

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

COMMISSIONERS' MEETING
December 20, 2017

A regular meeting of the Board of Commissioners of the Pleasantville Housing Authority was held on Wednesday, December 20, 2017 at the Ralph Peterson Community Center located at 301 Woodland Avenue, Pleasantville, New Jersey.

The meeting was opened at 12:13 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, Kincaid, Santiago and Hendricks. Commissioners Mallette and Brooks were excused. 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. APPROVAL OF MINUTES A motion was made by Commissioner Santiago, seconded by Commissioner Kincaid for approval of the minutes of the meeting held on November 21, 2017. Roll call was taken and the motion was carried unanimously.

3. RATIFICATION OF BILLS Chairman Hendricks asked for a motion to ratify bills paid during November, 2017 in the amount of \$ 118,841.75. A list and explanation of bills were previously emailed and/or delivered to each commissioner. Commissioner Kincaid made a motion to ratify the November bills. Commissioner Santiago seconded the motion. Roll call was taken and the motion was carried unanimously.

Chairman Hendricks mentioned that we have a new State appointee to the Board. Chairman Hendricks stated the new commissioner name is Vivian Hudson. She is a resident of Pleasantville. Ms. Hudson appointment starts immediately. Commissioner Mallette is no longer on the board.

5. PUBLIC SESSION No public was in attendance.

6. REPORT OF THE SECRETARY

Mr. Lawrence reported on the HUD Update. Mr. Lawrence reported no budget has been passed, Congress was supposed to pass a budget by December 8, 2018, it been pushed to the end of the week.

Mr. Lawrence reported to the Board that we are Rental Assistance Demonstration (RAD). The Pleasantville Housing Authority funding will come from RAD January 1, 2018, no longer receiving public housing funding. Mr. Lawrence reported we will no longer receive Capital Funds or the Replacement Housing Funds (Woodland Terrace Project). Mr. Lawrence will have to draw down funds left over to put away in Reserves until the RAD funding is received.

COMMISSIONERS' MEETING
December 20, 2017
Page Two

(a) Resolution #2017-37

Resolution of the Board of Commissioners of the Pleasantville Housing Authority approving pay increase for two employees and authorizing the Executive Director to execute documents and to do all things necessary to effectuate the transaction

After a brief discussion, a motion was made by Commissioner Santiago to approve Resolution #2017-37. Commissioner Charles seconded the motion. Roll call was taken and the motion was carried.

(b) Resolution #2017-38
Joint Insurance Fund (JIF)

After a brief discussion, a motion was made by Commissioner Santiago to approve Resolution #2017-38. Commissioner Kincaid seconded the motion. Roll call was taken and the motion was carried.

(c) Resolution #2017-39
Executive Session – NJSA 10:4-12.b (8) Legal Matters

At 12:25 p.m., a motion was made by Commissioner Kincaid to enter into executive session. Commissioner Santiago seconded the motion. Roll call was taken and the motion was carried.

At 12:31 p.m., a motion was made by Commissioner Kincaid to return to regular session. Commissioner Santiago seconded the motion. Roll call was taken and the motion was carried unanimously.

8. FINANCE

Mr. Lawrence went over financial reports with the Board. Mr. Lawrence reported that the Low Income Public Housing (LIPH) program surplus is showing \$49,114. It is 22,000 over what was budgeted at year end.

Mr. Lawrence mentioned that the Housing Choice Voucher (HCV) Program surplus is \$30,627. Mr. Lawrence stated the Low Income Public Housing and Housing Choice Voucher Programs are still operating in the black.

Mr. Lawrence mentioned that we were awarded the Family Self Sufficiency FSS Grant of \$72,000. Mr. Lawrence asked the Board if anyone had any questions.

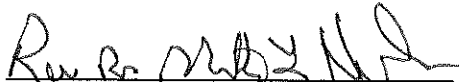
9. ADJOURNMENT

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

Respectfully submitted,

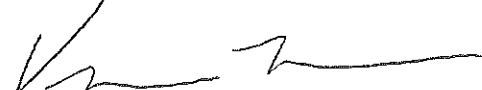
Vernon Lawrence
Secretary/Treasurer

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 20th day of December, 2017.



Vernon Lawrence, Executive Director