

**REGULAR MEETING
HOUSING AUTHORITY OF THE CITY OF TRENTON
HELD WEDNESDAY, MARCH 9, 2022, 12:00 PM
In-Person and Virtual Via Microsoft Teams**

The meeting was called to order at 12:04 pm by Chairman Anderson, who read the following statement:

It is to be noted in the Book of Minutes that the required 48 hours notice of this meeting was mailed to the offices of *The Times*, the *Trentonian*, and the Clerk of the City of Trenton, as well as, having been posted in the main entrance of the Housing Authority in accordance with the New Jersey Open Public Meetings Law also known as the Sunshine Law.

ROLL CALL

Commissioner	Present	Absent	Late	Early Exit	Time
Garrette	X			X	12:28 pm
Gentry	X				
Raines	X				
Weldon	X				
Taylor	X				
Anderson	X				

Also Present: Jelani B. Garrett, Secretary/Executive Director
David Truelove, Hill Wallack, LLP, General Counsel

ADOPTION OF THE AGENDA

Commissioner Garrette made a statement regarding the agenda
Board Secretary, Jelani Garrett, responded.

Commissioner	Aye	Nay	Abstain	Motion	Second	Absent
Garrette			X			
Gentry	X					
Raines	X			X		
Weldon	X				X	
Taylor	X					
Anderson	X					

Motion Passed	X
Motion Failed	

APPROVAL OF THE MINUTES OF THE REGULAR MEETING HELD ON JANUARY 19, 2022

Commissioner Taylor asked a question.
Board Secretary, Jelani Garrett, responded.
Commissioner Garrette commented on the content of the minutes.
Board Secretary, Jelani Garrett, responded.

Commissioner	Aye	Nay	Abstain	Motion	Second	Absent
Garrette		X				
Gentry	X					
Raines	X				X	
Weldon	X			X		
Taylor	X					
Anderson	X					

Motion Passed	X
Motion Failed	

APPROVAL OF THE MINUTES OF THE REGULAR MEETING HELD ON FEBRUARY 9, 2022

Commissioner Garrette asked a question
Board Secretary, Jelani Garrett, responded
Commissioner Garrette made a statement for the record.

Commissioner	Aye	Nay	Abstain	Motion	Second	Absent
Garrette		X				
Gentry	X					
Raines	X			X		
Weldon	X				X	
Taylor			X			
Anderson	X					

Motion Passed	X
Motion Failed	

REPORT OF SECRETARY

The Report of the Secretary included updates from THA department heads.

Clifford Godfrey, Deputy Executive Director, updated the Board of Commissioners on a major heating issue at the Wilson Homes development.

Commissioner Weldon made a statement.

Commissioner Garrette asked a question.
Clifford Godfrey, Deputy Executive Director, responded.

Pam Brooks, Director of Resident Services, updated the Board of Commissioners on the different activities/programs her department in implementing, including the the Family Self-sufficiency program, and Covid testing at the Senior/Disabled building.

Commissioner Taylor asked questions.
Pam Brooks, Director of Resident Services, responded.

Ron Glover, Security Director, updated the Board of Commissioners on THAs working relationship with the police department. This relationship has resulted in the seizure of drugs and several guns. and drugs have been seized. We are currently working on our spring and summer initiative plans as well as activation the gate.

Commissioner Weldon and Chairman Anderson asked questions.
Ron Glover, Security Director, responded.

Audrey Walker, Director of Housing Operations, updated the Board of Commissioners on Housing Operations specifically the Emergency Rental Assistance Program (ERAP) and vacancy reduction efforts.

Chairman Anderson and Commissioner Weldon asked questions.
Audrey Walker, Director of Housing Operations, responded.

Commissioner Taylor asked a question.
Board Secretary, Jelani Garrett, responded.

Chrysti Huff, Director of Redevelopment, updated the Board of Commissioners on the Choice Neighborhood and North Trenton Battle Monument Plan, and the Campbell Homes/Frazier Court development.

Commissioner Weldon asked a question.
Chrysti Huff, Director of Redevelopment, and Jelani Garrett, Board Secretary responded.

RESOLUTION 22-06

A RESOLUTION OF THE HOUSING AUTHORITY OF THE CITY OF TRENTON APPROVING THE LIST OF DISBURSEMENT FOR FEBRUARY 2022

Latrice Leggett introduced Resolution 22-06

Commissioner Taylor asked questions.
Board Secretary, Jelani Garrett, responded.

Commissioner	Aye	Nay	Abstain	Motion	Second	Absent
Garrette						X
Gentry	X				X	
Raines	X					
Weldon	X			X		
Taylor	X					
Anderson	X					

Resolution Passed	X
Resolution Failed	

RESOLUTION 22-07

RESOLUTION OF THE HOUSING AUTHORITY OF THE CITY OF TRENTON (THA) AUTHORIZING THE EXECUTIVE DIRECTOR EXECUTE A CONTRACT FOR LAWN AND LANDSCAPE MAINTENANCE FOR THE 2022 SEASON

Ken Martin, Manager of Procurement and Contracts introduced Resolution 22-07

Commissioner Weldon asked questions.
Ken Martin, Manager of Procurement and Contracts, and Board Secretary, Jelani Garrett, responded.

Commissioner Taylor asked questions.
Ken Martin, Manager of Procurement and Contracts, responded.

Chairman Anderson asked a question.
Ken Martin, Manager of Procurement and Contracts, responded

Commissioner	Aye	Nay	Abstain	Motion	Second	Absent
Garrette						X
Gentry	X			X		
Raines	X				X	
Weldon	X					
Taylor	X					
Anderson	X					

Resolution Passed	X
Resolution Failed	

This concludes the Secretary's report.

NEW BUSINESS

Commissioner Taylor stated she was invited by an International Committee to attend an International Women's conference. The seminar focused on women in housing and the roadblocks they face. She further explained in detail those issues they face in other countries. She stated that she has the video if anyone is interested.

Commissioner Taylor stated that she also attended a seminar hosted by MARC NAHRO. This seminar focused on Alaska and the difficulties they face with respect to housing. Again, she provided the specifics of the issues they face.

Chairman Anderson commented on the information Commissioner Taylor provided.

Jelani Garrett, Board Secretary/Executive Director thanked Commissioner Taylor for encouraging him to apply to the Board of MARC NAHRO. MARCO NARHO members will receive an email to vote between March 10 and March 25, 2022.

Chairman Anderson informed the Board that he was a member of the Masons and was elected to the seat of Grand Master for Trenton district.

Chairman Anderson stated that the Trenton Housing Authority Board of Commissioners needs a Vice-Chair to fill the vacated seat and asked for nominations.

NOMINATION OF DARLENE WELDON TO THE VACATED VICE-CHAIR SEAT

Commissioner	Aye	Nay	Abstain	Motion	Second	Absent
Garrette						X
Gentry	X					
Raines	X			X		
Weldon	X					
Taylor	X					
Anderson	X				X	

Motion Passed	X
Motion Failed	

PUBLIC COMMENT

Simon Lopez stated he was at the City Council meeting where a resolution for his appointment to Trenton Housing Authority's Board of Commissioners was approved, however, he is waiting for additional information. He stated

that Councilman Santiago Rodriguez forwarded him the link for this meeting. He stated that he is excited to get to know everyone.

Cornelia Fortune, Abbott Building, stated that she received a letter of eviction for a dog she does not have. Board Secretary, Jelani Garrett, asked Tonya Grant of the Resident Services department to take her information.

There were no other comments.

ADJOURNMENT

Commissioner	Aye	Nay	Abstain	Motion	Second	Absent
Garrette						X
Gentry	X			X		
Raines	X					
Weldon	X				X	
Taylor	X					
Anderson	X					

Motion Passed	X
Motion Failed	

Jelani B. Garrett.

Board of Commissioners
Housing Authority
of the
City of Trenton