

Housing Authority of the City of Cape May

SPECIAL BOARD MEETING

February 3, 2021

At 4:00 PM, **Chairperson Dr. Keith Lafferty called to order** the February 3, 2021 Special Meeting of the Board of Commissioners of the Housing Authority of the City of Cape May. The meeting was held in the Conference Room of the Housing Authority located at 639 Lafayette Street, Cape May, NJ 08204 and via zoom for those not attending in person in the conference room.

Roll Call was taken and the following Commissioners were present:

Chairperson Dr. Keith Lafferty
Vice-Chairperson Patricia Hodgetts
Commissioner Victor Faison (via Zoom)
Commissioner Patricia Martz
Commissioner Helen Meier (via zoom)
Commissioner Dr. Christopher Traficante (via Zoom)

Commissioner Carol Boyd was not present for the meeting.

The following individuals were also present: Maryellen Francke, Secretary, Charles W. Gabage (via Zoom), the Solicitor from the firm of Eisenstat, Gabage & Furman, and Linda Avena (via Zoom) of Avena CPA's.

Chairperson Dr. Keith Lafferty read the **“Statement of Compliance – Sunshine Law”** and led the Pledge of Allegiance.

Following the roll call of Commissioners, Chairperson Dr. Keith Lafferty declared there was a quorum present.

Chairman Dr. Keith Lafferty explained the purpose of the meeting was to advise the Board that Ms. Carol Hackenberg is on a Family Medical Leave beginning January 26, 2021 for a minimum of 2 months and a maximum of 3 months. During this time frame the Authority cannot function without an Executive Director. Consequently, an agreement has been reached with the Vineland Housing Authority to enter into an Interim Shared Administration Service Agreement with the Housing Authority of the City of Vineland. The annual fee will be \$35,000.00 payable on a monthly basis unless terminated by either party with 30 days' notice.

The interim Executive Director will be Jacqueline Jones who currently serves as Executive Director for three other Housing Authority. Chairman Dr. Lafferty noted that the Authority is fortunate to have acquired Ms. Jones for this position as she is eminently qualified. Her qualifications far exceed the expectations in that she is extremely competent, very professional besides having an enormous amount of experience with HUD policies, revitalization and RAD conversions.

Attorney Gabage and the Account Linda Avena both testified that they have known Ms. Jones for a number of years and can attest to her attributes and qualifications. Attorney Gabage stated she is one the best Executive Directors within HUD and her organization skills are superior.

Chairman Dr. Keith Lafferty asked for any other comments or questions; since there were none, he called for a motion to pass resolution #2021-04 as follows.

RESOLUTIONS:

#2021-04– A Resolution Approving Interim Shared Service Agreement with City of Vineland Housing Authority

Chairperson Dr. Keith Lafferty called for a Motion to approve the resolution; Vice-Chairperson Patti Hodgetts made the motion to approve the resolution; seconded by Commissioner Dr. Patricia Martz; the following vote was taken.

Chairperson Dr. Keith Lafferty	(Yes)
Vice-Chairperson Patricia Hodgetts	(Yes)
Commissioner Victor Faison	(Yes)
Commissioner Dr. Patricia Martz	(Yes)
Commissioner Helen Meier	(Yes)
Commissioner Dr. Christopher Traficante	(Yes)

There being no further business before the Board, at 4:30 PM Chairperson Dr. Keith Lafferty called for a Motion to **adjourn the meeting**. Vice-Chairperson Patti Hodgetts made the Motion; seconded by Commissioner Dr. Christopher Traficante the following vote was taken:

Chairperson Dr. Keith Lafferty	(Yes)
Vice-Chairperson Patricia Hodgetts	(Yes)
Commissioner Victor Faison	(Yes)
Commissioner Dr. Patricia Martz	(Yes)
Commissioner Helen Meier	(Yes)
Commissioner Dr. Christopher Traficante	(Yes)

Respectfully submitted,



Jacqueline Jones
Interim Executive Director
Secretary/Treasurer