

## **MINUTES FROM A REGULAR MEETING APRIL 20, 2023**

A Regular Meeting of the Board of Commissioners of the Housing Authority of the City of Orange was called to order at 2:00 p.m. on April 20, 2023 at 340 Thomas Blvd, Orange, New Jersey and via ZOOM web-based application. The Executive Director advised that all requirements of the Sunshine Law were met. A roll call was taken as follows:

### **Present**

Chairman Ernest Williams (via zoom)  
Vice Chairman Clifford Ross  
Treasurer Christopher Jackson  
Parliamentarian Joseph Juliano  
Commissioner Hashim Garrett  
Commissioner Betty McLeod  
Commissioner Shara Morrow (via zoom)

### **Also Present**

Walter D. McNeil, Jr., Executive Director  
Marsha Moore, Esq., Post Polak, PA  
Cristina Mateo, Housing Manger  
Carlos Cuevas, Maintenance Superintendent.

### **Absent**

The pledge of allegiance was said.  
Vice Chairman Ross called for a motion to adopt the agenda. Commissioner McLeod moved to adopt the agenda. Commissioner Juliano seconded.

Chairman Williams called for discussion No  
discussion  
A roll call was taken  
All Commissioners voted in favor.

The pledge of allegiance was said.  
Vice Chairman Ross called for a motion to adopt the minutes for the Regular meeting of March 16, 2023. Commissioner Garrett moved to adopt the agenda. Commissioner McLeod seconded.

Chairman Williams called for discussion No  
discussion  
A roll call was taken  
All Commissioners voted in favor.

### **TREASURER'S REPORT**

Executive Director McNeil advised that board that he met with the Treasurer, Chris Jackson to go over the financial report. He reviewed the financials with the board and advised them that the

final report will be in by the end of April 2023.

## **EXECUTIVE DIRECTOR'S REPORT**

The Executive Director reviewed the budget report for the fiscal year 2023. Commission Garratt requested the number of vacancies in Washington Manor. Cristina Mateo advised that there were 3. He advised that the Elizabeth Street property was due to close for \$340,000.00. Ross asked what will be done with the proceeds of the sale? McNeil advised that it will be used to help with future developments.

Cristina Mateo advised the board of the April 2023 activities.

McNeil advised the board that 2 employees resigned, Pamela Valdez and Tatyana Melendez. They were offered other positions at a private agency.

## **PUBLIC SESSION**

### **RESOLUTIONS**

Vice Chairman Ross called for a motion to adopt Resolution No. 5738-23 Resolution of the Board of Commissioners of the Housing Authority of the City of Orange approving Bills. Commissioner Garrett moved to adopt. Commissioner Jackson seconded.

Vice Chairman Ross called for discussion  
Jackson advised the board that he reviewed the bills list with Amanda River, the account clerk.  
A roll call was taken  
All Commissioners voted in favor.

Vice Chairman Ross called for a motion to adopt Resolution No. 5739-23 Resolution of the Board of Commissioners of the Housing Authority of the City of Orange authorizing PNC Bank to honor checks bearing facsimile signatures of Chairman Ernest Williams, Treasurer Christopher Jackson, and Executive Director Walter D. McNeil, Jr. Commissioner Garrett moved to adopt. Commissioner McLeod seconded.

Vice Chairman Ross called for discussion  
No discussion  
A roll call was taken  
All Commissioners voted in favor.

Vice Chairman Ross called for a motion to adopt Resolution No. 5740-23 Resolution of the Board of Commissioners of the Housing Authority of the City of Orange Approving Agreement with Local 32 Union Employees and the Housing Authority effective April 1, 2023 – March 31, 2026  
Commissioner Jackson moved to adopt. Commissioner Juliano seconded.

Vice Chairman Ross called for discussion

McNeil thanked the board for their rapid response with our counter offers to the employees. He reviewed the changes to the Union Contract with the board.

A roll call was taken

All Commissioners voted in favor.

### **UNFINISHED BUSINESS**

The board discussed in person meetings and zoom meetings. The majority of the board voted for in-person meetings, at 6pm.

Chairman Williams advised the board of the procedure for the commissioners to attend workshops and advised that there were workshops coming up soon, and instructed the board to put in their request as soon as possible.

### **NEW BUSINESS**

**Commissioner Julian advised the board that his mother's scholarship was given out in March at Essex County College.**

Vice Chairman Ross called for a motion to adjourn the meeting. Commissioner McLeod moved to adjourn. Commissioner Garrett seconded.

A roll call was taken

All Commissioners voted in favor

Motion to close. All in favor.

Meeting was adjourned at 3:16 p.m.

Respectfully submitted,

Dr. Walter D. McNeil, Jr.  
Secretary