

REGULAR MEETING
HOUSING AUTHORITY OF THE
BOROUGH OF CLIFFSIDE PARK

March 6, 2018

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
Sal Spoto, Commissioner
Ralph Calabrese, Commissioner
Harry Guttilla, Commissioner
Lynn De Lucia, Commissioner

ABSENT

Janet Merrill, Commissioner
Sam Carafa, Vice Chairman

ALSO PRESENT

Joseph Capano, Executive Director
James Santasiero, Assistant Executive Director
Paul Marino, CPHA Attorney
Michael Turek, Maintenance Coordinator

Joseph Capano, Executive Director, asked if there were any corrections, additions or deletions to the minutes of the February 6, 2018 regular meeting. Motion to approve the minutes of the February 6, 2018 regular meeting made by Commissioner Guttilla, seconded by Commissioner Spoto. Vote of the board was ayes, four – nays, none- abstain-one.

- Adopting Annual Budget FY 4/1/2018 to 3/31/2019 – Discussion.
- Elevator Contract Termination/Elevator RFP – Discussion.
- Section Eight – See attachment B
- Investments – See attachment C

Chairman's Report- Chairman Colao had no report.

Finance Committee– NJ State DCA have received introduced budget and has approved 4/1/2018 budget.

Buildings and Grounds Committee –Joseph Capano, Executive Director, gave an update on the ongoing maintenance related projects. 2 apartments will be turned over for April. Mike Turek, Maintenance Coordinator, gave an update on replacement of CO2 detectors HA Wide.

Personnel Committee – None.

Activity Center Report – Linda Phillips-Perez, Senior Coordinator, gave the Board an update on Senior Activity Center events and programs. Joseph Capano, Executive Director, gave an update on Fairview Senior Center.

Old Business – None.

New Business – None

Resolution No.12- 2018: (DCA Compliance Certification) Motion made by Commissioner Guttilla seconded by Commissioner Colao. Vote of the board was ayes, five– nays, none.

Resolution No.13- 2018: (Termination of existing elevator maintenance contract) Motion made by Commissioner Spoto seconded by Commissioner Calabrese. Vote of the board was ayes, five– nays, none.

Resolution No.14- 2019: (Award of elevator maintenance contract) Motion made by Commissioner Colao seconded by Commissioner Calabrese. Vote of the board was ayes, five– nays, none.

Resolution No.15- 2018: (Closing out 2017 Capital Fund Grant) Motion made by Commissioner Guttilla seconded by Commissioner Spoto. Vote of the board was ayes, five– nays, none.

Resolution No.16- 2018: (Adopting Annual Budget FY 4/1/2018 to 3/31/2019) Motion made by Commissioner Colao seconded by Commissioner Spoto. Vote of the board was ayes, five– nays, none.

Resolution No.17 - 2018: (March Bills 2018) Motion made by Commissioner Guttilla seconded by Commissioner Calabrese. Vote of the board was ayes, five– nays, none.

Commissioners' Comments – None.

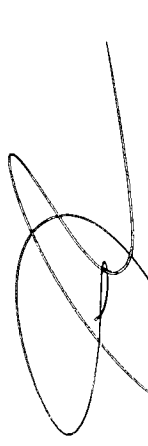
The Executive Director opened the meeting to the public. No one from public commented the public portion was closed.

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

RECORD OF BOARD OF COMMISSIONERS VOTE ON ADOPTION				
BOARD MEMBER	AYE	NAY	ABSTAIN	ABSENT
PETER COLAO	✓			
SIMONE CARAFA				✓
SALVATORE SPOTO				✓
JANET MERRILL				✓
RALPH CALABRESE	✓			
HARRY GUTTILLA	✓			
LYNN DELUCIA	✓			

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, March 6, 2018 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 Capano, PHM
Executive Director/Secretary