

Housing Authority of the City of Ocean City

Regular Board of Commissioner Meeting Minutes

January 15, 2019 – 5 p.m.

The regular meeting of the Housing Authority of the City of Ocean City was held on January 15, 2019, at 5:00 p.m. at Administrative Offices – 204 4th Street, Ocean City, New Jersey 08226.

The meeting was called to order by Chairman Barr and began with the Pledge of Allegiance. Chairman Barr read the Sunshine Law.

Upon roll call those present were:

Commissioner Robert Halliday	
Commissioner Sean Scarborough	<i>(arrived at 5:14 p.m.)</i>
Commissioner Michael Dattilo	
Commissioner Beverly McCall	
Commissioner Robert Henry	
Commissioner Patricia Jackson	<i>(absent)</i>
Chairman Robert Barr	

Also present were Jacqueline Jones, Executive Director, Wendy Hughes, VHA Assistant Executive Director, Charles W. Gabage, Esquire – Solicitor, Linda Cavallo – Accountant, Sandra Velez, VHA Assistant Asset Manager – Occupancy, Ron Miller, VHA Assistant Asset Manager – Operations and Rick Ginnetti, The Brooke Group.

Minutes

Chairman Barr requested a motion to approve the Regular Meeting minutes from December 18, 2018. A motion was made by Commissioner McCall and seconded by Commissioner Halliday. The following vote was taken:

Commissioner Robert Halliday	(Yes)
Commissioner Sean Scarborough	(Absent)
Commissioner Michael Dattilo	(Yes)
Commissioner Beverly McCall	(Yes)
Commissioner Robert Henry	(Yes)
Commissioner Patricia Jackson	(Absent)
Chairman Robert Barr	(Yes)

Treasurer’s Report

Ms. Cavallo reviewed the Financial Report for the three months ended December 31, 2018. Motion to approve the Treasurer’s Report made by Commissioner McCall and seconded by Commissioner Halliday. The following vote was taken:

Commissioner Robert Halliday	(Yes)
Commissioner Sean Scarborough	(Absent)
Commissioner Michael Dattilo	(Yes)
Commissioner Beverly McCall	(Yes)
Commissioner Robert Henry	(Yes)
Commissioner Patricia Jackson	(Absent)
Chairman Robert Barr	(Yes)

Executive Director’s Report

Mrs. Jones reported the OCHA will be okay regardless of the current government shut down. The OCHA has some cash on hand. HUD is funding through February.

The OCHA is due for a REAC inspection, but to date has not been notified as to when this will take place.

Mrs. Jones is waiting to hear back from the Auditor to schedule a start date.

RAD is still in process. Rick Ginnetti stated he feels it is possible for the OCHA to close by the end of year. The government shutdown does effect certain areas of the RAD conversion process.

The OCHA currently has an RFP out for an Architect for the Bay View Manor rehab. Per Ron Miller, they are due February 6th and will be presented to the Board at the February Boar Meeting.

With no further discussion, motion to accept the Executive Director’s Report made by Commissioner Halliday and seconded by Commissioner McCall. The following vote was taken:

Commissioner Robert Halliday	(Yes)
Commissioner Sean Scarborough	(Absent)
Commissioner Michael Dattilo	(Yes)
Commissioner Beverly McCall	(Yes)
Commissioner Robert Henry	(Yes)
Commissioner Patricia Jackson	(Absent)
Chairman Robert Barr	(Yes)

Committee Reports – Commissioner Halliday updated the Board in regards to the presentation held at the public town hall meeting on Saturday to discuss Ocean City’s affordable housing obligations and plans. The presentation was done very well. The OCHA is waiting for final plans and specifications from the architect for Speitel Commons, which should be received by the end of the month.

Chairman Barr thanked the staff as well as the City for the work being done.

Old Business – None.

New Business – None.

With no other discussion in related matters the Chairman moved to the Resolutions.

Resolution #2019-01
Resolution to Approve Monthly Expenses

Chairman Barr called for a motion to approve the monthly expenses in the amount of \$153,719.82. A motion was made by Commissioner Dattilo; seconded by Commissioner Halliday. The following vote was taken:

Commissioner Robert Halliday	(Yes)
Commissioner Sean Scarborough	(Absent)
Commissioner Michael Dattilo	(Yes)
Commissioner Beverly McCall	(Yes)
Commissioner Robert Henry	(Yes)
Commissioner Patricia Jackson	(Absent)
Chairman Robert Barr	(Yes)

Resolution #2019-02
Resolution Designating an Official Newspaper

Chairman Barr called for a motion to approve Resolution #2019-02. A motion was made by Commissioner McCall; seconded by Commissioner Halliday. The following vote was taken:

Commissioner Robert Halliday	(Yes)
Commissioner Sean Scarborough	(Absent)
Commissioner Michael Dattilo	(Yes)
Commissioner Beverly McCall	(Yes)
Commissioner Robert Henry	(Yes)
Commissioner Patricia Jackson	(Absent)
Chairman Robert Barr	(Yes)

Resolution #2019-03
Resolution Approving Fee for Annual Re-Certification for all OCHA Residents

Chairman Barr called for a motion to approve Resolution #2019-03. A motion was made by Commissioner Halliday; seconded by Commissioner McCall. Mrs. Jones briefly explained the resolution. The following vote was taken:

Commissioner Robert Halliday	(Yes)
Commissioner Sean Scarborough	(Absent)
Commissioner Michael Dattilo	(Yes)
Commissioner Beverly McCall	(Yes)
Commissioner Robert Henry	(Yes)
Commissioner Patricia Jackson	(Absent)
Chairman Robert Barr	(Yes)

Resolution #2019-04

Resolution Authorizing Utilization of the Vineland Housing Authority Maintenance Staff to Supplement the Ocean City Housing Authority Maintenance Staff

Chairman Barr called for a motion to approve Resolution #2019-04. A motion was made by Commissioner Halliday; seconded by Commissioner McCall. Mrs. Jones stated the resolution for vacancy turnovers from October 2 through December 18 (back up attached) and the resolution also authorizes vacancy turnovers going forward from January – March 2019 in an amount not to exceed \$11,000 billed on an as needed basis. The following vote was taken:

Commissioner Robert Halliday	(Yes)
Commissioner Sean Scarborough	(Absent)
Commissioner Michael Dattilo	(Yes)
Commissioner Beverly McCall	(Yes)
Commissioner Robert Henry	(Yes)
Commissioner Patricia Jackson	(Absent)
Chairman Robert Barr	(Yes)

Chairman Barr asked if there were any further comments from any Commissioner at this time. No further comments from the Commissioners. Chairman Barr requested comments from the public. No public comments. Chairman closed the public comments portion of the meeting.

With no further business to discuss, Chairman Barr entertained a motion for adjournment of the Regular Meeting. A motion was made by Commissioner Halliday; seconded by Commissioner McCall. The vote was carried unanimously by the Board Members present. The Regular Meeting of the Board of Commissioners was adjourned at 5:14 p.m.

Respectfully submitted,



Jacqueline S. Jones
Secretary/Treasurer