

**MINUTES OF THE 3/28/19 SCHEDULED MARCH 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 7:00 PM, the meeting was called to order. Chairman Facchini read the **STATEMENT OF COMPLIANCE** and led the **FLAG SALUTE**.

*Present were:*

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

*Also present were:*

*Robert DiVincent – Executive Director-  
William Katchen – Fee Accountant  
Darlene Vetter – Housing Authority Recorder*

**PREVIOUS MINUTES**

***Motion*** was made by Commissioner Nersesian, ***Seconded*** by Commissioner Schmid to pass the ***3/07/2019*** re- Scheduled FEBRUARY meeting minutes.

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

*Ayes: 4 Abstain: 1*

## BIDS/PROPOSALS

*In reviewing the submitted Bids for legal services from last month's meeting, Mr. DiVincent stated that the proposals came in extremely high for what the Authority requires. Mr. DiVincent proposed to the Board to reject all three legal bids submitted. He then went on to suggest taking the 3 bidders that submitted proposals and see if we can negotiate an hourly rate and they can come back with a proposal.*

*If a legal issue were to come up, we are still in a by-local agreement with West New York Housing Authority.*

***Motion** was made by Commissioner Schmidt and seconded by Commissioner Nersesian to reject all legal bids submitted.*

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

*Ayes: 5 Abstain:*

***Motion** was made by Commissioner Nersesian and seconded by Commissioner Marchetti to approve Notice for Proposals Fiscal Audit Services for 2018.*

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

*Ayes: 5 Abstain:*

## RESOLUTIONS

### RESOLUTION # 2019-03

*Motion was made by Commissioner Marchetti and seconded by Commissioner Nersesian to appoint Dom Facchini as Chairman for the term of one (1) year*

*Motion was made by Commissioner Nersesian and seconded by Commissioner Schmidt to appoint Eleanor Bez as Vice-Chairman for the term of one (1) year*

*Motion was made by Commissioner Marchetti and seconded by Commissioner Bez to appoint Marie Schmidt as Secretary for the term of one (1) year*

*Motion was made by Commissioner Nersesian and seconded by Commissioner Schmidt to appoint Leonard Lauricella as Treasurer for the term of one (1) year*

*Chairman D. Facchini -aye  
Commissioner C. Nersesian-aye  
Commissioner M. Schmid-aye  
Commissioner E. Bez-aye  
Commissioner L. Lauricella-absent  
Commissioner C. Marchetti-absent  
Commissioner A. Orecchio-aye  
Ayes: 5 Abstain:*

## CORRESPONDENCE

NONE

## ACCOUNTANTS REPORT

*Mr. Katchen reviewed the financials with the Board, stating that the Authority was in good shape. He also explained Aquarius Capital and the unfunded liabilities for Pensions and Health Benefits*

## PAYMENT OF OPERATING BILLS

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

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

*Ayes: 5 Abstain:*

## REPORTS

### ATTORNEYS REPORT

*Nothing to report.*

### INSURANCE REPORT

*Nothing to report.*

### EXECUTIVE DIRECTOR'S REPORT

- a) *Mr. DiVincent stated to the Board that the Authority was fortunate to convert to RAD when it did and all the Agencies are in good shape because of the action taken by the Housing Authority.*
- b) *Mr. DiVincent talked with Tenant Advocate Raul Gonzalez. Mr. Gonzalez has scheduled meetings with tenants and has met with quite a few. Reports to possibly be handed in for next meeting*

**RAD 525 GREGORY-Project Based Voucher- 96**

**SECTION 8 – Project base vouchers-28**

*Housing Choice vouchers-184*

*Port out vouchers-26*

*Port in vouchers*

### INSPECTORS REPORT

*Total- 13 Pass- 9 Fail – 3 Inconclusive 1*

### NEW BUSINESS

*NONE*

### OLD BUSINESS

- a) *Soffit at 525 repair for spring 2019.*
- b) *Elevator modernization to tentivily begin mid-April 2019*

### REMARKS FROM CITIZENS

*NONE*

### ADJOURNEMENT

*At 7:10 PM motion was made by Commissioner Marchetti and seconded by Commissioner Schmidt to adjourn meeting.*

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

*Ayes: 5 Abstain:*

Respectfully submitted  
Darlene Vetter  
Housing Authority Recorder