

REGULAR MEETING
HOUSING AUTHORITY OF THE
BOROUGH OF CLIFFSIDE PARK

January 8, 2019

Meeting called to order at 4:00 P.M. by Executive Director. The meeting was opened by the Executive Director reading the Open Public Meeting Act Statement.

PRESENT:

Peter Colao, Chairman
Sam Carafa, Vice Chairman
Sal Spoto, Commissioner
Ralph Calabrese, Commissioner
Harry Guttilla, Commissioner
Lynn De Lucia, Commissioner

ABSENT

Janet Merrill, Commissioner

ALSO PRESENT

Joseph Capano, Executive Director
James Santasiero, Assistant Executive Director
Paul Marino, CPHA Attorney
Bill Katchen CPA
Michael Turek, Maintenance Coordinator
Linda Phillips Perez, Senior Coordinator

Joseph Capano, Executive Director, asked if there were any corrections, additions or deletions to the minutes of the December 4, 2018 regular meeting. Motion to approve the minutes of the December 4, 2018 regular meeting made by Commissioner Guttilla, seconded by Commissioner Carafa. Vote of the board was ayes, five - nays, none, abstain-one.

- **Budget Introduction** - FY April 1, 2019-March 31, 2020.
- **HVAC Senior Center Kitchen and 550 Building**- Discussion.
- **Year in Review-2018**.
- **Vacant Apartments** - See attachment A
- **Section Eight** - See attachment B
- **Investments** - See attachment C

Chairman's Report- Chairman Colao asked Board to notify everyone that Senior Housing Waiting list is opening for Cliffside Park residents only. Wished everyone a Happy and Healthy New Year.

Finance Committee - Bill Katchen, CPA, was here to work on budgets with staff.

Buildings and Grounds Committee - Joseph Capano, Executive Director, gave an update on the ongoing maintenance related projects. One apartment is being turned over for February occupancy.

Personnel Committee - None.

Activity Center Report - Linda Phillips-Perez, Senior Coordinator, gave the Board an update on Senior Activity Center events and programs.

Old Business - None.

New Business - None

Resolution No.1- 2019: (4/1/2019 to 3/31/2020 NJ State Annual Budget) Motion made by Commissioner Guttilla seconded by Commissioner Colao. Vote of the board was ayes, six- nays, none.

Resolution No.2- 2019: (4/1/2019 to 3/31/2020 HUD Annual Budget) Motion made by Commissioner Colao seconded by Commissioner Calabrese Vote of the board was ayes, six- nays, none.

Resolution No.3- 2019: (Designation of P.A.C.O) Motion made by Commissioner Guttilla seconded by Commissioner Spoto. Vote of the board was ayes, six nays, none.

Resolution No.4- 2019: (Opening the Senior Housing Waiting List for Cliffside Park Residents) Motion made by Commissioner DeLucia seconded by Commissioner Carafa. Vote of the board was ayes, six- nays, none.

Resolution No.5- 2019: (Award of HVAC/Boiler Upgrades) Motion made by Commissioner Spoto seconded by Commissioner Carafa. Vote of the board was ayes, six- nays, none.

Resolution No.6- 2019: (January Bills 2019) Motion made by Commissioner Calabrese seconded by Commissioner Spoto. Vote of the board was ayes, six- nays, none.

Commissioners' Comments - None.

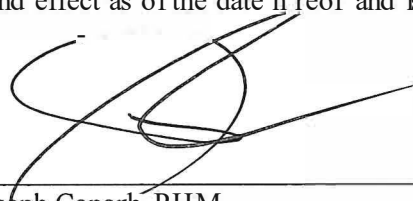
The Executive Director opened the meeting to the public. Public commented and the public portion was closed.

Motion made to adjourn by Commissioner Spoto seconded by Commissioner Guttilla. Vote of the board was ayes, six - nays, none.

RECORD OF BOARD OF COMMISSIONERS VOTE ON ADOPTION				
BOARD MEMBER.	AYE	NAY	ABSTAIN	ABSENT
PETER COLAO	<i>J</i>			
SIMONECARAFA				
SALVATORE SPOTO	<i>J</i>			
JANET MERRILL				<i>/</i>
RALPH CALABRESE	<i>/</i>			
HARRY GUITILLA	<i>v'</i>			
JANET MERRILL				

CERTIFICATION

I, the undersigned Executive Director and Secretary of the Cliffside Park Housing Authority of the Borough of Cliffside Park, New Jersey, do hereby certify that meeting minutes of the Authority duly called and held on Tuesday, January 8, 2019 at which meeting a quorum was present and acting throughout, by a majority of the full membership of the Board of Commissioners. Such minutes have not been amended, modified, or repealed, and are in full force and effect as of the date hereof and is a true copy of meeting minutes.



Joseph Caparb, PHM
Executive Director/Secretary