

MINUTES OF A REGULAR MEETING OF THE COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE BOROUGH OF
HIGHLAND PARK



The Commissioners of the Housing Authority of the Borough of Highland Park met in a Regular Session in the Community Room of the S.J. Kronman Apartments located at 242 South Sixth Avenue, Highland Park, NJ at 6:35 PM on June 11, 2014, the hour and date duly established for the holding of said meeting.

The meeting was called to order by Commissioner Sedehi.

Kathy Blaha read a Notice of Compliance with the Open Public Meetings Act P.L. 1975, C.231 which provided that notice of this meeting of the Board of Commissioners of the Housing Authority of the Borough of Highland Park was provided in the following manner:

On December 17, 2013, a copy of the notice of this meeting setting forth the date, time and location of this regular meeting was posted on the Housing Authority's official designated bulletin board located at 242 South Sixth Avenue, Highland Park, NJ, sent to Borough Hall for posting and was faxed to the Home News Tribune and Star Ledger and posted on the website.

The flag was saluted.

Upon roll call, those present and absent were as follows:

PRESENT

ABSENT

Commissioners:

Morgan Chen, Commissioner
Evelyn Sedehi, Chairwoman
Amanda Thomas, Commissioner
Burton Weltman, Commissioner

Charlotte Quaintance, Commissioner
Diane Reh, Commissioner

Council Liaison:
Susan Welkovits

Administration:

Donna Brightman, Executive Director
Mike Yannuzzi, Maintenance Manager-WHA
Kathy Blaha, Housing Director-WHA
Runi Sriwardena, Housing Director-HP

Authority General Counsel:

Terrence Corriston, Esq., Breslin & Breslin

Minutes

A motion to approve the minutes of the regular meeting held on May 14, 2014 was made by Commissioner Chen and seconded by Commissioner Thomas.

ROLL CALL: Chen Quaintance Reh Sedehi Thomas Weltman
AYES: Chen Sedehi Thomas Weltman
NAYS: None
Abstain: None
Absent: Quaintance Reh

The Chair thereupon declared said motion approved.

Public Comment

Juan Ratliff, 219 South Sixth Avenue, asked the Executive Director if she received his letter.

Executive Director Brightman responded that she did not.

Mr. Ratliff stated that it was about having problems with his neighbors' children playing on his porch. He stated that he has called the Police and stated that he wanted to meet with the Executive Director and Ketley.

Executive Director Brightman said that she would be able to do that.

Karin Jackson, 3P, stated that she loves the new landscaping and hopes we continue to have it looking good.

M.P. stated that the Executive Director always listens but did not listen when she asked not to have a new backsplash and she is very happy because she feels she left the planet because it looks like a rich lady's house! She stated that she will call Lowes for plumbing advice and Gus knows what he is doing and also listens.

Tom Nolan, 3H, reported that he has a hole in his kitchen wall from the cabinet installation.

Dee Donnelly, 1H, asked what was going to be done about the garbage smell.

Maintenance Manager Yannuzzi responded that there was an overabundance of garbage due to move outs and the town came and picked it up.

Joanne Rogers, 1C, said everyone uses the same garbage can.

Chairman Sedehi asked if there was another way to setup the garbage cans.

Executive Director Brightman said we will talk about this after the REAC inspection.

Maintenance Manager Yannuzzi stated that residents should call the office when they see the garbage piling up.

Dolores Van Lieu, 4H, stated that her kitchen backsplashes were done today and they are beautiful and the men who installed it were very professional. She also stated that the outside looks very nice.

Emily Harris, 2C, thanked Executive Director Brightman for starting from the bottom up with the backslashes, instead of top down.

M.P. asked if there were any more repairs.

Executive Director Brightman answered no, not any time soon.

Tom Nolan, 3H, reported that his vanity door does not close all the way and they think there is a leak.

Joanne Rogers, 1C, stated that she heard a rumor that tenants were going to be charged for toilet backups.

The Executive Director stated only if the backup is caused by the tenant.

Juan Ratliff, 219 South Sixth Ave, stated that he heard a rumor about a tenant having to pay for a toilet and go to court.

Karin Jackson, 3P, stated that she heard a rumor about not being allowed to have animals.

Executive Director Brightman stated that these rumors are just that and are not true.

Communications:

Chairwoman Sedehi stated that Mary Barnes submitted her resignation because she moved out of town. The Mayor is working on a replacement.

Chairwoman Sedehi commented on the staff ID's.

Executive Director Brightman stated they were in the packet to inform the board that the staff had ID's.

Chairwoman Sedehi stated that the tenant complaint was addressed by the health officials regarding power washing.

Chairwoman Sedehi noted that the HUD REAC inspection is scheduled for June 12, 2014.

Commissioner Weltman asked about the Habitat house.

Executive Director Brightman stated that it was approved by the Planning Board and construction is scheduled to start in September.

Chairwoman Sedehi stated that she was reappointed by the Governor for a five year term.

Reports:

Chairwoman Sedehi asked if there were any questions on the Executive Director's report.

- Attorney's report:

Counsel Corrison noted that there is a court date scheduled for two potential evictions for next Wednesday and the discrimination complaint was resolved and dismissed.

- Staff reports:

Chairwoman Sedehi asked if there were questions on the staff reports.

- Committee reports:

Finance – Commissioner Thomas stated that the committee met to discuss the position of the Section 8 Inspector. It was recommended that Bill Snyder continue to do the work and be transferred to the Highland Park payroll.

RESOLUTIONS

- a) Reso #2014-24 – Approve a Four Day Work Week for the Months of July and August 2014

Motion moved by Commissioner Weltman and seconded by Commissioner Thomas to adopt Resolution #2014-24.

ROLL CALL:	Chen Quaintance Reh Sedehi Thomas Weltman
AYES:	Chen Sedehi Thomas Weltman
NAYS:	None
Abstain:	None
Absent:	Quaintance Reh

The Chair thereupon declared said motion approved.

- b) Reso #2014-25 – Adopting the Monthly Bill List

Motion moved by Commissioner Chen and seconded by Commissioner Weltman to adopt Resolution #2014-25.

ROLL CALL:	Chen Quaintance Reh Sedehi Thomas Weltman
AYES:	Chen Sedehi Thomas Weltman
NAYS:	None
Abstain:	None
Absent:	Quaintance Reh

The Chair thereupon declared said motion approved.

New Business – none

Second Public Comment

Juan Ratliff, 219 South Sixth Ave., stated there was too much noise from the children and the parents do not do anything about it and he smells pot.

Executive Director Brightman asked if he called the police.

Mr. Ratliff answered, no, because they would tell who calls.

Commissioner Weltman stated that the police would only need your name if you were a witness to a situation.

Counsel Corrison reiterated what Commissioner Weltman said and advised Mr. Ratliff to talk with the Executive Director.

M.P. stated that she heard a rumor that all the washing machines were out of order at the same time.

Ms. Sriwardena stated that all the machines were repaired.

ADJOURNMENT

Motion by Commissioner Weltman and seconded by Commissioner Thomas to adjourn at 7:05 PM.

All commissioners present voted in favor.

Donna Brightman, Exec. Director/Secretary