

PLEASANTVILLE HOUSING AUTHORITY
156 North Main Street
Pleasantville, New Jersey 08232

COMMISSIONERS' MEETING
April 25, 2018

A regular meeting of the Board of Commissioners of the Pleasantville Housing Authority was held on Wednesday, April 25, 2018 at the Ralph Peterson Community Center located at 301 Woodland Avenue, Pleasantville, New Jersey.

The meeting was opened at 12:08 p.m. by Chairman Milton L. Hendricks who announced that public notice of the meeting pursuant to the Public Open Meetings Act of 1975 had been properly given by filing written notice to the Pleasantville City Clerk, the official bulletin board of the City and by mailing written notice to the Atlantic City Press.

1. ROLL CALL Chairman Hendricks called the roll and the following commissioners were in attendance: Commissioners Charles, Mallette, Santiago, Hudson and Hendricks. Commissioners Brooks and Kincaid were excused. There was a quorum. Also present were Vernon Lawrence, Executive Director, Albertine Palmer, Housing Manager/Executive Assistant, Dave Caracciolo, Operations Manager/Section 8 Coordinator and James Grace, PHA Attorney.

2. ELECTION OF OFFICERS

Chairman Hendricks turned the meeting over to Mr. Lawrence, so he could entertain nominations for the positions of Chairman and Vice Chairman. Vernon Lawrence asked the Board for a nomination for the position of Chairman. A motion was made by Commissioner Mallette to nominate Commissioner Hendricks to the position of Chairman for another term. Commissioner Santiago seconded the motion. There were no other nominations and the motion was carried.

Mr. Lawrence asked the Board for a nomination for the position of Vice-Chairman. A motion was made by Commissioner Mallette to nominate Commissioner Charles to the position of Vice-Chairman for another term. Commissioner Santiago seconded the motion. There were no other nominations and the motion was carried.

3. APPROVAL OF MINUTES A motion was made by Commissioner Mallette, seconded by Commissioner Charles for approval of the minutes of the meeting held on March 27, 2018. Roll call was taken and the motion was carried unanimously.

4. RATIFICATION OF BILLS Chairman Hendricks asked for a motion to ratify bills paid during March, 2018 in the amount of \$ 96,783.07. A list and explanation of bills were previously emailed and/or delivered to each commissioner. Commissioner Charles made a motion to ratify the March bills. Commissioner Mallette seconded the motion. Roll call was taken and the motion was carried unanimously.

5. PUBLIC SESSION

No public was in attendance.

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6. REPORT OF THE SECRETARY

Mr. Lawrence mentioned to the Board he will start providing a check list for our Non Federal Fund Account for the Board to approve.

Mr. Lawrence reported on his trip to Washington DC for the NAHRO Conference is the opportunity to learn the latest from Capital Hill, HUD and the White Horse and get updated on current industry topics. Mr. Lawrence stated the HUD Secretary Ben Carson spoke at the event. Mr. Carson mentioned increasing the minimum rents from \$50.00 to \$150.00. Mr. Carson stated having able body to get out here and work, work requirements to reduce the burden of the Federal Government. Mr. Lawrence mentioned to the Board that the program Move to Work was mentioned and it will be redefined to get folks off government assistance. Congress would have to approve these changes into Law.

Mr. Lawrence mentioned no new updates on Rental Assistance Demonstration (RAD).

**(a) Resolution #2018-012
Establishing Meeting Dates for 2018-2019**

After a brief explanation, a motion was made by Commissioner Santiago to approve Resolution #2018-012. Commissioner Mallette seconded the motion. Roll call was taken and the motion was carried unanimously.

**(b) Resolution #2018-013
Resolution of the Board of Commissioners of the Pleasantville Housing Authority approving the revising and updating of the Personnel and Policies Manual and Employee Handbook, both which will be drafted in compliance with the Municipal Excess Liability Joint Insurance Fund in order to exhaust all potential benefits therefrom**

After a brief explanation, a motion was made by Commissioner Santiago to approve Resolution #2018-013. Commissioner Mallette seconded the motion. Roll call was taken and the motion was carried unanimously.

**(c) Resolution #2018-014
Solicit for Audit Services, Fee Accountant Services, Architect and Engineering Services and Authorizing the Executive Director to execute documents and do all things necessary to effectuate the transaction**

After a brief explanation, a motion was made by Commissioner Santiago to approve Resolution #2018-014. Commissioner Mallette seconded the motion. Roll call was taken and the motion was carried unanimously.

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7. FINANCE

Mr. Lawrence reported the Low Income Public Housing (LIPH) and Rental Assistance Demonstration (RAD) financial reports show a surplus of \$100,000. Mr. Lawrence reported on the Housing Choice Voucher Program (HCV) financial reports showing a surplus. Both Programs are still operating in the black.

The Fee Accountant is scheduled to come in to close the books in May.

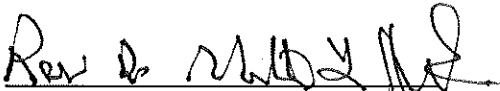
8. ADJOURNMENT

There being no further business to discuss, a motion was made by Commissioner Mallette, seconded by Commissioner Santiago to adjourn.

Respectfully submitted,

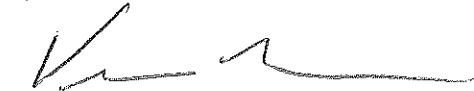
Vernon Lawrence
Secretary/Treasurer

Pleasantville Housing Authority



Rev. Dr. Milton L. Hendricks, Chairman

I hereby certify that the foregoing is a true copy of the Board Minutes adopted by the Board of Commissioners of the Pleasantville Housing Authority at a meeting held on the 25th day of April, 2018.



Vernon Lawrence, Executive Director