

MINUTES OF A REGULAR MEETING FOR THE BOARD OF
COMMISSIONERS OF THE HOUSING AUTHORITY
OF THE CITY OF BRIDGETON

HELD ON JUNE 14, 2011

A regular meeting of the Commissioners of the Housing Authority of the City of Bridgeton was held on Tuesday June 14 in the Commissioners Conference Room at 429 Oakview on West Vine Street in Bridgeton, New Jersey. Adequate notice for the meeting was provided by publication in the Bridgeton Evening and the Atlantic City Press and by notification of the City Clerk.

The meeting was called to order by Chairman Williams at 5:00 PM and upon roll call, those present were: Chairman Williams, Vice-Chair Thomas, Commissioner MacFarland, Commissioner Lugardo-Hemple, Commissioner Santiago, Commissioner Cortes, Commissioner Leek, Executive Director Jim Howell and Attorney Robert Pryor. Also present for the public portion was Bill Messick.

Commissioner Santiago joined the meeting while in progress

Commissioner Lugardo-Hemple moved that the minutes for the May 24, 2011 meeting be approved as presented and Commissioner Thomas seconded the motion and upon a voice vote, the motion was approved unanimously.

Section 8 reports were circulated and reviewed: The Disbursement Records for the month ending June 1 showed an expenditure of \$15, 003.95 in vendor expenses and Section 8 disbursements for HAP payments and utility reimbursements were \$116, 485 on June 1, 2011.

The PHA reports were also circulated and reviewed. The disbursement records for May 2011 totaled \$230,404.73 for payments from the general fund and \$67,052.71 for gross payroll earnings and \$19490.59 for electronic payments including employees' contribution from their paychecks as well as the Authority's share.

Subsequent to examination of these reports, Commissioner Cortes moved that the reports be approved and that the payment of bills is approved and said motion was seconded by Commissioner Santiago.

Upon a roll call vote, the Commissioners voted as follows:

	AYES	NAYS
Commissioner Williams	Yes	
Commissioner Thomas	Yes	
Commissioner MacFarland	Yes	
Commissioner Lugardo-Hemple	Yes	
Commissioner Santiago	Yes	
Commissioner Cortes	Yes	
Commissioner Leek	Yes	

The following Resolution was introduced by Commissioner Thomas, read in full and considered:

RESOLUTION NO. 1130
AUTHORIZATION OF SUBMITTALS OF
ANNUAL AND FIVE YEAR PLANS AND
CAPITAL FUND PROGRAM

WHEREAS, the Housing Authority of the City of Bridgeton has updated its five year annual plan pursuant to the United States Department of Housing & Urban Development guidelines includes the preparation of an Annual and Five Year Plan for the Housing Authority; and

WHEREAS, these plans include the attachment for the modernization expenditure including for the grant known as the 2011 Capital Fund Program in the amount of \$733,581; and

WHEREAS, the Authority has advertised and held a public hearing on June 14th, 2011 to give residents a chance to voice their concerns and interests for the Annual Plan; and

WHEREAS, the Commissioners have fully considered the residents concerns and have recommended appropriate actions to be taken to satisfy these concerns; and

WHEREAS the Commissioners of the Housing Authority of the City of Bridgeton authorize and direct the Executive Director and the Chairman to forward these submittals to the appropriate HUD officials along with the necessary certifications, contracts and support documents.

Commissioner Thomas moved that the foregoing Resolution No. 1130 be adopted as introduced and read, which motion was seconded by Commissioner MacFarland and upon roll call the “ayes” and “nays” were as follows:

	AYES	NAYS
Chairman Williams	Yes	
Vice-Chair Thomas	Yes	
Commissioner MacFarland	Yes	
Commissioner Santiago	Yes	
Commissioner Lugardo-Hemple	Yes	
Commissioner Cortes	Yes	
Commissioner Leek	Yes	

The Chair declared such motion carried and said Resolution No. 1130 is adopted.

Acting Executive Director Howell reported that the Tenant’s Accounts Receivable for the end of May was \$676.04.

At the time of the meeting there were 20 vacancies which included four wind damaged units at Oakview and two fire damaged units at Pine Street. Eleven other units are ready for occupancy.

Mr. Howell noted the Cumberland Mutual Insurance would not renew the Authority’s policy and coverage ends June 30. William Gosweiler of the agency Colson and Gosweiler has been searching for a new carrier. He would like to meet with the Board of Commissioners on Thursday June 23 to present options with a new carrier.

Mr. Howell reported that the Section 8 account shall be transferred from Bank of America to Colonial Bank.

There was some brief discussion on Committees. The Drug Elimination Committee will be chaired by Commissioner Cortes, the AD/HOC Committee will be chaired by Commissioner Leek and the Personnel Committee will be chaired by Commissioner Santiago. There were no committee reports.

During the public portion of the meeting, the Board was addressed by Bill Messick who is the brother of Authority resident Donna Rollins of 457 Oakview. Messick was concerned that his sister was being threatened by other residents. After some discussion, it was decided that a meeting would be arranged between all involved to discuss peaceful solutions.

There was no unfinished or new business.

There being no further business Commissioner Lugardo-Hemple moved that the meeting be adjourned. The motion was seconded by Commissioner Cortes and upon a voice vote, the motion carried. Chairman Williams declared the meeting adjourned at 6:10 PM.

Jim Howell, Secretary

Date