

MINUTES: HOUSING AUTHORITY OF THE TOWN OF NEWTON, NJ
May 9, 2016

“In accordance with the Open Public Meetings Act, notice of this public meeting was given to the newspaper of record and posted on the official bulletin Board on December 30, 2015.”

The regular monthly meeting of the Board of Commissioners for the Newton Housing Authority was held on Monday, May 9, 2016 in the Community Room at Liberty Towers. The meeting was called to order by Chairman Nannery at 5:32 pm and roll call was taken. Chairman Nannery, Vice Chairman Carr (excused), Commissioner Rochelle (excused), Cmsr. Leonardo, Cmsr. Fiedorczyk, and Cmsr. Izquierdo. Executive Director, Kimberly Iozzi was also present.

Minutes of the April 11, 2016 regular monthly meeting were reviewed. Cmsr. Leonardo made a motion to approve the minutes; seconded by Cmsr. Nannery. Motion approved.

Bills for the period 4/1/16-4/30/16 were reviewed: There is a total of \$65,261.95 for normal operating prepaid and \$2,681.25 Capital Fund Program funds. Motion made by Cmsr. Fiedorczyk; seconded by Cmsr. Leonardo to approve payment of bills. Motion approved.

Communications:

Treasurer’s Report: Account balances as of 4/30/16: general ledger balance \$6,235.22; tenant security/escrow \$58,365.00; and \$63,639.56 NJ Cash Management Fund; NHA Post Employee Benefit Cost, \$37,548.10. Motion made by Cmsr. Leonardo; seconded by Cmsr. Izquierdo to accept the Treasurer’s report. Motion approved.

Secretary’s Report/ Old Business:

RESIDENTS: Pass It Along was unable to assist our residents on May 7th because their insurance did not permit them to go into resident homes to do chores. The Earth Angels Pizza Party is set for June 2nd. Atlantic Health Systems continues to facilitate chair yoga every Tuesday and Friday and an educational class every other Tuesday. Zumba continues to take place every Monday. A support group for those living with Multiple Sclerosis will take place on the first Monday of the month. The Center for Prevention obtained a grant to facilitate a program at the Authority. The Wellness Initiative for Senior Education (WISE) will include six lessons that cover a wide range of topics to include learning about the aging process and how to make healthy lifestyle choices, discuss risk factors and behaviors older adults should avoid to stay healthy, examine how alcohol, prescription medications and over-the-counter medications affect seniors differently and how they can avoid problems and more.

BUILDING/GROUNDS: Work has begun on the entryway wall. The contractor estimates that it will only take an additional two more days to complete the repairs. The Town was contacted with regard to a damaged drain at the entryway to schedule a repair. Air Conditioners have been installed by an outside contractor. Additional work has taken place on circulating pumps in the boiler room and preventative repairs will be made throughout the spring and summer months to prepare for next year’s heating season. Quotes for a back-up water tank have also been solicited. Repairs are needed on our air conditioning unit. Raised garden kits have been purchased to replace the rotted boxes. Volunteers will build the units and spread wood chips in the walkways. Two dumpster loads of rotted rail ties, broken fence and appliances were removed from the building. Once the water tap work is completed, sidewalk repairs and landscaping improvements will be made. A resident continues to pull the chains on the fan units in the front lobby, causing the room to be darkened. Residents have complained that they feel unsafe if walking their pets in the late night or early morning hours. The resident has been asked to stop. There has also been a bear and bob cat confirmed on site.

ADMINISTRATION: The 4th floor recertifications have been completed. A conciliation agreement has been obtained between the NHA, HUD and Ernestine Manning on behalf of her sister Eileen Butka. No changes to our preferences are required as part of the agreement.

FINANCE: The agency is unable to apply for the ROSS grant at this time.

PERSONNEL: An employment agency has provided the office with an office assistant and will look for another bookkeeper. In the meanwhile, another agency has been contacted for the same purpose.

COMMISSIONER ITEMS: There are no items at this time.

OPEN TO THE PUBLIC “At this point in the meeting, the Board of Commissioners welcomes comments from any member of the public on any topic. To help facilitate an orderly meeting and to permit the opportunity for anyone who wishes to be heard, speakers are asked to limit their comments to 5 minutes. If reading from a prepared statement, please provide a copy and email a copy to the Main Office of the Newton Housing Authority after making your comments so it may be properly reflected in the minutes.” Resident Association President Janet Dodd reported that there was a pizza party on the 25th, a breakfast scheduled June 29th, and a casino trip on Wednesday. Resident, Barbara Darrohn, reported that there will be ice cream sandwiches and pops available for sale throughout the summer.

New Business: The Board received a copy of the conciliation agreement between the NHA, HUD and Ernestine Manning on behalf of her sister Eileen Butka. All of the terms of the agreement have been satisfied.

Closed Session: While on the agenda, closed session was not necessary.

Adjournment: There being no further business, Motion was made by Cmsr. Nannery; seconded by Cmsr. Fiedorczyk. Motion approved, meeting adjourned at 5:52pm.

Respectfully submitted,

Kimberly Iozzi, PhD, Secretary to the Board