

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

October 23, 2013

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

AGENDA

**NBHA BOARD
OF
COMMISSIONERS MEETING**

- I. Roll Call, Call to Order (Chairperson)
- II. Pledge of Allegiance
- III. Reading of the Public Notice (Recording Secretary)
- IV. Approval of the Minutes
- V. New Business (Resolutions)
- VI. Open Public Session
- VII. 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 was filed with the Clerk of the City New Brunswick on Thursday, October 17, 2013.
3. Said notice of the meeting was 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: October 17, 2013

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, October 23, 2013 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. Approval of the minutes
- V. New Business (Resolutions)
 - NBHA RESOLUTION 2013 – 10/23 #60**
Resolution Authorizing and Approving Payment of Bills for the Month of September, 2013.
 - NBHA RESOLUTION 2013 – 10/23 #61 ACTING AS REDEVELOPMENT AGENCY**
Resolution approving waiver of recording requirements in Section 3.01 of Redevelopment Agreement with New Brunswick Development Corporation for the College Avenue Redevelopment Project on the Downtown Campus of Rutgers, The State University.
 - NBHA RESOLUTION 2013 – 10/23 #62**
Resolution Appointing John Clarke as Fund Commissioner for the New Jersey Public Housing Authority Joint Insurance Fund and Approving Renewal Membership in the New Jersey Public Housing Insurance Fund
 - NBHA RESOLUTION 2013 – 10/23 #63**
Resolution Approving an Inter-Agency Agreement with the Franklin Housing Authority for the provision of Maintenance and Management Services
- VI. Adjournment

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

THE NEW BRUNSWICK HOUSING AND REDEVELOPMENT AUTHORITY
REGULAR BOARD MEETING MINUTES
SEPTEMBER 20, 2013

1. CALL TO ORDER

The regular monthly meeting of the New Brunswick Housing Authority was called to order at 7:30AM on Friday, September 20, 2013.

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
Commissioner Kevin Jones
Commissioner Ida Brangman

ABSENT:

Second Vice Chairperson Anthony Giorgianni
Commissioner Anthony Cupano
Commissioner Yirgu Wolde

ALSO PRESENT:

John Clarke, Executive Director
Mark Roedelbronn, Director of Operations
Alberto Camacho Esq., NBHA Legal

APPROVAL OF MINUTES

MOTION: Commissioner Brangman made a motion to a approve the July 10th Regular, August 2nd Annual and August 2nd Regular Meeting Minutes of the Board of Commissioners meeting. Commissioner Jones seconded.

CALL FOR PUBLIC COMMENTS: None

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

RESOLUTIONS

NBHA RESOLUTION 2013 - 9/20 # 53

Resolution Authorizing and Approving Payment of Bills for the Months of July and August, 2013

MOTION: Commissioner Jones moved to accept Resolution #53. Commissioner Brangman seconded.

CALL FOR PUBLIC COMMENTS: None

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

The motion carried 4-0-0

NBHA RESOLUTION 2013 – 9/20 # 54

Resolution Approving the Purchase of Security Camera Equipment and System Maintenance Hours at the AMP1 Property not to Exceed \$7,500 Dollars

MOTION: Commissioner Gonzaelz moved to accept Resolution #54. Commissioner Jones seconded.

CALL FOR PUBLIC COMMENTS: None

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

The motion carried 4-0-0

NBHA RESOLUTION 2013 – 9/20 # 55

Resolution Approving and Ratifying Submission of the Section 8 Management Assessment Program (SEMAP) Report for FYE 6/30/13

MOTION: Commissioner Gonzalaz moved to accept Resolution #55.
Commissioner Jones seconded.

CALL FOR PUBLIC COMMENTS: None

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

The motion carried 4-0-0

NBHA RESOLUTION 2013 – 9/20 # 56

Resolution Adopting CFP Budget for Fiscal Year 2013 and Authorizing and Approving Submission of Annual Statement Performance and Evaluation Report to HUD

MOTION: Commissioner Jones moved to accept Resolution #56.
Commissioner Brangman seconded.

CALL FOR PUBLIC COMMENTS: None

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

The motion carried 4-0-0

NBHA RESOLUTION 2013 – 9/20 # 57

Resolution Approving the Purchase of LED Light Fixtures and Related Installation Services with SMS Building Systems Not to Exceed \$7,740 dollars

MOTION: Commissioner Brangman moved to accept Resolution #57.
Commissioner Jones seconded.

CALL FOR PUBLIC COMMENTS: None

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

The motion carried 4-0-0

NBHA RESOLUTION 2013 – 9/20 # 58

Resolution Confirming Approval and Further Ratifying the Use of Recovery Act Funds and CFP funds to Purchase Additional Security Equipment and Services from Comtec Systems Inc. in the amount of \$107,319 dollars.

MOTION: Commissioner Jones moved to accept Resolution #58.
Commissioner Gonzalez seconded.

CALL FOR PUBLIC COMMENTS: None

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

The motion carried 4-0-0

NBHA RESOLUTION 2013 – 9/20 # 59

Resolution Approving and Confirming Documentation to Support \$157,701 dollars of Recovery Act Funds for Security Systems Installation and Maintenance Labor with Comtec System Inc.

MOTION: Commissioner Gonzaelz moved to accept Resolution #59.
Commissioner Brangman seconded.

CALL FOR PUBLIC COMMENTS: None

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

The motion carried 4-0-0

SECRETARY'S REPORT

John Clarke presented the Secretary's Report verbally and addressed questions from the Board.

COMMITTEE REPORTS

No reports were given.

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

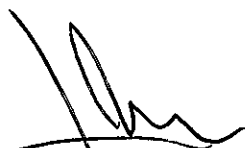
CALL FOR PUBLIC COMMENTS: None

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

The motion carried 4-0-0. The meeting was adjourned at 7:45AM.

CERTIFICATION AND APPROVAL OF BOARD MINUTES

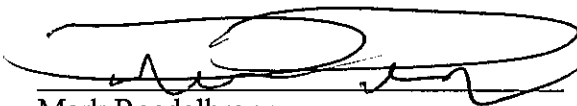
I, John A. H. Clarke, hereby certify and approve the minutes, which have been created in accordance with the events and the actions of the New Brunswick Housing Authority Board of Commissioners Meeting, Friday, September 20, 2013, as the official minutes to be entered into record.



John A. H. Clarke
Executive Director/Board Secretary

Date: September 20, 2013

Certified To Be a True Original Copy



Mark Roedelbronn
Director of Operations

BOARD RESOLUTION SUMMARY LIST

NBHA RESOLUTION 2013 - 10/23 # 60

Resolution Authorizing and Approving Payment of Bills for the Month of September, 2013

NBHA RESOLUTION 2013 – 10/23 # 61

ACTING AS REDEVELOPMENT AGENCY

Resolution approving waiver of recording requirements in Section 3.01 of Redevelopment Agreement with New Brunswick Development Corporation for the College Avenue Redevelopment Project on the Downtown Campus of Rutgers, The State University

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NBHA RESOLUTION 2013 - 10/23 # 63

Resolution Approving an Inter-Agency Agreement with the Franklin Housing Authority for the provision of Maintenance and Management Services