

Minutes of the June 28, 2021 Board Meeting

The Regular Meeting of the Englewood Housing Authority was called to order at 7:09 PM by Chairman Aguila, Jr. at the offices of the Englewood Housing Authority, 111 West Street, Englewood, NJ 07631 via conference call and in compliance with NJ electronic meeting regulations. The Executive Director complied with the Open Public Meetings Act and stated that adequate notice of this meeting was provided in the following manner: on January 13, 2021 a notice of the date, time and place of this meeting was sent to the Bergen Record and Star Ledger newspapers and a copy was sent to the City Clerk and also posted on the City's officially designated bulletin board along with EHA's website as per electronic meeting regulations.

Roll call:

Chairman Carlos Aguila, Jr.	Present
Vice Chairwoman Melvina Cobb	Present
Commissioner Desiree Chaney	Absent
Commissioner Raul Correa	Present
Commissioner Elisha Gurfein	Present
Commissioner Alfonso Whilby	Present

Domingo Senande, Executive Director	Present
William Katchen, CPA	Present
Terrence Corrison, Esq.	Present

Minutes

A motion was made by Vice Chairwoman Cobb and seconded by Commissioner Gurfein to approve the minutes of the May 24, 2021 Board Meeting. The motion carried with all in favor.

Executive Director's Report

Tibbs Programming

- Since the start of the pandemic, EHA has delivered weekly boxes of food to the residents of Tibbs. Maintenance staff has noticed much of the food is being discarded. After discussing the situation with several tenants, EHA is switching to delivering the boxes of food every two weeks.

Vacancy

- EHA currently has no vacancies. EHA is expecting 3 residents to move from Tibbs over the next 2 months.

Tibbs Storage Tanks

- The hot water storage tanks of 111 West Street need to be replaced. EHA has 2 sets of tanks installed. One of the sets has failed. Both sets of tanks are the same age and have exceeded their useful life. Given the emergent nature of the

situation, EHA is replacing the failed set of tanks without a formal public bid. Instead, EHA has received 2 quotes. The cost of the project is approximately \$25,000. The new tanks are ASME certified which are safer than the existing tanks and also required by current code. EHA will plan to replace the set of functional tanks in the near future as well.

Administrative Office Rehabilitation

- The architect is currently working up the plans and specifications for the gut-rehab of the administrative office. Preliminary estimates are that the project will cost approximately \$700,000 of which \$350,000 will be covered by a CDBG grant.

Public Meeting

A motion was made by Chairman Aguila, Jr. and seconded by Commissioner Whilby to open the meeting to the public. No members of the public had comments. A motion was then made by Vice Chairwoman Cobb and seconded by Commissioner Correa to close the meeting to the public. The motions carried with all in favor.

Resolutions

A motion was made by Commissioner Whilby and seconded by Commissioner Correa to the replacement of hot water boiler at 175 West Street. The motion carried with all in favor.

A motion was made by Commissioner Whilby and seconded by Vice Chairwoman Cobb to approve the bills and claims for the month of June. The motion carried with all in favor.

New Business

Not applicable.

Adjournment

A motion was made by Chairman Aguila, Jr. and seconded by Vice Chairwoman Cobb to adjourn the meeting at 7:28PM. The motion carried with all in favor.

Respectfully submitted,

Domingo Senande
Executive Director