

MINUTES

REGULAR MEETING

SEPTEMBER 8, 2015

The Regular Meeting of the Gloucester Township Housing Authority was held on September 8, 2015 at the Community Center located at Gloucester Township Senior Campus I, 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	ABSENT

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 how shared service is working out well.
- Did property inspection and took files for review
- Met with the Business Administrator with regard to the Rental Assistance Program and the Rental Inspection Program
- Preparing Monthly Operating Reports, Budget and paperwork for a rent increase
- Receiving SREC's and will sell when price goes up
- Talking weekly with Suzanne
- Had HMFA and DCA inspections

MOTION TO APPROVE MINUTES:

Commissioner Orner made a motion to approve the minutes for the regular meeting from June 17, 2015. Commissioner Musser seconded. The minutes were approved in a unanimous vote.

Commissioner Orner made a motion to approve the Executive Session minutes from the June, 17, 2015 meeting. Commissioner Musser seconded the motion. The minutes were approved in a unanimous vote.

MOTION TO APPROVE PAYMENT OF BILLS

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

ATTORNEY'S REPORT

Nothing at this time, there is a need to go into Executive session.

Resolution # 15-8-9-5 to enter into Executive Session with regard to Schmidt vs GTHA and ABC Alarm Company

Commissioner Orner made a motion to enter into Executive Session. Commissioner Musser seconded the motion. Resolution was approved in a unanimous vote.

Entered at 6:25 Exited 6:30

A motion was made by Commissioner Piccolo authorizing Vice Chair Matthews to execute the settlement agreement between GSHC, LP and ABC Alarm Company. Commissioner Greenberg seconded the motion. The motion was approved in a unanimous vote.

OLD BUSINESS

None

NEW BUSINESS

Resolution # 15-08-9-2

There was discussion regarding the maintenance and cleaning of the building. BHPRSD will be ordering supplies for the building. That was done on Friday.

This resolution is amending the Shared Service Agreement with the Black Horse Pike Regional School district to not to exceed \$84,900 because there was an arithmetical error.

Commissioner Greenberg made a motion to approve. Commissioner Orner seconded the motion. The resolution was approved in a unanimous vote.

Resolution # 15-08-9-3 & 15-08-9-4

Resolution # 15-08-9-3 is amending the By-Laws to reflect the change of meeting day from the third Wednesday of the month to the second Tuesday of the month.

Resolution # 15-08-9-4 is to give approval to go out for a RFQ for Insurance.

Commissioner Musser made a motion to approve both resolutions. Commissioner Orner seconded the motion. Resolutions were approved in a unanimous vote.

COMMITTEES:

It was discussed when we get a new Commissioner we will look at the committee's again.

PUBLIC COMMENT

Norris Blair-Apt 103- Stated how clean the building is but the storage room and kitchen was filled with bugs. It was stated that a work order will be to have them cleaned prior to an event.

Tony Priolo-Apt 114- Asked if the concrete by the front door is going to be done before winter with a response that BHP concrete guy is coming in to look at it. He also stated that the building looks great and they are doing an excellent job.

Dave Alexander-Apt 326- The air is not working on the third floor with a response that BHP will look at it. There is a work order in for it.

Norris-Apt 103- Asked about electric bills with a response that the office is waiting on 3 residents and it was discussed that we are not going to wait for them.

The Executive Director stated that Rutgers is sending out notices regarding classes. Contact DCA to do courses.

MOTION TO ADJOURN

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

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

The meeting was adjourned at 6:40pm

RESPECTFULLY SUBMITTED,

A handwritten signature in cursive script that reads "Debra A. Calabrese".

Debra A. Calabrese-Deputy Executive Director

Gloucester Township Housing Authority

Dated: September 17, 2015