

**AGENDA FOR THE REGULAR MEETING  
OF THE HOUSING AUTHORITY OF THE BOROUGH  
OF FREEHOLD HELD ON JUNE 4, 2014**

**PUBLIC SESSION**

**Approval of minutes**

**Approval of bills & vouchers**

**Accountant:       no report**

**Resolutions:**

**Attorney Report:**

**Executive Director:     Sidewalk trip hazard repairs – complete  
                                  Action Pest K9 Unit Inspection for bed bugs  
                                  HUD REAC Inspection – June 5<sup>th</sup>  
                                  I.B. Miller hot water tank repairs - \$3,753**

**Tenant Issues:**

**Public Comments:**

Minutes regarding the Public Session of the Housing Authority of the Borough of Freehold held on June 4, 2014. A motion was duly made by Commissioner Cardenas and seconded by Commissioner Peace that the Board members precede into open Public Session.

**PRESENT:** Commissioner Sweetman, Peace, Kelder, Mayes, Sims, Cardenas

**EXECUSED:** Commissioner McDaniel

**ALSO PRESENT:** Joseph Billy, Sharon Whetzler, Ms. Lourdes Lucas

**APPROVAL OF MINUTES:** Chairwoman Sweetman inquired if there were any questions pertaining to the minutes. There being none, a motion was duly made by Commissioner Sims and seconded by Commissioner Mayes to accept minutes as read. Chairwoman Sweetman called for a vote:

**AYES:** Commissioner Sweetman, Peace, Kelder, Mayes, Sims, Cardenas

**NAYS:** None

**ABSENT:** Commissioner McDaniel

**ABSTAIN:** None

**APPROVAL OF BILLS & VOUCHERS:** Chairwoman Sweetman inquired if there were any questions pertaining to the list of bills presented for payment. There being none, a motion was duly made by Commissioner Peace and seconded by Commissioner Cardenas to accept all bills for payment. Chairwoman Sweetman called for a vote:

**AYES:** Commissioner Sweetman, Peace, Kelder, Mayes, Sims, Cardenas

**NAYS:** None

**ABSENT:** Commissioner McDaniel

**ABSTAIN:** None

**ACCOUNTANT REPORT:** No report.

**RESOLUTION #:** None

**ATTORNEY REPORT:** Ms. Lucas reported she had no report to give.

**EXECUTIVE DIRECTOR REPORT:** Mr. Billy reported that the Housing Authority had received a proposal from Always Safe Sidewalks in the amount of \$4,995.00 to correct 61 tripping hazard locations throughout the two sites and that the work has been completed.

At this time, Mr. Billy reported that there are several issues regarding two of the hot water tanks at the senior location. I.B. Miller submitted a proposal cost to make necessary repairs in the amount of \$3,753.00 (repairs 2” piping, replace two stack dampers, pilot assembly and faulty gas valve). Mr. Billy advised the Board that additional proposals were received and that I.B. Miller was the lowest cost for repairs.

Mr. Billy informed the Board that a unit located on the family site has been inspected and found to have bed bugs. At this time, Mr. Billy reported that Action Pest Control K9 Unit was contracted for a complete inspection by their K9 dogs which have 98% accuracy and found that there were two units to have evidence of bed bugs (1 family site, 1 senior site). Mr. Billy informed the Board that he would prepare for review and adoption a Bed Bug Policy for the August meeting.

Mr. Billy reported that the HUD REAC inspection will be conducted on June 5<sup>th</sup>. Mr. Miquel Feliciano, On-Site Maintenance and staff have been hard at work to complete deficiencies that were noted from the pre-REAC inspector. Staff has completed all level 3’s and 2’s and the majority of level 1’s.

Mr. Billy reported that HUD is seeking in their 2015 Budget to the Senate 185,000 units to participate in the RAD program.

**COMMISSIONER COMMENTS:** At this time, the Commissioners congratulated Commissioner Sims for completing all his courses in such a short period of time.

**GUEST SPEAKER:** No one at this time.

**PUBLIC COMMENTS:** The meeting was opened for public comments, the following issues were discussed: No comments were made – no one in attendant.

There being no further business to come before the Board, after a motion duly made by Commissioner Sims and seconded by Commissioner Cardenas the meeting was adjourned at 5:40 p.m.

.....  
Joseph M. Billy, Jr., Secretary