

**Minutes of the 5/27/21 Scheduled MAY meeting of the Board of Commissioners of the WEEHAWKEN HOUSING AUTHORITY held virtually using zoom meeting Weehawken, county of Hudson, state of new jersey. At 6:45 PM, the meeting was called to order. Chairman Nersesian read the Statement of Compliance and led the Flag Salute.**

**Present were:** *Chairman Dom Facchini*  
*Commissioner Carnig Nersesian*  
*Commissioner Schmid*  
*Commissioner Eleanor Bez-absent*  
*Commissioner Leonard Lauricella-absent*  
*Commissioner Al Orecchio-absent*  
*Commissioner Cathy Marchetti*

*Also present:* *R. DiVincent, Executive Director-absent*  
*W. Katchen, Accountant-absent*  
*J. Capizzi-Attorney*  
*R. Gonzalez-Tenant Services Coordinator*  
*Darlene Vetter -Housing Authority Recorder*

#### **PREVIOUS MINUTES**

***Motion*** was made by *Commissioner Marchetti* and seconded by *Commissioner Nersesian* to pass the *APRIL 22<sup>nd</sup>. 2021 meeting minutes.*

*Chairman Dom Facchini-aye*  
*Commissioner Carnig Nersesian-aye*  
*Commissioner Schmid-aye*  
*Commissioner Eleanor Bez-absent*  
*Commissioner Leonard Lauricella-absent*  
*Commissioner Al Orecchio-absent*  
*Commissioner Cathy Marchetti-aye*

*AYE- 4    ABSTAIN*

**CORRESPONDENCE**

NONE

**BIDS AND PROPOSALS**

**Motion** was made by Commissioner Nersesian and seconded by Commissioner Marchetti to award the Bid for 28 of Project Based Vouchers to Weehawken Senior Housing Corporation.

*Chairman Dom Facchini-aye*  
*Commissioner Carnig Nersesian-aye*  
*Commissioner Schmid-aye*  
*Commissioner Eleanor Bez-absent*  
*Commissioner Leonard Lauricella-absent*  
*Commissioner Al Orecchio-absent*  
*Commissioner Cathy Marchetti-aye*

AYE- 4 ABSTAIN

**Motion** was made by Commissioner Nersesian and seconded by Commissioner Marchetti to award the Bid for 28 of Project Based Vouchers to Weehawken Senior Housing Corporation.

*Chairman Dom Facchini-aye*  
*Commissioner Carnig Nersesian-aye*  
*Commissioner Schmid-aye*  
*Commissioner Eleanor Bez-absent*  
*Commissioner Leonard Lauricella-absent*  
*Commissioner Al Orecchio-absent*  
*Commissioner Cathy Marchetti-aye*

AYE- 4 ABSTAIN

**Motion** was made by Commissioner Marchetti and seconded by Commissioner Nersesian to approve proposal from Hymanson, Parnes and Giampaolo for Fiscal Audit 2020 in the amount of \$13,840

*Chairman Dom Facchini-aye*  
*Commissioner Carnig Nersesian-aye*  
*Commissioner Schmid-aye*  
*Commissioner Eleanor Bez-absent*  
*Commissioner Leonard Lauricella-absent*  
*Commissioner Al Orecchio-absent*  
*Commissioner Cathy Marchetti-aye*

AYE- 4 ABSTAIN

*Regarding the Bid Submittals for the repair and upgrades to the façade and parapet at 525 Gregory Ave, **Motion** was made by Commissioner Nersesian and seconded by Commissioner Marchetti, to award to the lowest responsive bidder pending legal review as to conformance with the bid speculations and the Executive Director's recommendation as to technical and budget requirements;*

*Chairman Dom Facchini-aye  
Commissioner Carnig Nersesian-aye  
Commissioner Schmid-aye  
Commissioner Eleanor Bez-absent  
Commissioner Leonard Lauricella-absent  
Commissioner Al Orecchio-absent  
Commissioner Cathy Marchetti-aye*

*AYE- 4 ABSTAIN*

**RESOLUTIONS**

NONE

**ACCOUNTANTS REPORT**

*Mr. Katchen will review at next month's meeting*

**PAYMENT OF OPERATING BILLS**

***Motion** was made by Commissioner Marchetti and **Seconded** by Commissioner Schmid to pay MAY bills.*

*Chairman Dom Facchini-aye  
Commissioner Carnig Nersesian-aye  
Commissioner Schmid-aye  
Commissioner Eleanor Bez-absent  
Commissioner Leonard Lauricella-absent  
Commissioner Al Orecchio-absent  
Commissioner Cathy Marchetti-aye*

*AYE- 4 ABSTAIN*

**PAYMENT OF RAD UPGRADE BILLS**  
NONE

**REPORTS**

**ATTORNEYS REPORT**

*Will review draft of tenant rent repayment policy with Executive Director.*

**INSURANCE REPORT**

NONE

**EXECUTIVE DIRECTOR'S REPORT**

NONE

**RAD 525 GREGORY-Project Based Voucher- 97**

**SECTION 8 – HCV 217 PBV 27 PORTABLE IN 1 PORTABLE OUT 26**

**INSPECTORS REPORT TOTAL 2 PASS 2 FAIL**

**NEW BUSINESS**

- a) *Last 12 months payments Suez Water bills.*
- b) *Tenant rent repayment Policy*

**OLD BUSINESS**

- a) *HUD approval for revised schedule for Capital Improvements Advancement Re: 20 yr. plan.*
- b) *Telephone Study*

**EXECUTIVE SESSION**  
NONE

**REMARKS FROM CITIZENS**  
NONE

**ADJOURNMENT**

*At 7:00 PM motion was made by Commissioner Marchetti and seconded by Commissioner Schmid to adjourn meeting.*

*Chairman D. Facchini -aye  
Commissioner C. Nersesian-aye  
Commissioner M. Schmid-aye  
Commissioner E. Bez-absent  
Commissioner L. Lauricella-absent  
Commissioner C. Marchetti-aye  
Commissioner A. Orecchio-absent*

*4-Ayes: Abstain:*

Respectfully submitted  
Darlene Vetter  
Housing Authority Recorder