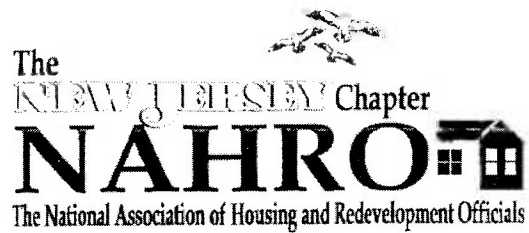


MONTHLY MEETING MINUTES

Meeting Date: 03/22/2012

Location: Rutgers Club, New Brunswick, NJ



SPECIAL MEETING AGENDA

March 22, 2012, 10:00 am @ The Rutgers Club – New Brunswick, NJ


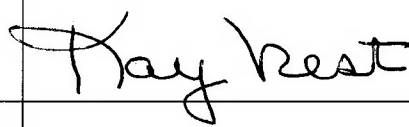
- 1) **Call To Order** (attendee's sign in).
- 2) **Approval Of Monthly Bills.**
- 3) **New Business.**
 - **Consideration of Revised By-Laws**
 - **Consideration of Compensation Survey**
- 4) **Adjournment.**

Monthly Meeting Sign In Sheet

03/22/2012 – Rutgers Club, New Brunswick, NJ

OFFICERS

Please sign below adjacent to your name

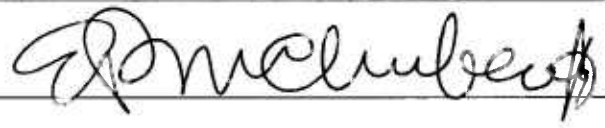

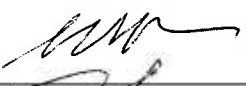
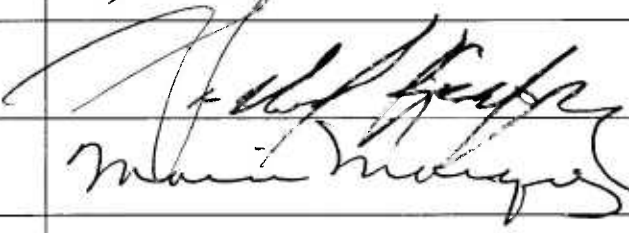
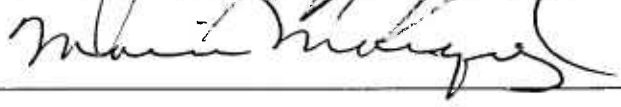



John Clarke	President	
Madeline Cook	Senior Vice President	
Douglas Dzema	Treasurer	
Sandi Niemiec	Recording Secretary	
Kay Nest	Corresponding Secretary	
E. Dorothy Carty Daniel	V.P. – Commissioners	
Lillian Cuifo	V.P. – Community Development	
Joseph Billy	V.P. – Professional Development	
Victor Cirilo	V.P. – Housing	
Louis Riccio	V.P. – Legislation	
Gary Centenaro	V.P. – Member Services	

Monthly Meeting Sign In Sheet

03/22/2012 – Rutgers Club, New Brunswick, NJ

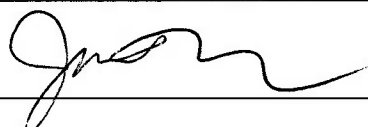
TRUSTEES

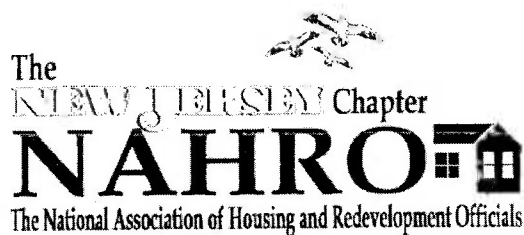
Please sign below adjacent to your name

Eric Chubenko	
Janice DeJohn	
Robert DiVincent	
Debra Heinz	
Samuel Hudman	
Richard Keefe	
Maria Marquez	
Marion Sally	
Sherry Sims <small>SIMS</small>	
Jack Warren	
Kimberly Woodhull	

IMMEDIATE PAST PRESIDENT

Please sign below adjacent to your name

John Mahon	
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MONTHLY MEETING MINUTES

Thursday, March 22nd @ 10:00 am – Rutgers Club, New Brunswick, NJ

John Clarke – Good morning

Doug Dzema unable to attend – excused absence.

Frank Borin (attorney) asked to review bylaws.

Frank Borin:

Does not see any legal issues.

Items reviewed:

One Agency One Vote – in bylaws

Board member status to past presidents – Board Members Emeriti.

-no voting privileges (resolutions, motions, elections).

-not counted as the “23”.

-present at meetings

-not required to be active as in the case of immediate past president.

-can be appointed to committee’s – will they be voting as a committee?

Lou Riccio – advised that a few members of NAHRO attempted to attend meeting. Had to inform them that meeting was closed and required invite.

John Clarke – Asked that we confirmed there are 97 agency members of NJ NAHRO.

Authorities that have Exec Director and Commissioner on NAHRO board – is OK.

Additional language to bylaws for the board to accommodate those individuals who request as such.

Frank Borin reiterated that they (attorneys) found bylaws legally compliant.

MOTION – Approve “cleaned-up” bylaws with amended ADA for reasonable accommodations provision – send to 97 members.

Lou Riccio

2nd – Gary Centennaro

All in favor.

No opposed.

John Clarke discussed Compensaton Survey and reminded all to complete them. Make sure they meet HUD requirements.

Lou Riccio – Concerned that Melrod’s survey does not meet HUD standards and opens NJ NAHRO to liability.

John Clarke – Reminded that the survey must be complete – does not matter who the third party – and that NJ NAHRO is not paying for them, but as a group, support the concept that they should be done.

MOTION: Support the mandatory compensation survey's be done every authority.

Lou Riccio

2nd – Kim Woodhull

All in favor

No one opposed.

MOTION: Approval of payment of monthly bills

Lou Riccio

2nd: Sandy Niemiec

All in favor

No one opposed.

Lou Riccio – provided update annual conference Nov. 2012 discussed possible locations to book.

MOTION – To book Resorts – for annual conference.

Lou Riccio

2nd – Gary Centennari

All in favor

No one opposed

Bill Snyder – Discussed training at Middletown Housing Authority (with Joe Billy)

May 11th Training – Jamesburg, NJ – Criticism and Discipline

Retreat – 04-22 – Atlantic City, NJ

John Clarke – Diane Johnson may speak

Sponsoring any events email Bill Snyder (website)

Legislative Conference – Review of schedules - May have to split (Senate and House)

John Clarke – Websites are being reviewed – comptroller reviewing sites. Keep up to date.

Gary Centennari – Still have to advertise in newspaper if you have website?

Frank Borin – Yes. Legislation out there – has not passed.

John Clarke – Old law stated post 48 hours prior to meeting – going to 5 days?

Frank Borin – Being proposed, not enacted currently.

Lou Riccio – Discussed new legislation proposed eliminating “closed” sessions, Senator Bucco proposed legislation, and COHA?

Sandy Niemiec -Mentioned gift to Ed Depaula from NJ NAHRO and NJARA.

John Clarke – Welcomed new member officially – Shery Sims.

Madeline Cook – Announcement of NJARA workshop on 04/27.

Kim Woodhull – discussed Self Directed Energy Performance Contract experience.

John Clarke – Deadlines for energy audits – COMPLETED and SUBMITTED by December 2012.

Victor Cirilo – Announcement for Nan McKay UPCS certification seminar in May in Philadelphia, PA.

Bill Snyder – Energy Performance Contract advice regarding cost – be aware of fees – 15% benchmark.

Discussion of costs, etc. covering process.

John Clarke – NAHRO conference in D.C. schedule.

John Clarke – MARC and NERC breakfast schedule.

Victor Cirilo – North Jersey Sustainable Communities

John Clarke – Region was one of six regions in country receiving grant - \$5MM. Discussed possible planning funds if in that area. Email if interested.

Lou Riccio – Regional Administrator's Position

Discussion of who is in the running, etc.

Kim Woodhull – Question re contract and personnel policy regarding her pregnancy.

Discussion of various policies, adopting policies, revising current, etc.

Maria Marquez – Commissioners calling in to board meetings?

Discussion of guidelines, amending bylaws, etc.

John Clarke – Insurance

Requested copy of NAHRO policy covering – both insurance companies wanted to see copy before providing rates, etc..

John Clarke – Audit

Discussion of acquiring simple small non-for profit audit.

Lou Riccio – Send request to Giampaolo and Polcari pro-bono audit.

Dick Keefe – NJARO audit \$1,000.00

Motion To Adjourn

Lou Riccio

Madeline Cook – 2nd

Meeting ended @ 11:35 am.