

THE MINUTES OF THE REGULAR MONTHLY MEETING  
OF THE COMMISSIONERS OF THE HOUSING AUTHORITY  
OF THE CITY OF NEWPORT, RHODE ISLAND  
HELD ON THE EIGHTEENTH DAY OF MARCH 2014

The Commissioners of the Housing Authority of the City of Newport, Rhode Island met in regular session in the Administration Building Newport, Rhode Island at 5:00 p.m. on March 18, 2014.

Roll call followed the Pledge of Allegiance and Silent Prayer:

PRESENT:

Chair	Frank Landry
Vice Chair	Frank Coleman
“	Frank McCauley
“	Charles Laranjo
“	Peggy Henderson

ABSENT:	“	Cheryl Abney
	“	Nikki Vazquez

ALSO PRESENT: Attorney Joseph J. Nicholson, Jr.

Upon a motion by Commissioner McCauley, seconded by Commissioner Laranjo, and unanimously carried, the minutes of the regular monthly meeting held on February 11, 2014 were approved.

Under communication to this month's Board meeting, the Secretary presented the following updates:

1) Letter from RI Housing regarding the 2014 Housing Tax Credits (HTC's) for Park Holm Phase III.

Upon a motion by Commissioner Laranjo, seconded by Commissioner McCauley, and unanimously carried, communications regarding the 2014 HTC's was received and referred to Administration.

2) Certificate of Congratulations for Outstanding Leadership & Personal Efforts to support Middle School age residents of Park Holm, Newport, RI to Elizabeth Fuerte for her work with the Saturday Club.

Upon a motion by Commissioner Laranjo, seconded by Commissioner McCauley, and unanimously carried, to receive the communications regarding the Saturday Club and congratulations on behalf of the Board of Commissioners to Elizabeth.

The Secretary requested authorization and approval of the monthly bills.

Upon a motion by Commissioner Henderson, seconded by Commissioner Coleman, and unanimously carried, payment of the bills was approved.

The Secretary requested authorization and approval of the following payment (s):

a). Authorization and approval for requisition for payment #10 to Stand Corporation for the Hillside Homes Project in the amount of \$78,241.05.

Upon a motion by Commissioner Laranjo, seconded by Commissioner McCauley, and unanimously carried, authorization to pay requisition #10 to Stand Corporation in the amount of \$78,241.05.

b). Authorization and approval for requisition for payment to FJS Associates for the Hillside Homes Project in the amount of \$11,795.62.

Upon a motion by Commissioner Henderson, seconded by Commissioner Laranjo, and unanimously carried, authorization to pay FJS Associates in the amount of \$11,795.62.

Park Holm Redevelopment:

a). Authorization and approval for requisition for payment #19 to TAG Associates, Inc. for consulting work for the Park Holm Redevelopment Project in the amount of \$37,585.39.

Upon a motion by Commissioner McCauley, seconded by Commissioner Laranjo, and unanimously carried, authorization to pay TAG Associates in the amount of \$37,585.39.

The Secretary introduced the FY 14-15 Operating Budget for approval.

Upon a motion by Commissioner Coleman, seconded by Commissioner Henderson, and unanimously carried the FY 14-15 Operating Budget was approved.

The Secretary presented to the Commissioners the collection loss reporting no bad debt to be written off.

Upon a motion by Commissioner Laranjo, and seconded by Commissioner Coleman, and unanimously carried, the write off in the amount of \$0.00 was received.

The Secretary submitted to the Board the Consent Calendar items which included the C.O.P. Report, Occupancy, Applications, & Section 8 Report, Resident Services Report, Actual YTD Expenses, Operating Reserve Analysis and Collection & Loss payment.

Upon a motion by Commissioner Coleman, seconded by Commissioner McCauley, and unanimously carried, the above Consent Calendar items were received as presented.

The Secretary presented to the Board an updated Capital/ARRA Projects report regarding the Hillside Homes, Park Holm, Florence Gray Center, Edgar Court Sidewalks, Elderly Sites, Donovan Manor, Pond Avenue, Maintenance Shop.

Upon a motion by Commissioner McCauley, seconded by Commissioner Coleman, and unanimously carried, the report regarding the Capital/ARRA Project (s) updates were received as presented.

The Secretary presented to the Board the Newport Resident Council monthly report to be received.

Upon a motion by Commissioner Henderson, seconded by Commissioner Laranjo, and unanimously carried, that the monthly report regarding the Newport Resident Council was received as written.

Upon a motion by Commissioner Henderson, seconded by Commissioner Laranjo, and unanimously carried, the grievance hearing has been postponed.

Commissioner Requests: Commissioner Laranjo requested a review of a continuation of the Business Plan for HACN. The Secretary will follow-up with the Board Chair and Commissioner Laranjo.

Upon a motion by Commissioner Laranjo, seconded by Commissioner McCauley, and unanimously carried, the meeting adjourned at 5:30 p.m.