

## **Paramus Affordable Housing**

### **Agenda – Tuesday June 21, 2016**

**PLEDGE**

**ROLL CALL**

**NOTIFICATION OF MEETING**

**APPROVAL OF PRIOR MINUTES (Meeting 5/17/16)**

#### **VIP**

- Tenant selection process over and applications are closed. Any outstanding paperwork is due no later than June 22, 2016.
- Lottery Date – Diane will be preparing for a lottery for the end of June 2016. What date do you want?
- Occupancy Date will be in as of July
- What is the acceptable base line credit score for VIP? Right now most developers are requiring a min of 600, at Parkview it is a minimum of 650.
- Is there going to be a designated dog/service animal area? If so where?
- Garbage, where are the containers going? Or are we using trash cans?
- Parking rules for the Paramus parking area? For the office personnel?
- Flag pole location
- Signs for complex & entrance for office
- Insurance for property – waiting for quotes from Reliance, waiting almost 3 weeks.
- Property maintenance is going to be performed by the Super from Behnke. He has requested a shed to store the outdoor equipment. Vote on purchasing of exterior shed for the site. Yes or no, do you want shade tree to do exterior lawn & snow?
- Plaque for donor of VIP has been ordered. Would you like to do “thank you” certificates?
- Shed for exterior lawn maintenance equipment

#### **BEHNKE**

- Front Parking issue -Mel reasonable accommodation means that he is requesting a handicapped space in the front lot for him only. Since he is disabled, the law allows him to request this and the law said if he wants it that the cost would go to him. There are no handicapped spaces in the front parking assigned to him. Do you want one installed?
- Community room remodel – Does the Board object to the painting and updating the community room?
- Board attorneys RFQ – One RFP was received by Breslin & Breslin
- Marzulli management agreement VIP need to be signed. Please vote on agreement.
- Pavilion bid was due and no one bid on it due to the specs being too complicated. We purchased two (2) tables with seating for 10, two (2) umbrellas and one (1) BBQ.
- Don's (tenant) has ask me to request of the board hall way carpet replaced with laminate flooring
- Human service will be doing a presentation for the residents on the pantry and human services.

**PALISADES PARK**

- Employee update, she there be a job posting, when can they start?

**BRIGHTVIEW**

- Legal discussion

**PANTRY**

- Please advise if evening hours are allowed at the Pantry? Please determine hours for the Vet building.
- Human services (Irene Maury), has requested that PAHC workers are not to be in the pantry area during pantry hours. Board, please approve or deny.

**BILLS LIST**

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| ○ Kario Construction AIA #14 (voided due to paving), check #1135   | \$54,775.69 |
| ○ Kario Construction AIA #14, check #1139 in place of check # 1135 | \$39,775.69 |
| ○ Acrisure, LLC Reliance Ins. Trust NN540459 extend coverage VIP   | \$400.00    |
| ○ Caminiti Associates, June payment                                | \$2500.00   |
| ○ North Jersey Media (ad for VIP 3/24/16)                          | \$642.85    |