



## **TOWN OF HAMDEN, CONNECTICUT**

### **Fair Rent Commission Minutes**

#### **Regular Meeting**

**6:00 PM, October 1, 2026**

[Click to View Agenda](#)

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

#### **1. CALL TO ORDER**

##### **1. Commissioner Roll Call**

Chair Commissioner Cunningham called the meeting to order at 6:07 P.M.

Commissioner Amy Molina present

Commissioner Chanelle Goldson present

Commissioner Greta Johnson present

Quorum established

Attorney Tim Lee present

Director Karen Bivens present

Commissioner Vice Chair Conte Robinson absent

Commissioner Jacob Marrandino absent

Commissioner Antwan Nedd absent

#### **2. ATTENDANCE**

##### **1. FRC-260807-G Jean-Francois V Seramonte LLC**

FRC-260904-J-Princevalli V Seramonte LLC

FRC-260906-A Warren V Garces

FRC-260910-S Ardolino V Quinnipiac University

#### **3. APPROVAL OF PREVIOUS MEETING MINUTES**

##### **1. [Fair Rent Commission Regular Meeting September 3, 2026 Minutes Preview \(2\).pdf](#)**

Motion Passed.

#### **4. PUBLIC COMMENT**

No Public Comment

#### **5. CORRESPONDENCE**

##### **1. FRC-260723-J Vincent v Seramonte LLC continuance requested.**

2. FRC-260821-W Canieso v Seramonte LLC continuance requested .
3. FRC-260825-E-Pazmino V Broadmoor Apartments - Landlord requested continuance.
4. Commissioner Jennifer Paradis– Departure from the Commission

## **6. CASES TO BE HEARD**

1. FRC-260723-J Vincent v Seramonte LLC  
Motion: Continuance was requested and granted. Motioned by Commission Chair Cunningham, 2nd Commissioner Molina.
2. FRC-260807-G Jean-Francois V Seramonte LLC  
Alex Jean-Francois, tenant, was sworn in by Commission Chair Cunningham and gave testimony. Attorney Reckmeyer, the landlord's representative, provided testimony.  
Motion: The case has been continued to monitor the progress of extermination efforts. The Commission will revisit the matter at its next regular meeting, scheduled for November 5, 2026. Motioned by Commission Chair Cunningham, 2nd Commissioner Molina.
3. FRC-260821-W Canieso v Seramonte LLC  
Motion: Continuance was requested and granted. Motioned by Commission Chair Cunningham, 2nd Commissioner Molina.
4. FRC-260825-E-Pazmino V Broadmoor Apartments  
Motion: 1st continuance requested by landlord was requested and granted. Motioned by Commission Chair Cunningham, 2nd Commissioner Molina.
5. FRC-260904-J-Princevalli V Seramonte LLC  
Lynette Princevalli, tenant, was sworn in by Commission Chair Cunningham and gave testimony. Attorney Reckmeyer, the landlord's representative, provided testimony.  
Motion: Case Dismissed. Motioned by Commission Chair Cunningham, 2nd Commissioner Molina.
6. FRC-260906-A Warren V Garces  
Shelita Warren, tenant, was absent. Cesar Garces, landlord was present.  
Motion: The case has been continued due to the tenant's absence. The Commission will revisit the matter at its next regular meeting, scheduled for November 5, 2026. Motioned by Commission Chair Cunningham, 2nd Commissioner Goldson.
7. FRC-260910-S Ardolino V Quinnipiac University  
Florence Ardolino, tenant, was sworn in by Commission Chair Cunningham and provided testimony. Keith Woodward, Quinnipiac University representative, was also sworn in by Commission Chair Cunningham and provided testimony.

Motion: The rent for the unit is set at \$2,450.00 per month for a period of 12 months, effective October 1, 2026, through September 30, 2027. Motioned by Commission Chair Cunningham, 2nd Commissioner Johnson. Commissioner Molina abstained from voting on the matter.

**7. EXECUTIVE SESSION**

*(if recommended by the town attorney)*

No Executive Session

**8. REPORTS**

No Reports

**9. OLD BUSINESS**

1. FRC-260704-C Vacciana V Seramonte

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

2. FRC-260421-K Harris V Parmar

Motion: Rent resumes at the prior agreed rate beginning October 1, 2026. Case dismissed. Motioned by Commission Chair Cunningham, 2nd Commissioner Goldson.

**10. NEW BUSINESS**

No New Business

**11. ADJOURNMENT**

The meeting was adjourned at 9:11 p.m.