

AGENDA ITEM #	5
BOARD MEETING DATE	8/1/2018

**RESOLUTION AUTHORIZING THE ACCEPTANCE OF  
THE MINUTES OF THE BOARD OF COMMISSIONERS  
REGULAR MEETING HELD ON JULY 2018.**

**WHEREAS**, the Board of Commissioners held a Regular Board of Commissioners Meeting on July 11, 2018; and,

**WHEREAS**, the minutes of the Meeting must be presented to the Board of Commissioners for approval; and

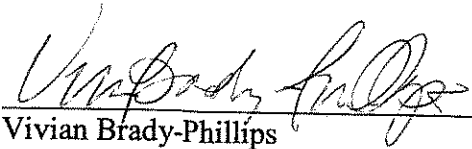
**WHEREAS**, the minutes of the Board of Commissioners Meeting have been presented to the Board for review and approval (attached):

**NOW THEREFORE BE IT RESOLVED** by the JCHA Board of Commissioners, that the attached minutes of the July 11, 2018 Board of Commissioners Regular Meeting are approved.

**DATED: August 1, 2018**

COMMISSIONER	Motion	2 <sup>nd</sup>	AYE	NAY	Absent	Abstention
H. Fuentes						✓
A. Herbold					✓	
R. Jones					✓	
F. Kitchens	✓		✓			
T. Kukla		✓	✓			
A. Abdullah			✓			
R. Mukherji			✓			

I hereby certify that the hereinabove Resolution accurately memorializes the Resolution of the Board of Commissioners of the Housing Authority of the City of Jersey City as presented at its meeting of August 1, 2018 in the presence of a legally binding quorum.

  
 Vivian Brady-Phillips  
 Interim Executive Director/Secretary

SEAL

**THE HOUSING AUTHORITY OF THE CITY OF JERSEY CITY  
BOARD OF COMMISSIONERS MEETING MINUTES**

July 11, 2018

**Attendees**

<p>Chairman Raj Mukherji                  Vice Chairwoman Aneesah Abdullah  <b>Commissioner Reginald Jones – Late Arrival 6:10</b>  <b>Commissioner Hector Fuentes - ABSENT</b>                  Commissioner Freddie Kitchens                  Commissioner Thomas Kukla  <b>Commissioner Amy Herbold - ABSENT</b>                  Joseph Garcia, Legal Counsel                  Vivian Brady-Phillips, Interim Executive Director/Secretary to the Board                  Allison Strobel, Chief of Staff                  Carmen Carrillo, Assistant Secretary to the Board                  Stephen Cea, Director of Development                  Beatriz Terrazas, Director of Human Resources  <b>Samuel Moolayil, Chief Financial Officer, ABSENT</b></p>	<p>Eilleen Ingram-Willis, In-House Counsel                  Nehru Nedella, Director of IT                  Kenneth Pinnock, Director of Purchasing                  Patricia Ramirez, Director of Section 8                  Antoin Evans, Regional Asset Manager                  Luz Santana, Director of Compliance                  Donna Olivera, Asset Development                  Arlyn Agustin, Comptroller                  Andrea Telez, FSS Program Supervisor                  Marilyn Rivera, Asset Manager                  Louranette George, Asset Manager</p>
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**Call to Order**

Chairman Mukherji called the scheduled meeting of the Board of Commissioners of the Housing Authority of the City of Jersey City to order at 6:00 p.m. on Wednesday, July 11, 2018 at 400 US Highway #1 (Marion Gardens), Jersey City, New Jersey. After roll call, a quorum was established. The Interim Executive Director then stated that the necessary notices had been published and posted. Before the public speakers spoke, Chairman Mukherjee allowed JCHA staff to recognize two of the JCHA's Family Self Sufficiency (FSS) program's most recent graduates: Regan Payton and Beverly Chandler.

**Public Participation**

Robin Stewart – Resident – Booker T. Washington  
 Sonya Coleman- Resident Council President – Booker T. Washington  
 Alberta Hankerson - Resident at Booker T. Washington – **NO SHOW**  
 Veleria Jordan - Resident at Berry Gardens Senior Building

**Items for Approval**

Chairman Mukherji requested a motion to place Resoution #1 authorizing a closed caucus regarding personnel matter litigation and grant strategy at the end of the agenda for the convenience of the public. Vice Chairwoman Abdullah motioned and Commissioner Kukla seconded the motion. The motion was then passed unanimously. Chairman Mukherjee indicated that Resolution #2 concerning the acceptance of the "June 2018 Closed Caucus Minutes" and Resolution #3 concerning the acceptance of the "June 2018 Regular Board of Commissioners' Minutes" would both be withdrawn from the agenda and would be heard at a future meeting.

Chairman Mukherji then read Resoutions 4 through six into the record and requested a motion to place Resolutions 4 through 6 onto a consent agenda. Vice Chairwoman Abdullah made the motion and Commissioner Kitchens seconded the motion. The motion was passed unanimously to place these items onto a consent agenda. Chairman Mukherjee asked for a motion on the consent agenda and Vice Chairwoman Abdullah made the motion and Commissioner Kitchens seconded he motion. Chairman Mukherjee invited questions/coments and discussion

regarding the consent agenda. After brief discussion and seeing no further discussion, Chairman Mukherjee asked for a roll call and Resolutions 4 thru 6 were approved following the roll call.

He then introduced Matters of Information in which Interim Executive Director Vivian Brady-Phillips read her report. Once concluded, Matters of Information was closed.

Chairman Mukherji then asked for a motion regarding Resolution #1 authorizing a closed caucus for the discussion of personnel matters, litigation and grant strategy. Vice Chairwoman Abdulla made the motion and Commissioner Kitchens seconded the motion. Seeing no discussion, the roll was called and the motion was passed.

## RESOLUTIONS – July 11, 2018

- ITEM #1:** RESOLUTION AUTHORIZING A CLOSED CAUCUS REGARDING PERSONNEL MATTERS, LITIGATION AND GRANT STRATEGY.
- ITEM #2:** RESOLUTION AUTHORIZING THE ACCEPTANCE OF THE JUNE 2018 CLOSE CAUCUS MINUTES OF THE BOARD OF COMMISSIONERS.
- ITEM #3:** RESOLUTION AUTHORIZING THE ACCEPTANCE OF THE MINUTES OF THE BOARD OF COMMISSIONERS REGULAR MEETING HELD ON JUNE 2018.
- ITEM #4:** RESOLUTION BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF JERSEY CITY APPROVING ACCOUNTS PAYABLE FOR THE MONTH OF JULY 2018.
- ITEM #5:** RESOLUTION CONFIRMING THE AWARD OF AN EMERGENCY CONTRACT TO MURRAY PAVING AND CONCRETE FOR REPAIRS AT HOLLAND GARDENS.
- ITEM #6:** CONFIRMING RESOLUTION AUTHORIZING THE JERSEY CITY HOUSING AUTHORITY TO SUBMIT A LETTER OF INTENT TO HUD FOR THE PURPOSE OF PLACING CERTAIN MIXED-FINANCE PROPERTIES ON THE RENTAL ASSISTANCE DEMONSTRATION WAITING LIST.

### **Interim Executive Director's Matters of Information:**

The following items have been updated and placed in your board packages:

Last month's meeting updates/issues (July 11, 2018).

NO Community Meetings therefore, no community calendar for the month of August 2018.

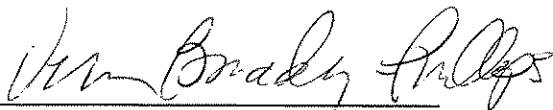
Notice of next months' board meeting which is scheduled for Wednesday, September 5, 2018.

July's 2018 property performance report

That concludes matters of information.

### **Adjournment**

There being no further business to come before the Board of Commissioners, Chairman Mukherjee then stated that this concluded the public portion of the evening's meeting, and being no further discussion the meeting was adjourned at 6:30 pm. The Closed Caucus Meeting was conducted at the beginning 6:30 p.m. and ended at 7:00 p.m.



Vivian Brady-Phillips, Interim Executive Director  
Secretary to the Board