

REGULAR MEETING  
HOUSING AUTHORITY OF THE  
BOROUGH OF CLIFFSIDE PARK

October 2, 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  
Sam Carafa, Vice Chairman  
Ralph Calabrese, Commissioner  
Janet Merrill, Commissioner  
Harry Guttilla, Commissioner  
Lynn De Lucia, Commissioner

ABSENT

Sal Spoto, Commissioner

ALSO PRESENT

Joseph Capano, Executive Director  
James Santasiero, Assistant Executive Director  
Paul Marino, CPHA Attorney  
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 September 11, 2018 regular meeting. Motion to approve the minutes of the September 11, 2018 regular meeting made by Commissioner Guttilla, seconded by Commissioner Merrill. Vote of the board was ayes, five – nays, none- abstain, one.

- Vehicle Preventative Maintenance Plan – Adoption
- Section Eight – See attachment B
- Investments – See attachment C

Chairman's Report- Chairman Colao had no formal report.

Finance Committee – Audit went well and audit report will be presented at November meeting.

Buildings and Grounds Committee –Joseph Capano, Executive Director, gave an update on the ongoing maintenance related projects. 3 apartments are being turned over for November occupancy. Stairwell replacement at Riverview towers is completed. Payment will be on November meeting agenda.

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.49- 2018:** (Approval for travel to NJNAHRO Conference) Motion made by Commissioner Carafa seconded by Commissioner DeLucia. Vote of the board was ayes, six– nays, none.

**Resolution No.50- 2018:** (Adoption of Vehicle Preventative Maintenance Plan) Motion made by Commissioner Guttilla seconded by Commissioner Colao. Vote of the board was ayes, six– nays, none.

**Resolution No.51 - 2018:** (October Bills 2018) Motion made by Commissioner Carafa seconded by Commissioner Calabrese. Vote of the board was ayes, six– nays, none.

**Commissioners' Comments** – None.

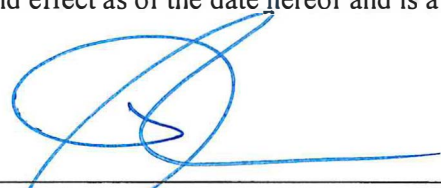
The Executive Director opened the meeting to the public. No one from public commented the public portion was closed.

Motion made to adjourn by Commissioner Guttilla seconded by Commissioner Calabrese. 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	✓			
SIMONE CARAFA				✓
SALVATORE SPOTO			✓	
JANET MERRILL				✓
RALPH CALABRESE	✓			
HARRY GUITILLA	✓			
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, October 2, 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