

MINUTES OF THE
February 10, 2015
TOWN OF HUNTINGTON HOUSING AUTHORITY
BOARD MEETING

A meeting was held on the 10th day of February 2015. The meeting was called to order at 6:11 pm by Commissioner Lites in the community Room at 5 Lowndes Avenue, Huntington Station, NY.11746

ROLL CALL:

There was a roll call and the following were present:
Barry Turk and John Perri

Robert Fonti- arrived at 6:26pm

Also present were: Siela A. Bynoe, Executive Director, Paul E. Levitt, Legal Counsel and MH-HDFC Board member Tracie Marrow.

Bernice Diehk, Paul Todoro, Joe Lofano, Les Khan, Frank Bianco and Aragorn Batsford

READING AND APPROVAL OF MINUTES:

Minutes of the August 12, 2014 meeting were offered for approval by Commissioner Perri seconded by Commissioner Lites motion carried unanimously

Communications

SECRETARY'S REPORT:

DIRECTOR'S REPORT:

The operating budget was distributed to the Board of Commissioners for review and consideration. All program lines are projected to have positive net incomes at the FYE. The following is an excerpt from the budget documents.

Year End Net Income by Program

Gateway Gardens	Housing Choice Voucher	FSS	Millennium Hills
\$21K	\$32K	\$23K	\$3K

The budget also includes increases for all employees.
See schedule attached.

The current budget did not include the hire of a new FSS Coordinator. The HHA will bring the FSS program in house and manage the daily and the monthly reporting. However, we may need to hire someone who will be responsible for the submission of the FSS grant annually. The anticipated expenses for the new hire is approx. \$53K (\$36-\$38K salary, \$11.6K medical and pension \$3.8K). Brining this position in-house will enable the agency to have more of a visible presence in the community as it relates to engaging our community partners to aide in the self-sufficiency of our participants. In addition, it will give the staff additional administrative support and enable me to effectively cross-train staff members.

With the hire of a new FSS coordinator, this year's FSS budget is likely to break even or show little positive income. In the out years, that program line is likely to show a positive income of \$10K.

The Board was advised that the ED met with the Town of Huntington Public Safety Director to express concerns because they do not have the Rental Permit issuance procedures in place. Since the new legislation was adopted we are not able to accept rental registrations for the HCV lease ups. They agreed to provide me with a letter that would allow me to lease up families while they created the procedures.

RESOLUTIONS

1. Approval of Resolution 01-15 Re: Operating Budget for FYE 2015, including staff COLA increases, Motion offered by Chariman Fonti seconded by Commissioner Barry Lites, all in favor motion carries unanimously
2. Approval of resolution 02-15 Re: Employment Contract for the Executive Director. Motion offered by Chairman Fonti, seconded by Commissioner John Perri, all in favor- motion carries unanimously.
3. Approval of Resolution 03-15 Re: Hiring Rental Subsidy Technician. Motion offered by Chairman Fonti, seconded by Commissioner Barry Lites, all in favor- motion carries unanimously.
4. Approval of Resolution 04-15 Re: CDC Contract expiring 3/31/15. Motion offered by Commissioner Lites, seconded by Commissioner Turk, all in favor- motion carries unanimously.
5. Approval of Resolution 05-15 Re: Auditors Contract(2yrs) Hymanson, Parnes and Giampaolo (\$13.4K annually) motion offered by Commissioner Barry Lites, seconded by Chairman Fonti, all in favor – motion carries unanimously.
6. Approval of Resolution 06-15 Re: Fee Accountant (2yrs) Gary Weidelman, CPA (\$18K annually) motion offered by Chairman Fonti, seconded by Commissioner Barry Lites, all in favor- motion carries unanimously.
7. Approval of Resolution 07-15 Re: Legal Services (1yr) Vitale and Levitt, P.C. (\$175 per hour routine, \$200 Federal and \$75.00 para legal. motion offered by Chairman Fonti, seconded by Commissioner Barry Lites, all in favor- motion carries unanimously.
8. Approval of Resolution 08-15 Re: Snow Removal (2 yr) Landscape Expressions (\$2500.00 Trace to 6 inches, \$3850 6 to 12 inches, \$175 per inch-over 12 inches of snow) Motion by Chariman Fonti, seconded by Commissioner Lites, all in favor- motion carries unanimously.

ATTORNEY'S REPORT:

COMMITTEE REPORTS:

FINANCE COMMITTEE:

EXECTUIVE SESSION

Motion to enter into executive session at 6: 38 pm for the purpose of discussing matters of negotiation and personnel Commissioner Lites and seconded by Commissioner Perri. All in favor-motion carried unanimously.

Motion to come out of executive session at 7:03 pm by Commissioner Lites and Commissioner Turk All in Favor – motion carried unanimously.

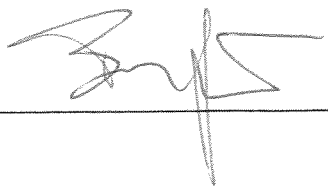
OLD BUSINESS:

ADJOURNMENT:

Motion to adjourn at 9:15pm Chairman Fonti seconded by Commissioner Lites motion carried unanimously.

Submitted by: Siela A. Bynoe, Executive Director

Secretary

A handwritten signature in black ink, appearing to be 'Z. Smith', written above a horizontal line.

Date