

HOUSING AUTHORITY OF THE COUNTY OF MORRIS  
MINUTES OF THE REGULAR MEETING  
JULY 11, 2017

**TIME:** 6:00 P.M.

**PLACE:** Morris Mews, 99 Ketch Road, Morristown, New Jersey

**CALL TO ORDER:** Chairman Ricciardelli called the meeting to order at 6:00 P.M.

**ROLL CALL:** Chairman Ricciardelli requested that the roll be called.

**PRESENT**

Commissioner Dolan  
Commissioner Hall  
Commissioner Koldewyn  
Commissioner Tappen  
Vice Chairman Schramm  
Chairman Ricciardelli

**ABSENT**

Commissioner Denecke

**Also attending meeting:**

Roberta L. Strater, Executive Director  
Lucille Favale, Deputy Executive Director  
Douglas Henshaw, Day Pitney LLP

**Chairman Ricciardelli read adequate notice to the public.**

I hereby announce and state that adequate notice of this meeting being held on this eleventh day of July 2017 was provided by the Executive Director of the Housing Authority of the County of Morris by preparing a notice specifying the time, date and place of this meeting. Posting such notice on the bulletin board at Morris Mews Housing Project and filing said notice with the Clerk and the Daily Record, which was published in the Daily Record. I hereby hand a copy of such notice to the Executive Director of the Housing Authority of the County of Morris for inclusion in the minutes of this meeting, all of the above in accordance with N.J.S.A. 10:4-6 et.seq. "Open Public Meetings Act."

**Minutes** – A motion was made by Commissioner Dolan and seconded by Commissioner Hall Approving the Minutes of Regular Meeting of June 13, 2017. The following votes were cast:

**AYES**

Commissioner Dolan  
Commissioner Hall  
Commissioner Koldewyn  
Commissioner Tappen  
Chairman Ricciardelli

**ABSTAIN**

Vice Chairman Schramm

**NAYS**

Chairman Ricciardelli declared said motion carried.

**Schedule of Payments** – A motion was made by Commissioner Tappen seconded by Commissioner Hall Approving the Schedule of Payments for July 11, 2017. The following votes were cast:

<u>AYES</u>	<u>ABSTAIN</u>	<u>NAYS</u>
Commissioner Dolan		
Commissioner Hall		
Commissioner Koldewyn		
Commissioner Tappen		
Vice Chairman Schramm		
Chairman Ricciardelli		

Chairman Ricciardelli declared said motion carried.

**Resolution 2017 - 23** - A motion was made by Commissioner Dolan and seconded by Commissioner Hall Awarding the Architectural Contract for the Installation of a Gazebo and Site Improvements at Morris Mews. The following votes were cast:

<u>AYES</u>	<u>ABSTAIN</u>	<u>NAYS</u>
Commissioner Dolan		
Commissioner Hall		
Commissioner Koldewyn		
Commissioner Tappen		
Vice Chairman Schramm		
Chairman Ricciardelli		

Chairman Ricciardelli declared said motion carried.

**Resolution 2017 - 24** - A motion was made by Chairman Ricciardelli and seconded by Commissioner Tappen Approving the Addendum to the Resolution Awarding the Architectural Contract to Increase the Radius of the Dumpster Areas for Garbage Truck Accessibility at Green Pond Village. The following votes were cast:

<u>AYES</u>	<u>ABSTAIN</u>	<u>NAYS</u>
Commissioner Dolan		
Commissioner Hall		
Commissioner Koldewyn		
Commissioner Tappen		
Vice Chairman Schramm		
Chairman Ricciardelli		

Chairman Ricciardelli declared said motion carried.

**Morris County Affordable Housing Corporation**

**Monroe Street**

Ms. Strater reported that the project is moving along. We were informed today that we may not have to go ahead with Change Order #8. They are checking into an alternative way so they do not have to install a water pit.

**Property in Dover**

Ms. Strater reported that we are looking at purchasing property in Dover, NJ. The property contains two - two family units that are all three bedrooms. We requested access to all the units before making an offer. The units are all electric. If we do purchase we would like to convert the units to natural gas.

Commissioner Tappen spoke with Mr. Thomas Spencer of The Provident Bank about how we can mortgage the property. Mr. Spencer stated we can get a 4.5% interest rate for 10 years with a 25 year amortization and the first year would be interest only, no principal.

**Property Adjacent to Morris Mews**

Mr. Henshaw presented the signed lease from the County of Morris to Ms. Strater.

**Report of Committees**

None

**New Business**

None

**Old Business**

None

**Adjournment**

A motion was made by Commissioner Koldewyn and seconded by Commissioner Tappen to adjourn the meeting. All were in favor. Meeting adjourned at 6:20pm.

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Date Adopted

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Roberta L. Strater, Director/Secretary