

BERKELEY TOWNSHIP HOUSING AUTHORITY**REGULAR MEETING: March 25, 2014**

These Minutes are not verbatim, but a condensed version of what transpired at the Berkeley Township Housing Authority Board of Commissioners Meeting held on March 25, 2014 at 4:00 PM in the Community Room, located at the Administration Building at 44 Frederick Drive, Bayville NJ.

PRESENT: GRACE DEKKER, EXECUTIVE DIRECTOR
LYNNE NUTLEY, CHAIRPERSON
KATHLEEN NUNN, VICE-CHAIRPERSON
KATHERINE FULCOMER, COMMISSIONER
JUDITH NOONAN, COMMISSIONER
NILDA GARIBALDI, COMMISSIONER
SOPHIE KAUCHAK, COMMISSIONER
TERRENCE CORRISTON, LEGAL COUNSEL
ROBERT DEKKER, MAINTENANCE SUPERVISOR

ABSENT: NIKOLAUS SEITZ, COMMISSIONER
JANET MALANGA, TRANSCRIBER

CALL TO ORDER: Public Meetings Act, adequate notice of this meeting has been provided in the following manner; on January 17, 2014 a notice of all meetings was provided to the Township of Berkeley Clerks Office, the Asbury Park Press, and was posted on the Authority official public bulletin board at the BTHA's Administration Buildings as well as the BTHA's Website.

PLEDGE OF ALLEGIANCE: All those present recited the Pledge of Allegiance.

MOMENT OF SILENCE: A moment of silence was observed for the troops overseas.

ROLL CALL: Roll call was read as listed above.

AUTHORIZATION BY THE BOARD TO APPROVE THE MINUTES FOR THE JANUARY BOARD MEETING: A motion was made to approve the Minutes by Commissioner Noonan. The motion was seconded by Commissioner Fulcomer.

AUTHORIZATION BY THE BOARD TO APPROVE THE MINUTES FOR THE CLOSED SESSION OF THE JANUARY BOARD MEETING: No Closed Session Minutes for January.

AUTHORIZATION BY THE BOARD TO APPROVE FOR PAYMENTS POINTS A THROUGH E: A motion was made to approve the payments Points A through E by Commissioner Noonan. The motion was seconded by Commissioner Nunn. Roll call found all others to be in favor.

REPORTS TO THE BOARD:

LEGAL COUNSEL – Mr. Corrison said that prior to February 3rd they filed for three evictions for nonpayment all three tenants paid before the court date. The HA was not funded for RAD there was more applications than funding. They are on the list for RAD. The list was done by date and BTHA was towards the end. The word out of Washington is they are going to maintain the list and use it as money becomes available.

EXECUTIVE DIRECTOR – The Executive Director said that Mr. Seitz sent an email about legal services. If the HA goes outside of Terry's scope of work the HA will need to get three quotes. Terry said he would do it for \$145.00 per hour. There is an option to extend his contract and she hopes that the Board does that so they can keep him. The cost is the same as it was the past year and the Resolution #1.

They met with Provident Bank, they are not going to charge the HA any fees at all. They are a community bank and that is how they keep their overhead down. They sent four people and she feels confident the HA will get a lot of attention from them. They are going to start the process to switch over.

The transcriber for the HA is \$600 per year. It was posted on the website and there was nobody that responded. Janet did say she was interested and kept the quote at \$100 and any other special meeting would be \$110.00. Janet has been with the HA for quite some time and it seems everyone is satisfied with the Minutes. Resolution #2

Bayridge Apartments the HA did get the letter about the contract coming to a close, the HA will put up an argument. The HA budget committee will consist of Lynne, Mr. Seitz and Kathy. Once the HA finds out if the project will be taken away they will have a meeting and decide what can be cut and what will be best for everybody.

MAINTENANCE SUPERVISOR – Mr. Dekker said that there were a lot of Section 8 inspections. There are a couple of apartments they are working on now and two new tenants and one transfer. They are installing a generator that was purchased a few years ago which will power the building and will run heat plant for the rest of the complex. They won't have electric but they will have heat.

APPROVE RESOLUTIONS

2014-3-1 To Approve Legal Services from Terrence Corriston

A motion was made by Judy Noonan to Approve the Resolution. The motion was seconded by Kathy Nunn. Roll call found all others in favor.

2014-3-2 To Approve Transcription Services from Janet Malanga

A motion was made to by Judy Noonan to approve the Resolution. The motion was seconded by Nilda Garibaldi. Roll call found all others to be in favor.

2014-3-3 To Approve the Disposal of Housing Authority Records.

A motion was made by Judy Noonan to approve the Resolution. The motion was seconded by Kathy Fulcomer. Roll call found all in favor.

UNFINISHED BUSINESS – None

NEW BUSINESS – None

PUBLIC PORTION – None

CLOSED SESSION – None

MOTION TO ADJOURN – A motion was made to adjourn for the evening by Judy Noonan. The motion was seconded by Kathy Nunn. Roll call found all others in favor.
