

CHAIRPERSON

Dale Caldwell

VICE CHAIRPERSON

Luis Gonzalez

2ND VICE CHAIRPERSON

Anthony Giorgianni

COMMISSIONERS

Yirgu Wolde

Anthony Cupano

Ida Brangman

Kevin Jones



EXECUTIVE DIRECTOR

John Clarke, P.H.M.



**EQUAL HOUSING
EQUAL EMPLOYMENT
OPPORTUNITY**

BOARD OF COMMISSIONERS REPORT

April 22, 2015

COMMUNITY ROOM

7 VAN DYKE AVENUE

NEW BRUNSWICK, NJ 08901

Regular Board Meeting- 6:45PM

"Working Together, We Can Make a Better Future"

7 VANDYKE AVENUE NEW BRUNSWICK, NEW JERSEY 08901

TEL. 732-745-5157 www.nbnjha.org

**NBHA BOARD
OF
COMMISSIONERS**

AGENDA

- I. Roll Call, Call to Order (Chairperson)
- II. Pledge of Allegiance
- III. Reading of the Public Notice (Recording Secretary)
- IV. Consideration of Previous Meeting Minutes
- V. New Business (Resolutions)
- VI. Old Business
- VII. Open Public Session
- VIII. Adjournment

NOTICE OF PUBLIC MEETING

Notice of the Meeting was given in the following manner:

1. Notice of the meeting was transmitted to the Home News Tribune.
2. Notice of the meeting and a copy of the agenda were filed with the Clerk of the City New Brunswick on April 17, 2015.
3. Said notice of the meeting and a copy of the agenda were prominently posted on the announcement board in the lobby of City Hall at least 48 hours prior to the convening of this meeting.

Date of Public Notice: April 17, 2015

PUBLIC MEETING NOTICE

Notice is hereby given that the Housing Authority of The City of New Brunswick (NBHA) will hold a Meeting of the Board of Commissioners on Wednesday, April 22, 2015 at 6:45 pm in the Community Room of the Schwartz-Robeson Complex, 7 Van Dyke Avenue, New Brunswick, NJ.

AGENDA

- I. Roll Call, Call to Order (Chairperson)
- II. Pledge of Allegiance
- III. Reading of the Public Notice (Recording Secretary)
- IV. Consideration of Previous Meeting Minutes.
- V. New Business (Resolutions)
 - NBHA RESOLUTION 2015 – 04/22 #13**
Resolution Authorizing and Approving Payment of Bills for the Month of March, 2015.
 - NBHA RESOLUTION 2015 – 04/22 #14**
Resolution Approving the Award of Contract for Architectural & Engineering Services to Joseph F. McKernan Jr.
 - NBHA RESOLUTION 2015 – 04/22 #15**
Resolution Authorizing and Approving the State of New Jersey Budget and all Budgets for all AMPs (1,2,3,& 4), COCC, Section 8-HCV, and General Redevelopment Operation Programs for FUE 06/30/16.
 - NBHA RESOLUTION 2015 – 04/22 #16**
Resolution Approving Annual Certification as to Training Requirements and Board Quorum Compliance.
 - NBHA RESOLUTION 2015 – 04/22 #17 - ACTING AS REDEVELOPMENT AUTHORITY**
Resolution Approving Revised Concept Plan for Lot 4.01 in Block 71, commonly known as 17 Mine Street, in Redevelopment Area 2 in the College Avenue Redevelopment Area.
- VI. Adjournment

The meeting may also include other NBHA business and any redevelopment matters deemed necessary by the Board of Commissioners.

CITY CLERK 04/17/15 11:15

HOUSING AUTHORITY OF THE CITY OF NEW BRUNSWICK

SCHEDULE OF REGULAR MEETINGS OF BOARD OF COMMISSIONERS JANUARY 1, 2015 TO DECEMBER 31, 2015

<u>Date</u>	<u>Day</u>	<u>Time</u>	<u>Place</u>
January 28, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
February 25, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
March 25, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
April 22, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
May 27, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
June 24, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
July 22, 2015	Wednesday	6:30 p.m.	ANNUAL RE-ORG. MEETING Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
July 22, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
September 23, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
October 28, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
November 18, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901
December 16, 2015	Wednesday	6:45 p.m.	Community Room Schwartz Robeson Village 7 Van Dyke Avenue New Brunswick, NJ 08901

CITY CLERK 12/12/14PM 09:00

THE NEW BRUNSWICK HOUSING AND REDEVELOPMENT AUTHORITY
REGULAR BOARD MEETING MINUTES

APRIL 22, 2015

1. CALL TO ORDER

The regular meeting of the New Brunswick Housing Authority was called to order at 6:45PM on Wednesday, April 22, 2015.

2. OPEN PUBLIC MEETING NOTICE ACT

Mr. John Clarke, Executive Director of the New Brunswick Housing Authority (Secretary) read the Notice of Public Meeting.

3. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

4. ROLL CALL

PRESENT:

Chairperson Dale Caldwell

Vice Chairperson Luis Gonzalez (via conference call)

Second Vice Chairperson Anthony Giorgianni

Commissioner Yirgu Wolde (arrived at 6:57PM)

Commissioner Kevin Jones

ABSENT:

Commissioner Anthony Cupano

Commissioner Ida Brangman

ALSO PRESENT:

John Clarke, Executive Director

Mark Roedelbronn, Director of Operations

Alberto Camacho Esq., NBHA Legal

CONSIDERATION OF MINUTES

MOTION: Commissioner Jones made a motion to approve the March 25, 2015 Regular Meeting Minutes of the Board of Commissioners. Commissioner Wolde seconded.

ROLL CALL: Ayes: Gonzalez, Jones, Wolde, Giorgianni, Caldwell
Nays: None
Abstentions: None
Absent: Cupano, Brangman

PRESENTATION

Thomas Kelso Esq. made a presentation on behalf of CMA requesting a modification of the site plan for 17 Mine Street. Steve Schoch (Kitchen & Associates) reviewed the revisions and modification to the plan and the overall reduction to the building's footprint. Mr. Kelso addressed questions from the Board.

RESOLUTIONS

NBHA RESOLUTION 2015 - 4/22 # 17

ACTING AS REDEVELOPMENT AGENCY

Resolution Approving Revised Concept Plan for Lot 4.01 in Block 71, commonly known as 17 Mine Street, in Redevelopment Area 2 in the College Avenue Redevelopment Area

MOTION: Commissioner Jones moved to accept Resolution #17. Commissioner Giorgianni seconded.

ROLL CALL: Ayes: Jones, Gonzalez, Wolde, Giorgianni, Caldwell
Nays: None
Abstentions: None
Absent: Brangman, Cupano

The motion carried 5-0-0

NBHA RESOLUTION 2015 - 4/22 # 13

Resolution Authorizing and Approving Payment of Bills for the Month of March, 2015

MOTION: Commissioner Wolde moved to accept Resolution #13.
Commissioner Giorgianni seconded.

ROLL CALL: Ayes: Jones, Gonzalez, Wolde, Giorgianni, Caldwell
Nays: None
Abstentions: None
Absent: Brangman, Cupano

The motion carried 5-0-0

NBHA RESOLUTION 2015 – 4/22 # 14

Resolution Approving the Award of Contract for Architectural & Engineering Services to Joseph F. McKernan Jr.

MOTION: Commissioner Jones moved to accept Resolution #14.
Commissioner Giorgianni seconded.

ROLL CALL: Ayes: Jones, Gonzalez, Wolde, Giorgianni, Caldwell
Nays: None
Abstentions: None
Absent: Brangman, Cupano

The motion carried 5-0-0

NBHA RESOLUTION 2015 – 4/22 # 15

Resolution Authorizing and Approving the State of New Jersey Budget and all Budgets for all AMPs (1, 2, 3 & 4), COCC, Section 8-HCV and General Redevelopment Operation Programs for FYE 6/30/16

MOTION: Commissioner Wolde moved to accept Resolution #15.
Commissioner Jones seconded.

ROLL CALL: Ayes: Jones, Gonzalez, Wolde, Giorgianni, Caldwell
Nays: None
Abstentions: None
Absent: Brangman, Cupano

The motion carried 5-0-0

NBHA RESOLUTION 2015 – 4/22 # 16

Resolution Approving Annual Certification as to Training Requirements and Board Quorum Compliance

MOTION: Commissioner Jones moved to accept Resolution #16.
Commissioner Giorgianni seconded.

ROLL CALL: Ayes: Jones, Gonzalez, Wolde, Giorgianni, Caldwell
Nays: None
Abstentions: None
Absent: Brangman, Cupano

The motion carried 5-0-0

SECRETARY'S REPORT

John Clarke presented the Secretary's Report verbally and addressed questions from the Board. There were no public questions.

COMMITTEE REPORTS

No reports were given.

CALL FOR PUBLIC COMMENTS: Charles Kratovil (New Brunswick) asked if public comment is required for resolutions. Albert Camacho (NBHA legal) stated that as long as comments were taken during the meeting in session that would meet the requirement for public comments and when comments were taken was at the pleasure of the Chairperson of the Board. Mr. Kratovil suggested that it is a best practice to have comments from the public before the board takes any action on resolutions. Chairperson Caldwell stated that comments could also be submitted administratively to staff before meetings for consideration by the board. There were no further comments.


MOTION: Commissioner Jones made a motion to adjourn the meeting. Commissioner Giorgianni seconded.

ROLL CALL: Ayes: Gonzalez, Wolde, Jones, Giorgianni, Caldwell
Nays: None
Abstentions: None
Absent: Brangman, Cupano

The motion carried 5-0-0. The meeting was adjourned at 7:24PM.

CERTIFICATION AND APPROVAL OF BOARD MINUTES


I, John A. H. Clarke, hereby certify and approve the minutes, which have been created in accordance with the events and the actions of the New Brunswick Housing Authority Board of Commissioners Meeting, Wednesday, April 22, 2015, as the official minutes to be entered into record.



John A. H. Clarke
Executive Director/Board Secretary

Date: April 22, 2015

Certified To Be a True Original Copy



Mark Roedelbronn
Director of Operations

BOARD RESOLUTION SUMMARY LIST

NBHA RESOLUTION 2015 - 4/22 # 13

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NBHA RESOLUTION 2015 – 4/22 # 16

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NBHA RESOLUTION 2015 - 4/22 # 17

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