

REGULAR MEETING  
HOUSING AUTHORITY OF THE  
BOROUGH OF CLIFFSIDE PARK

December 4, 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  
Harry Guttilla, Commissioner  
Lynn De Lucia, Commissioner

ABSENT

Sal Spoto, Commissioner  
Janet Merrill, 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 November 5, 2018 regular meeting. Motion to approve the minutes of the November 5, 2018 regular meeting made by Commissioner Guttilla, seconded by Commissioner Calabrese. Vote of the board was ayes, five - nays, none.

- **Housing Authority Annual Plan** - Discussion
- **Section Eight** - See attachment B
- **Investments** - See attachment C

**Chairman's Report**- Chairman Colao had no formal report. He wanted to wish everyone a wonderful holiday. He looks forward to seeing everyone at Staff/Commissioners Holiday event and Senior Activity Center Holiday Party.

**Finance Committee** - We will begin to work on our 4/1/2019 budget.

**Buildings and Grounds Committee** -Joseph Capano, Executive Director, gave an update on the ongoing maintenance related projects. Two apartments are being turned over for January occupancy. Michael Turek, Maintenance Coordinator, gave an update also.

**Personnel Committee** - None.

**Activity Center Report** - Linda Phillips-Perez, Senior Coordinator, gave the Board an update on Senior Activity Center events and programs. Invited everyone to Senior Activity Center Holiday Party on December 14, 2018 from 5pm to 9pm.

**Old Business** - None.

**New Business** - None

**Resolution No.58- 2018:** (2019 Commissioners Meeting Schedule) Motion made by Commissioner Delucia seconded by Commissioner Carafa. Vote of the board was ayes, five- nays, none.

**Resolution No.59- 2018:** (Adopting the Housing Authority Annual Plan) Motion made by Commissioner Colao seconded by Commissioner Guttilla. Vote of the board was ayes, five- nays, none.

**Resolution No.60- 2018:** (Participate in cooperative purchasing with State of NJ, ESCNJ & County of Bergen) Motion made by Commissioner Guttilla seconded by Commissioner Carafa. Vote of the board was ayes, five- nays, none.

**Resolution No.61- 2018:** (Reappointment of NJPHA JF Commissioner 2019) Motion made by Commissioner Colao seconded by Commissioner Guttilla. Vote of the board was ayes, five- nays, none.

**Resolution No.62 - 2018:** (December Bills 2018) Motion made by Commissioner Carafa seconded by Commissioner Calabrese. Vote of the board was ayes, five- nays, none.

**Commissioners' Comments** - None.

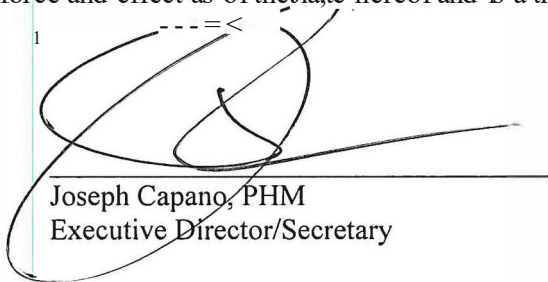
The Executive Director opened the meeting to the public. No one from public commented the public portion was closed.

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

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

**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, December 4, 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