

Administration Building
125 Chestnut Street, Boonton, NJ 07005

Regular Board Meeting

AGENDA

WEDNESDAY, September 27, 2017



Regular Board Meeting Housing Authority of the Town of Boonton
Board of Commissioners 125 Chestnut Street, Boonton, NJ 07005

CALL MEETING TO ORDER

The meeting will be called to order at 7:00PM at the Administration Building, 125 Chestnut Street, Boonton, NJ 07005

ROLL CALL

Amjad Rashid, Chairperson

Ginny Dolce, Vice Chairperson

Stephen F. Stross, Jr., Commissioner

Paul Nevadomski, Commissioner

Lynn Schinman, Commissioner

Mildred Ariemma, Commissioner

Leonardo Moyoli, Jr, Commissioner.

OTHERS PRESENT

Sherry Sims; Terrence Corriston, Attorney;

ADEQUATE NOTICE

Chairperson's Statement: Adequate Notice of Meeting Pursuant to the requirement of the Open Meetings Act, I announce and direct the Secretary of the Boonton Housing Authority Board of Commissioners to enter the minutes of this meeting an accurate statement to the effect that: "Notice of the meeting has been provided by filing a Notice of this meeting with the Town of Boonton Town Hall, by posting a Notice of this meeting on the bulletin board of the Boonton Housing Authority's Riverview Apartments, the Administration Building, and by publication of this Notice in in the Daily Record on January 12, 2017 and in the Citizen of Morris County Newspaper on January 12, 2017 for the new calendar year of 2017.

COMMENTS FROM THE PUBLIC ON AGENDA ITEMS ONLY:

During the Board meeting, the Boonton Housing Authority offers members of the public an opportunity to address issues regarding the operation of the Authority. The Board reminds those individuals who take this opportunity to identify themselves by name and address, and to limit their comments to items on the agenda and/or items directly related to the operation of the Authority.

MINUTES

BE IT RESOLVED THAT, the Board of Commissioners of the Housing Authority of the Town of Boonton **approved** the Minutes for **2017 and 2017** and tabled the minutes for November 2016 and January 2017.

The meetings of March May, June, and August 2017 were cancelled.

APPROVAL OF THE MONTHLY SCHEDULE OF VOUCHERS/BILLS

WHEREAS, the vouchers/bills which are due for payment on the capital fund program, the BHA Management Program and the Section 8 Housing Choice Voucher program have been approved by the Board of Commissioners for the month(s) July and 2017.

CORRESPONDENCE

- August 7, 2017 RAD Application submitted
- August 16, 2017 – Ltr from HUD – IPA Audit Findings 1-3 Cleared
- August 16, 2017 – CFP Grant approved in amount of 83,587.00
- August 22, 2017 – DCA Update Board of Commissioners for Boonton Housing
- September 12-13, 2017 – HUD Confirmatory Review

OLD BUSINESS

Bookbag giveaway with NORWECAP successful

FSS Outreach event resulted in 8 new participants

Continuing the review, update, revise processing and cleaning of Section 8 Tenant Files Program

Updating website -ongoing

NEW BUSINESS

Sept 18, 2017 RAD Tenant Meeting 9/18/2017

September 18, 2017 Master Meter staff training 9/18
 Sidewalk repairs approved for REAC Inspection corrections at Riverview (shave)
 September 11-15, 2017 Confirmatory SEMAP Review 9/12-13/2016
 RAD Request for Proposals – Recommendations by the Consultant
 September 15, 2017 FSS Grant due 9/15/2017
 September 18 Q/C unit inspections scheduled for 11 tenants
 October 2 2017 Q/C Tenant file inspections by Contractor
 October 23 -26 HCV Admin Policy Manual Update and review with staff
 State Response to Findings in the Audit have been addressed
 Ongoing Update of putting data on the webpage

RESOLUTIONS

RESOLUTION #1967

**RESOLUTION AWARDING A CONTRACT FOR A PROPERTY
 CONDITIONS ASSESSMENT**

Boonton Housing Authority

Commissioners	Aye	Nay	Abstain	Absent
A. Rashid				
G. Dolce				
S. Stross, Jr.				
P. Nevadomski				
L. Schinman				
M. Ariemma				
L. Moyoli				

RESOLUTION #1968

RESOLUTION AWARDING A CONTRACT FOR A REDEVELOPMENT COUNSEL IN CONNECTION WITH A RAD CONVERSION

Boonton Housing Authority

Commissioners	Aye	Nay	Abstain	Absent
A. Rashid				
G. Dolce				
S. Stross, Jr.				
P. Nevadomski				
L. Schinman				
M. Ariemma				
L. Moyoli				

RESOLUTION #1969

RESOLUTION AWARDING A CONTRACT FOR A FINANCIAL CONSULTANT IN CONNECTION WITH A RAD CONVERSION

Boonton Housing Authority

Commissioners	Aye	Nay	Abstain	Absent
A. Rashid				
G. Dolce				
S. Stross, Jr.				
P. Nevadomski				
L. Schinman				
M. Ariemma				
L. Moyoli				

RESOLUTION #1970

AUTHORIZE AND APPROVE THE ANNUAL APPOINTMENT OF THE EXECUTIVE DIRECTOR AS THE CONTACT PERSON FOR THE NEW JERSEY NJNAHRO ORGANIAZTION EFFECTIVE NOVEMBER 2017

Boonton Housing Authority

Commissioners	Aye	Nay	Abstain	Absent
A. Rashid				
G. Dolce				
S. Stross, Jr.				
P. Nevadomski				
L. Schinman				
M. Ariemma				
L. Moyoli				

RESOLUTION #1971

AUTHORIZE AND APPROVE AND RATIFY THE EXPENSE FOR CONFERENCE TRAVEL FOR THE EXECUTIVE DIRECTOR, COMMISSIONERS AND STAFF TO ATTEND THE NJNAHRO. FALL CONFERENCE ON NOVEMBER 13-16, 2017 AT THE RESORTS HOTEL IN ATLANTIC CITY, NJ

Boonton Housing Authority

Commissioners	Aye	Nay	Abstain	Absent
A. Rashid				
G. Dolce				
S. Stross, Jr.				
P. Nevadomski				
L. Schinman				
M. Ariemma				
L. Moyoli				

RESOLUTION #1972

**APPROVAL OF AN INCREASE IN THE HOUSING CHOICE
VOUCHER PROGRAM PAYMENT STANDARDS FOR HE TOWN OF
BOONTON HOUSING AUTHORITY JURISDICTION**

Boonton Housing Authority

Commissioners	Aye	Nay	Abstain	Absent
A. Rashid				
G. Dolce				
S. Stross, Jr.				
P. Nevadomski				
L. Schinman				
M. Ariemma				
L. Moyoli				

RESOLUTION #1973

**AUTHORIZES AND APPROVE THE USE OF THE REVISED U. S.
DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
INCOME LIMITS FOR THE TOWN OF BOONTON EFFECTIVE
OCTOBER 1, 2017**

Boonton Housing Authority

Commissioners	Aye	Nay	Abstain	Absent
A. Rashid				
G. Dolce				
S. Stross, Jr.				
P. Nevadomski				
L. Schinman				
M. Ariemma				
L. Moyoli				

COMMENTS FROM THE PUBLIC

There was no comment from the public.

ADJOURNMENT