

NJNAHRO BOARD MEETING

THURSDAY, FEBRUARY 24, 2011

THE RUTGERS CLUB, NEW BRUNSWICK, NEW JERSEY

PRESENT:

Lillian Ciufu, Executive Director of Fort Lee Housing Authority

Kay Nest, Commissioner of Fort Lee Housing Authority

John Clarke, Executive Director of New Brunswick Housing Authority

Maria Maio, Executive Director of Jersey City Housing Authority

Joe Billy, Jr. Executive Director of Middletown Housing Authority

Louis Riccio, Executive Director of Madison Housing Authority

Jack Warren, Executive Director of Edgewater Housing Authority

Gary Centinaro, Executive Director of Beverly Housing Authority

Madeline Cook, Executive Director of Edison Housing Authority

Tory Gunsolley Newark Housing Authority

John Mahon, Executive Director of Bayonne Housing Authority

Sam Hudman, Executive Director of Gloucester County Housing Authority

Marion Sally Executive Director of Morristown Housing Authority

Sandy Niemiec, Executive Director of Sayreville Housing Authority

Kimberly Woodhull, Executive Director of Newton Housing Authority

Eric Chubenko Executive Director Carteret Housing Authority

Maria Marquez, Executive Director Housing Authority of the City of Camden

Victor Cirilo, Executive Director of Union City Housing Authority

William Snyder- Service Officer

1. John Mahon called the Meeting to order. Motion was moved and seconded. Everyone present was in agreement.

2. Approval of previous meeting minutes. Motion to approve the minutes moved by Kim Woodhull and seconded by Lillian Ciufu. All in favor.

3. Reports:

Maria Maio, Professional Development: Received one proposal from Nan McKay. Haven't reviewed it yet and would like to have a discussion about it. Questioned whether we wanted to restructure it?

Lou Riccio stated that he thinks the RFP overwhelmed many people.

John Mahon: The NAHRO didn't respond because they are so involved with their program. The courses are good but they are way too expensive. One of the options maybe we want to consider would be have volunteers either on the Board or else where that we might like to tap into. NJHARO has a licensing arrangement, you pay a one time fee and you get to use their materials. Maybe that's the way we might want to go.

John Clarke: He would look into Professional Development train the trainer program.

Kim Woodhull: Asked if we could do this our selves?

John Mahon said if we were to do it ourselves the key thing is to have the curriculum and granted there with always be things popping up whether due to legislation or HUD where we would have to put something together quick.

Maria Maio: Mentioned she has the proposal from Nan McKay and if we could have the review committee look it over? Since we spent so much time on it, I would hate to just throw it out.

John Mahon: Asked any other question or comments on Professional Development. John thanked Maria.

Gary Centinaro, Member Services- No report.

Lou Riccio, Legislative- Talked about the Governor's bill on COAH.

Madeline Cook: Asked has anyone recently check membership to see if everyone who belongs should belong and that their dues are up to date.

John Mahon: Said that Gary Centinaro is our representative on the National. John said he would like to establish with our new Service Officer if he could have his assistance on trying to find who is on the Board and the slots available. There are names on this Board who haven't been at meetings in the last five to six years. This is something we would really like to find out.

Tory Gunsolley: Spoke about the newspaper article about the Newark Housing Authority and the focus on web sites.

Jack Warren: Mentioned about the website and he called his borough and asked to put a link on the website for his housing authority and he will supply the info with commissioner's names and etc.

Maria Maio: Asked if there was anyone not in the State health Program?

Lour Riccio- Spoke about his Health plan.

Jack Warren: Said PERMA has a health plan and some one is willing to come to one of our JIF meeting to make a presentation.

Sam Hudman: Had an insurance expert come in and review the County who is self-insured and the HIP and found it was cheaper with the State.

John Mahon: Thanked and congratulated everyone for a well run and successful conference. Especially Lou Riccio for his time and efforts put into the conference.

Lou Riccio: We made a profit this year of \$28,000.

Joe Billy, Jr., Housing- Spoke about the HUD training where they are talking about Section 8 utilization and unit turnaround.

John Mahon: Said that Ed De Paula will talk on the utilization at our March 24th meeting.

Jack Warren-Insurance- The JIF has 72 members of Housing Authorities and non profits with a total of 88 in the whole JIF. We are talking with people reviewing and bringing new member into the JIF at this time.

E. Dorothy Daniels- Commissioner-Absent

Douglas G. Dzema, Treasurer Absent

Deborah Heinz, DCA- Absent.

John Mahon- We haven't heard from her lately.

Lou Riccio said he heard from her and she is still with the DCA.

D. Christy Hartnett- Local Government Services- Absent

John Mahon heard rumors that she no longer works where she did and right now I don't know if she is still involved with us.

Bill Snyder: I heard that Christy Hartnett left the State and is working with a CPA firm.

Sandy Niemiec-Section 8 and Contract Administration-: It was discussed already and no other issues.

4. Approval of Bills

John Mahon: Asked if the members would review the bills for requisition for the claim list.

Lou Riccio: The Service Officer's invoice is not on the bill list for February's meeting. Mr. Katchen called him this morning to let him know this. I would like to make a motion to include for this month the invoice for service officer that it be included on the list for payment.

Jack Warren seconded the motion

All in favor.

5. Old Business:

Bill Snyder: I have been going through the HUD website and looking at different things. Talked about the Annual Plan and SEMAP. Said he would draft up something and maybe we can send to the HUD Office. The other issues are the By-laws and he and Victor have made some changes to them. Bill said they will send a copy to John Mahon and the Board for their review. Bill mentioned that to revise the By-laws we need to get approval from the Regional Board. He said he will forward to the Board for review in March no later than April and let Larry Cobb know so he can get it onto their agenda.

John Mahon: Do we want to do something to technically make the retreat a meeting?

Lou Riccio: Said April 3rd and 4th a Sunday and Monday will be the retreat. We will check in on Sunday and start working around 1:00 p.m. have some snacks and light refreshments and we'll work from

1:00 to 4:30 p.m. Monday we'll have breakfast work till noon have lunch and we'll work till 3:30 or 4:00 and now we'll adjourn the meeting. Also, we will be checking in on Sunday we'll start work at 1:00 p.m. have some snacks and light refreshments and then Monday we'll have breakfast do some work and now adjourn. If people want they can stay the extra night.

John Mahon: Most people are staying the extra night.

Lou Riccio: Talked about rooms for the retreat said we should know more by next week.

Bill Snyder: Spoke briefly about the Legislative Conference. He said confirmed so far: Menendez, Lautenberg, Rothman and Garret.

John Mahon: Spoke about the MARCO Conference registration. Paula Sims will get flyers out next week. There will be on line registration. Should be up and running very soon. I have 16 slots for the two day. There are 12 to 13 tentatively confirmed. John asked if anyone had any thing for the conference please see him after the meeting.

John Mahon: Said he received an e-mail from NAHRO that they are interested in having their staff come out to the Regional conferences to give presentations. Right now we have Adolfo Carrion as a speaker and David Vargas. I'm still waiting for an update with the vendors.

Lou Riccio: Said if we break even with the conference that would be fantastic.

John Mahon: Said he will budget everything on a 100 attendees. He said Madeline has been a great help with the menus for the Hilton. John Mahon made a suggestion of cutting our reception for Sunday night. It will save us around \$1500.

Lou Riccio: Said he spoke with someone who could get us those dine around cards, which can be used in the casinos (\$25).

John Mahon: Mentioned that for Tuesday the Hilton will let us use the pool and patio areas.

John Mahon: Asked if anyone would volunteers with registration and the 50/50's. Also, we will need some moderators and introducers for the sessions.

Bill Snyder: Asked if anyone has pictures and if so, please email for the newsletter. Also, said he is working on the website.

**John Mahon we have two appointments:
Lou Riccio Chairman Nominating Committee
Eric Chubenko Nominating Committee
Also on the committee are Jack Warren and Madeline Cook.
John thanked them for their participation.**

6. New business-None.

7. Adjournment:

**Motion to adjourn the meeting made by Jack Warren
All in favor.**

Respectfully submitted,

John T. Mahon