

**The Housing Authority of the Borough of Glassboro**  
Meeting Minutes  
January 27, 2014

**Opening:**

The Board of Commissioners of the Housing Authority of the Borough of Glassboro, County of Gloucester and State of New Jersey met in regular session on Monday, January 27, 2014. At approximately, 7:00 pm, Chairperson Ryan called the meeting to order and announced public notice of the meeting had been properly given to the Gloucester County Times by written notice and posted at the Borough Hall in accordance with the Open Public Meetings Act of 1975. In addition, each commissioner was served by email with written notice of the meeting.

The following Commissioners were present:

Chairperson, Daniel Ryan  
Vice Chairperson, Jeffrey Silvestri  
Commissioner Thuraingham Mohanakanthan  
Commissioner Vittorio Anepete  
Commissioner Ingres Simpson  
Commissioner Sheree King

Chairman Ryan stated this was the annual reorganization meeting and turned the meeting over to the Solicitor Chris Orlando.

**Election of Officers**

Mr. Orlando stated at this point of the meeting the Election of Officers will be held for the upcoming year. The election of the officers in the past was done in written form. This year it will be done by opening the floor for nominations. The two positions up for election are Chairman and Vice Chairman.

Mr. Orlando asked for nominations for the Chairman for the upcoming year. Commissioner Simpson nominated Dan Ryan, seconded by Commissioner Mohanakanthan. No other nominations. Nomination process was closed. All in favor of Dan Ryan as the Chairman for the upcoming year say, "I". None opposed.

Mr. Orlando asked for nominations for the Vice Chairman for the upcoming year. Commissioner Mohanakanthan nominated Jeff Silvestri, seconded by Commissioner Simpson. No other nominations. Nomination process was closed. All in favor of Jeff Silvestri as Vice Chairman for the upcoming year say, "I". None opposed.

Mr. Orlando turned the meeting over to Chairman, Dan Ryan.

## **Approval of Minutes**

### **Approval of Minutes – December 16, 2013 (Regular Meeting)**

Upon a motion by Commissioner Simpson and second by Commissioner Silvestri, **the votes were as follows:**

Ayes: Commissioners Silvestri, Anepete, Simpson, King and Ryan.

Nays: None.

Abstain: Commissioners Mohanakanthan.

Absent: None.

## **Director's Report**

Mrs. Jones stated she did not have anything to update to her report other than there are three remaining residents at Ellis Manor to relocate. Two of them will probably be moving for February 1<sup>st</sup>. The last one is looking for a four bedroom.

Mrs. Jones indicated the site visits of the developers that occurred on Saturday would be discussed. She stated she was unable to go on Saturday, but visited the sites today.

Upon motion by Commissioner King and second by Commissioner Silvestri, the Executive Director's report was approved by a 6-0 vote.

## **Attorney's Report**

Mr. Orlando indicated he did not have a report this month.

## **Old Business**

None.

## **New Business**

None.

## **Public Comments**

For the record there is no member of the public at the meeting.

## **Resolutions**

**Resolution 2014-01** – Resolution Approving Regular Monthly Expenses.

A motion was made by Commissioner Silvestri; seconded by Commissioner Mohanakanthan.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.

Nays: None.

Abstain: None.

Absent: None.

**Resolution 2014-02** – Resolution Designating Official Newspaper of the Housing Authority of the Borough of Glassboro

A motion was made by Commissioner Simpson; seconded by Commissioner Silvestri.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.  
Nays: None.  
Abstain: None.  
Absent: None.

**Resolution 2014-03** – Resolution Approving Voucher Certification

Mrs. Jones explained this is to satisfy the auditors so that when the Authority makes a purchase the only time a vendor has to sign the voucher is if the purchase is \$5,000 or more. This is to be in compliance with State Law.

A motion was made by Commissioner Simpson; seconded by Commissioner Anepete.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.  
Nays: None.  
Abstain: None.  
Absent: None.

**Resolution 2014-04** – Resolution Authorizing Contracts with National Contract Vendors

Mrs. Jones explained this will allow the Housing Authority to purchase from the national contract vendors list. The resolution after this is to allow the Housing Authority to purchase off the state contract vendors list. These resolutions will need to be done every year.

A motion was made by Commissioner King; seconded by Commissioner Anepete.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.  
Nays: None.  
Abstain: None.  
Absent: None.

**Resolution 2014-05** – Resolution Authorizing Contracts with State Contract Vendors

A motion was made by Commissioner Simpson; seconded by Commissioner Anepete.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.  
Nays: None.  
Abstain: None.

Absent: None.

**Resolution 2014-06** – Resolution Declaring Uncollectible Rents as of December 31, 2013

A motion was made by Commissioner Anepete; seconded by Commissioner King.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.

Nays: None.

Abstain: None.

Absent: None.

**Resolution 2014-07** – Resolution Award Landscaping & Grounds Keeping Services to SOS Group Inc.

A motion was made by Commissioner Mohanakanthan; seconded by Commissioner Simpson.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.

Nays: None.

Abstain: None.

Absent: None

**Resolution 2014-08** – Resolution Authorizing Entering into a Management Agreement with the Vineland Housing Authority

Mrs. Jones stated the contract is being redone to take the contract from January 2014 through December 31, 2019.

A motion was made by Commissioner Simpson; seconded by Commissioner Silvestri.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.

Nays: None.

Abstain: None.

Absent: None

**Resolution 2014-09** – Resolution Authorizing an Executive Session

Mr. Orlando stated the Board is going to motion on a resolution to convene in Executive Session. The purpose of which is to discuss contracting issues.

A motion was made by Commissioner King; seconded by Commissioner Simpson.

**Upon roll call, the votes were as follows:**

Ayes: Commissioners Silvestri, Mohanakanthan, Anepete, Simpson, King and Ryan.

Nays: None.

Abstain: None.

Absent: None

The Board closed the regular meeting at 7:20 and opened the Executive Session.

The Board re-opened the regular meeting at 7:56 p.m.

Mr. Orlando stated the Board exited Executive Session where contracting for potential redeveloping as well as deliberation for various potential contractors were discussed.

With no further business, a motion to adjourn was made by Commissioner Silvestri and seconded by Commissioner Simpson. The motion was adopted by a 6-0 vote.

The Regular Meeting of The Board of Commissioners was adjourned at 7:56 p.m.

Respectfully submitted,

  
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Jacqueline S. Jones, Executive Director

Dated: 2/19/2014