

WEEHAWKEN SENIOR HOUSING REHABILITATION
April 30,2015, RE SCHEDULED APRIL MONTHLY MEETING
PROPOSED AGENDA

- 1) **Call to Order**
- 2) **Opening Statement/Flag Salute**
Minutes 4/1/15 Re-scheduled Meeting - Minutes of the meeting. Present were: J. Marchetti, R. Speer, A. Miranda – Absent, P. Greco, also present were: J. Burke, Esq., A. Visaggio, F. Mattiace , J. Haley- Absent R. DiVincent- Absent –W. Katchen, G. Kallert - Absent
- 3) **Receipt of Bids or Proposals**
- 4) **Correspondence**
*4/28/15 - Letter to . A. Visaggio from F. Mattiace re: payment of sewerage bills at 4528 Park Ave.
4/28/15 – Letter to United Water Customer Service re: Trench at 3200 Pleasant Ave.*
- 5) **Accountant's Report**
- 6) **Payment of Bills**
- 7) **Reports and Unfinished Business:**
 - a) *Attorney's Report*
 - b) *Insurance Report*
 - c) *Consultant's Report*
 - d) *Frank Mattiace report*
- 8) **Old Business**
*Follow-up
9/25/14 - J. Burke Share Services Agreement*
- 9) **New Business**
- 10) **Remarks from Citizens**
- 11) **Adjournment**

MINUTES OF THE 4/30/15 REGULAR SCHEDULED APRIL MONTHLY MEETING OF THE BOARD OF COMMISSIONERS OF THE **WEEHAWKEN HOUSING AUTHORITY** HELD IN THE CONFERENCE ROOM OF THE "GREGORY AVENUE APARTMENTS" AT 525 GREGORY AVENUE, WEEHAWKEN, COUNTY OF HUDSON, STATE OF NEW JERSEY.

At 7:10 PM, the meeting was called to order. Commissioner Lauricella read the **STATEMENT OF COMPLIANCE** and led the **FLAG SALUTE**.

Present were: Chairman Dom Facchini
Commissioner Nersesian
Commissioner Schmid
Commissioner C. Marchetti
Commissioner A. Orecchio - Absent
Commissioner E. Bez - Absent
Commissioner L. Lauricella
Also present: R. DiVincent
W. Katchen – Fee Accountant
George Kallert – Ins. Consultant – Not present
Antoinette Visaggio
Frank Mattiace

PREVIOUS MINUTES

Motion was made by Commissioner Nersesian, seconded by Commissioner C. Marchetti, to pass the 4/1/15 March rescheduled meeting minutes.

Ayes: 4

Abstention: 1

CORRESPONDENCE

No action needed on correspondence.

BIDS AND PROPOSALS

One proposal was received for IPA, from Hymanson, Parnes & Giampaolo. \$11,655.00

3 Proposals for Legal Counsel for the RAD program were received.

1 proposal for Financial Advisory Services for the RAD program were received.

6 Proposal were received for Property Conditions Assessment.

RESOLUTIONS

Motion was made by Commissioner Lauricella, seconded by Commissioner Schmid to accept Hymanson, Parnes & Giampaolo for IPA.

Ayes: 5

Proposals that were received for the RAD program will be tabled, until they are Reviewed.

REPORTS

ACCOUNTANTS REPORT Accountant went over reports.

As of 3/31/15 Management

Total Revenue	\$165,598
Total Expense	<u>\$153,152</u>
Net loss	\$ 12,446

As of 3/31/15 Section 8

Total Revenue \$58,720
Total Exp. \$42,367
Net Rev. \$16,353

PAYMENT OF BILLS

Motion was made by Commissioner C. Marchetti seconded by Commissioner Schmid to pay monthly bills.

Ayes: 5

Motion was made by Commissioner Nersesian, seconded by Commissioner C. Marchetti to pay monthly contract bills.

Ayes: 5

INSURANCE REPORT – Not present

SECTION 8 – As of April 267 units under lease

INSPECTORS REPORT- 20 inspected, 20 approved as of May.

OLD BUSINESS

Follow Ups

4/2013 – DiVincent – get Depository for new bank with HUD

NEW BUSINESS

REMARKS FROM CITIZENS

ADJOURNEMENT

At 7:45PM motion was made by Commissioner Marchetti, seconded by Commissioner Nersesian to adjourn meeting.

Ayes: 5

Respectfully submitted
Antoinette Visaggio