

## AGENDA

### **FREEHOLD BOROUGH HOUSING AUTHORITY**

**Administrative Office**

**107 Throckmorton Street**

**Freehold, NJ 07728**

**May 1, 2019 at 5:00 p.m. – Regular Meeting**

#### NEW JERSEY OPEN PUBLIC MEETING ACT NOTICE

As required by NJSA 10:4-6 et.seq. known as the Open Public Meetings Act, adequate notice of this meeting has been provided by the Secretary of the Housing Authority of the Borough of Freehold by preparing an Annual Notice dated December 12, 2018 setting forth the date, time and place of this meeting. Said notice was published in the local newspapers of record and posted on the Authority's website.

ROLL CALL

APPROVAL OF MINUTES for April 3, 2019

ATTORNEY REPORT

EXECUTIVE DIRECTOR REPORT

RESOLUTIONS dated for approvable at the May 1, 2019 meeting:

723-19 Resolution for the Approval of the Payment of Invoices dated 5-1-2019

TENANT ISSUES

PUBLIC COMMENTS

ADJOURNMENT

NEXT MEETING DATE: Wednesday, June 5, 2019

**MINUTES OF THE  
FREEHOLD BOROUGH HOUSING AUTHORITY  
April 3, 2019**

Chairman William Cannon called the meeting to order at 5:00 p.m. in the Administrative Office of the Freehold Borough Housing Authority. The following Commissioners were present: Commissioner William Cannon, Commissioner Ruthann Broxmeyer, Commissioner Erika Woods and Commissioner Stella Mayes (via tele-communication). Also, present were Executive Director Joseph M. Billy, Attorney Peter C. Lucas and Sharon Whetzler.

Commissioners that were excused: None

Chairman Cannon read the Open Public Meetings Act Notice, "Adequate notice of this meeting has been provided by the Secretary of the Housing Authority of the Borough of Freehold by preparing a Notice dated December 12, 2018, setting forth the date, time and place of this meeting. Said notice was published in the local newspaper for circulation and posted on the Authority's website.

THE MINUTES OF THE March 6, 2019 MEETING: Commissioner Woods motioned and seconded by Commissioner Broxmeyer to approve the Minutes. The roll call was unanimous and the minutes were approved.

ATTORNEY REPORT: Mr. Lucas reported Default was granted by the State against a former tenant who has failed to fulfil their repayment agreement with the Housing Authority.

Mr. Lucas reported that a complaint has been filed with the court regarding a tenant who is in non-compliance (unauthorized persons living in the apartment unit) of the Housing Authority's rules and regulations after numerous letters. Mr. Lucas stated that the court may choose a Last Chance Agreement (case by case situation) whereas the tenant would have to agree to the Housing Authority rules and regulations.

Mr. Lucas reported to the Board in regards to another tenant a 7-day notice was sent regarding an unauthorize person living in the apartment unit. Failure to comply will result in court proceedings.

REPORT OF THE EXECUTIVE DIRECTOR:

At this time, Mr. Billy, Executive Director reported on the following topics:

Mr. Billy reported that the Board members received in their package an updated Treasurer report and Vacancy report as of February 28, 2019. Mr. Billy reported that the Housing Authority finance remain healthy as reported in their package.

Mr. Billy reported that the Housing Authority has 1 remaining vacant unit at the senior location and the 2 vacant units at the family site are rented with an effective move in date of March 15, 2019. The Housing Authority continues to accept applications for it waiting list for seniors 62 years of age and older, and families that would qualify for a 3-bedroom unit.

Mr. Billy informed the Board that winter is over, heavy snow equipment put away and staff is looking forward to spring time weather.

Mr. Billy asked if there were any questions pertaining to the Housing Authority's bill list.

Mr. Billy reminded the Commissioners that the NJNAHRO Conference will be held on May 5<sup>th</sup> through May 8<sup>th</sup> at the Hard Rock Casino in Atlantic City. Anyone wishing to attend and needs information should contact Sharon in the office.

RESOLUTION #722-19: Commissioner Broxmeyer motioned and seconded by Commissioner Woods to approve the list of bills presented for payment dated April 3, 2019. The roll call was unanimous. The bills were approved for payment.

TENANT ISSUES: None at this time.

PUBLIC COMMENTS: None at this time.

There being no further business before the Board, Commissioner Woods motioned and seconded by Commissioner Broxmeyer to adjourn. The motion passed by unanimous voice vote and the meeting was adjourned at 5:08 p.m.

Respectfully submitted,  
Joseph M. Billy, Jr., Executive Director