

MINUTES

REGULAR MEETING

OCTOBER 13, 2015

The Regular Meeting of the Gloucester Township Housing Authority was held on October 13, 2015 at the Community Center located at Gloucester Township Senior Campus 1, Gloucester Township, New Jersey.

Opening statements were made by Board Chair Matthews.

The meeting was called to order by Board Chair Matthews at 6:00 p.m. A roll call for attendance was taken:

COMMISSIONER GREENBERG	PRESENT
BOARD CHAIR MATTHEWS	PRESENT
COMMISSIONER MUSSER	PRESENT
COMMISSIONER ORNER	PRESENT
COMMISSIONER PICCOLO	PRESENT
VICE CHAIR WASHINGTON	PRESENT

Also in attendance were: Lou Riccio, Executive Director, Debbie Calabrese, Deputy Executive Director and Amy Shotmeyer, Solicitor.

PLEDGE OF ALLEGIANCE

At this time the Executive Director took over the meeting.

EXECUTIVE DIRECTOR'S REPORT/CHAIRPERSON'S REPORT

- Discussed preparing budget with Bill Katchen
- There will be training classes during NAHRO Convention
- Applied for rent increase with HMFA
- Working with Township for CDBG funds, asked for \$75,000 and received \$45,000
 - Looking at fixing concrete, maintenance to investigate
 - Prep for winter
 - Funds for new HVAC units
 - Spent in excess of \$35,000 in repairs

MOTION TO APPROVE MINUTES:

Commissioner Musser made a motion to approve the minutes for the regular meeting from September 8, 2015. Commissioner Orner seconded. The minutes were approved in a unanimous vote.

Commissioner Greenberg made a motion to approve the Executive Session minutes from the September 8, 2015 meeting. Commissioner Musser seconded the motion. The minutes were approved in a unanimous vote.

MOTION TO APPROVE PAYMENT OF BILLS

Commissioner Orner made a motion to approve the payment of bills for the Housing Authority. Commissioner Greenberg seconded the motion. The payment of bills were approved in a unanimous vote.

Commissioner Greenberg made a motion to approve the payment of bills for the LP. Commissioner Orner seconded the motion. The payment of bills were approved in a unanimous vote.

ATTORNEY'S REPORT

Nothing at this time, no need to go into Executive session. Wished everyone a Happy Thanksgiving

OLD BUSINESS

- o Discussed RFP's
- o Stated Willis could no longer service us. Solicited RFQ's for insurance services and only received one from Hardenbergh not to exceed \$5,000.

Commissioner Matthews made a motion to approve contract with Hardenbergh.

Commissioner Musser seconded the motion. The contract was approved in a unanimous vote.

NEW BUSINESS

None

COMMITTEES:

None

PUBLIC COMMENT

John Dell'Angelo-Apt 319-Asked why we couldn't just cut an inch off the bottom of the doors with a response that BHPD is bringing camera's to check drains

Norris Blair-Apt 103-Asked about the procedures for work orders, he put one in Monday at 9:30 and Wednesday still nobody. Took maintenance man 15 mins to do when he finally came. Also asked about electric bills with a response of waiting to hear back from the insurance company.

Tony Priolo-Apt 114-Concerned about rent increase with there being no increase in Social Security. The Executive Director discussed the budget and the need to ask for a rent increase. Discussed assistance program we may be able to implement and other programs to increase revenue.

Tony Priolo-There are two apartments with children living with them with a response of one is for medical reasons and the other the attorney will handle.

Eileen Slimm-Apt 316-Fence by the solar field is swinging in the wind with a response that they are repairing rails out by the solar field.

Debbie Kelly-Apt 305-She just moved in May, she worked for a Housing Authority in Fargo, ND and she appreciates the work the Housing Authority does.

CHAIRPERSON'S REPORT

- o Discussed camera's
- o She is meeting with township on the 29th regarding the CDBG funds
- o Deb received Fob's
- o Further discussion regarding the rental assistance program

MOTION TO ADJOURN

Being as there was no further business, Commissioner Greenberg made a Motion to Adjourn.

Commissioner Washington seconded the motion. All in favor. None opposed.

The meeting was adjourned at 6:38pm

RESPECTFULLY SUBMITTED,



Debra A. Calabrese-Deputy Executive Director

Gloucester Township Housing Authority

Dated: November 17, 2015