

Minutes of the October 26, 2020 Board Meeting

The Regular Meeting of the Englewood Housing Authority was called to order at 7:02 PM by Chairman Aguila at the offices of the Englewood Housing Authority, 111 West Street, Englewood, NJ 07631 via conference call. 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, 2020 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.

Roll call:

Commissioner Gurfein	Present
Commissioner Correa	Absent
Commissioner Chaney	Absent
Commissioner Whilby	Present
Vice Chairwoman Cobb	Present
Chairman Aguila	Present
Domingo Senande, Executive Director	Present
William Katchen, CPA	Present
Terrence Corriston, Esq.	Present

Minutes

A motion was made by Vice Chairwoman Cobb and seconded by Chairman Aguila to approve the minutes of the September 21, 2020 Board Meeting. The motion carried with all in favor.

Executive Director's Report

Westmoor Gardens

- EHA will be planting 9 trees at Westmoor Gardens. The majority will be planted along West Street. With the additional trees, the West Street side of Westmoor Gardens will be fully tree-lined.

Morse Place

- The roof has been successfully replaced at the Morse Place property. A small change order was approved when it was discovered that the flashing in the front of the building needed replacement. In addition, the contractor upgraded the gutters to a wider size at no charge to ensure the gutter system captures all the rainwater.

Morse Place and Foti

- EHA is currently redesigning the exterior facades of both Morse and Foti. EHA will seek bids in early 2021.

Residents

- Residents continue to receive boxes of fresh produce on a regular basis. However, Family Promise's program at St. Cecilia ends at the end of October.

Financial Audit

- The auditors will be at our administrative offices the week of October 26th to complete their work.

Landlord Checks

- EHA is finalizing completing the process for direct deposit of landlord checks. Due to delays with the bank, direct deposit of landlord checks will take place in December.

Vacancies

- Tibbs currently has 3 vacancies. New tenants have already been assigned to all vacancies.

Public Meeting

A motion was made by Commissioner Gurfein 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 Commissioner Chairman Aguila and seconded by Commissioner Whilby to close the meeting to the public. The motions carried with all in favor.

Resolutions

A motion was made by Commissioner Gurfein and seconded by Vice Chairwoman Cobb to approve the introduction of the 2021 EHA State Budget. The motion carried with all in favor.

A motion was made by Commissioner Gurfein and seconded by Vice Chairwoman Cobb to approve the introduction of the 2021 EHA Operating Budget. The motion carried with all in favor.

A motion was made by Chairman Aguila and seconded by Commissioner Gurfein to approve the 2021 EHA Englewood Housing Management Services, Inc. Budget. The motion carried with all in favor.

A motion was made by Vice Chairwoman Cobb and seconded by Commissioner Whilby to approve the introduction of the 2021 John Foti Budget. The motion carried with all in favor.

A motion was made by Commissioner Whilby and seconded by Vice Chairwoman Cobb to approve the introduction of the 2021 Westmoor Gardens, Inc. Budget. The motion carried with all in favor.

A motion was made by Chairman Aguila and seconded by Vice Chairwoman Cobb to approve the bills and claims for the months of September and October. The motion carried with all in favor.

Adjournment

A motion was made by Chairman Aguila and seconded by Commissioner Whilby to adjourn the meeting at 7:51 PM. The motion carried with all in favor.

Respectfully submitted,

Domingo Senande
Executive Director