

**MINUTES OF THE REORGANIZATION MEETING FOR  
THE BOARD OF COMMISSIONERS  
OF THE HOUSING AUTHORITY OF THE CITY OF BRIDGETON  
HELD ON MARCH 28, 2013**

The annual reorganization meeting of the Commissioners of the Housing Authority of the City of Bridgeton was held on Thursday March 28, 2013 in the Conference Room at 429 Oakview Heights on West Vine Street in Bridgeton New Jersey.

The meeting was called to order by Chairperson Santiago at 5:00 PM and upon roll call, those present were: Chairperson Santiago, Vice-Chair Thomas, Commissioner Williams, Commissioner Lugardo-Hemple, Commissioner Leek, Commissioner Cortes and Commissioner MacFarland. Also present were Executive Director Joanne Sbrana, Attorney Robert Pryor and Assistant Executive Director James Howell.

Chairperson Santiago noted that there was a misspelling of her name in the minutes from the February 28 meeting. Commissioner Williams moved that the minutes of the February 28, 2013 meeting be approved with corrections and Commissioner Thomas seconded the motion and upon an oral vote, the motion was approved unanimously

**Reorganization**

Control of the meeting was handed over to Attorney Robert Pryor in order to conduct nominations and voting for Board positions.

Nominations were taken for the position of Chairperson. Iris Santiago was nominated by Commissioner Cortes and seconded by Commissioner Lugardo-Hemple. Iris Santiago was voted unanimously to remain Chairperson after a show of hands vote.

Nominations were taken for the position of Vice-Chairperson. Marvin Thomas was nominated by Commissioner Williams and seconded by Commissioner Santiago.

Marvin Thomas was voted to remain Vice-Chairperson after a unanimous show of hands vote.

All Committee Chairs will remain the same.

### **Report of Secretary/Treasurer`**

Director Sbrana presented financial reports to the Board. Amp 1 (Maplewood) generated \$67,685 of operating income and cost \$74,492 in expenses for the month. AMP 2 (Senior Sites) generated \$152,360 in operating income and cost \$166,736 in expenses. AMP 3 (HOPE 6) pulled in \$38,742 through subsidy which was transferred to HOPE 6. Central Office generated \$34,719 and cost \$34,434 in expenses. Section 8 generated \$9,523 and cost \$9,166 in expenses. A motion to accept the financial reports and to pay the monthly bills was made by Commissioner Thomas and seconded by Commissioner Lugardo-Hemple. The motion was unanimously approved.

Director Sbrana reported that she had been contacted by the firm ADP who sought to attain an agreement with the Authority to handle all of the check writing services currently provided by Paychex. ADP agreed to do the work for less money. Sbrana contacted Paychex and was able to broker an even better deal with Paychex.

Director Sbrana reported that Attorney Robert Pryor's contract was coming due. The Board voted unanimously to retain Mr. Pryor's services.

### **Committee Reports**

There were no Committee reports.

### **Public Portion**

Mike Abbott suggested that perhaps the Authority should have a "community relations" chair. He claimed that there were drug dealers and a pedophile residing at the High Rise but would not share the names of the accused or who supplied him the information. He says that he is going to begin video taping tenants. He was informed that this would be a violation of the privacy of the residents.

### **Unfinished Business**

There was no unfinished business.

### **New Business**

There was no new business.

Commissioner Thomas asked about the Oakview damages situation. Attorney Pryor advised that the case is currently in litigation.

The issue of pools at Authority sites was brought up and the final decision on pools was that they would not be allowed on Authority sites. Residents will be informed that any pools will be removed by maintenance.

The meeting adjourned at 5:34 PM.