J Vincent v Seramonte LLC

   **Motion:** Continuance was requested. Motioned by Commission Chair Cunningham, 2nd Commissioner Johnson.

2. FRC-260802-G Outlaw V Napoleon

   **Motion:** Case dismissed. Motioned by Commission Chair Cunningham, 2nd Commissioner Robinson.

3. FRC-260807-G Jean-Francois V Seramonte LLC

   **Motion:** Continuance was requested.Motioned by Commission Chair Cunningham, 2nd Commissioner Johnson.

4. FRC-260810-F Concepcion V McKeon

   Candice Concepcion, tenant, was sworn in by Commission Chair Cunningham and gave testimony. Geraldine McKeon, landlord, was sworn in by Commission Chair Cunningham and gave testimony.
   **Motion:** Cease and desist from any retaliatory action on the part of the landlord pursuant to the Connecticut General Statutes and applicable Fair Rent Commission ordinances. Continue to fully comply with any repairs or remediation ordered by Quinnipiack Valley Health District (QVHD) on August 13, 2026. The Commission will request a copy of the QVHD report when it becomes available and will follow up with the parties regarding the status of the matter at the October meeting. Motioned by Chair Peter Cunningham, 2nd Commissioner Molina.

5. FRC-260807-G-Gomez v Pinguil

   **Motion:** Case dismissed. Motioned by Commission Chair Cunningham, 2nd Commissioner Molina.

## 7. EXECUTIVE SESSION

*(if recommended by the town attorney)*

No Executive Sessions

## 8. REPORTS

## 9. OLD BUSINESS

1. FRC-260421-K Harris V Parmar

**Motion:** Continue rent abatement at $1.00 pursuant to the Commission's previous orders until the apartment is brought into compliance with applicable housing codes. The Commission will revisit the matter at its next meeting. Motioned by Commission Chair Cunningham, 2nd Commissioner Robinson.

2. FRC-260313-H Taylor V Rodriguez

**Motion:** Quinnipiack Valley Health District reported their case closed on August 10, 2026. Case closed. Motioned by Commission Chair Cunningham, 2nd Commissioner Molina.

## 10. NEW BUSINESS

No New Business

## 11. ADJOURNMENT

The meeting was adjourned at 7:23 p.m.