

## MINUTES OF THE REGULAR MEETING OF THE HOLLY CITY DEVELOPMENT CORPORATION

A regular meeting of the Holly City Development Corporation Board of Directors was held on August 25, 2015 at Cedarview Court Community Room, 2045 Wheaton Avenue, Millville, New Jersey. The meeting convened at 5:32 p.m.

Paul Dice, Executive Director, proceeded to call roll at 5:32 p.m. Present were: President Tomlin, Director Finch, Director Ayres, Director Ring and Director Parent. Director Miller was absent. Also present were HCDC Solicitor, MHA Staff, residents and members of the press.

President Tomlin asked for a motion to approve the June 23, 2015 meeting minutes. Director Parent made the motion and Director Ayres seconded. Director Ring abstained. All present were in favor.

President Tomlin asked if there were any reports from the officers.

### **HOLLY CITY FAMILY CENTER**

Secretary Dice advised the Holly City Family Center posted \$4930 in negative net income for July 2015. It has a negative year-to-date net income of -\$13,563. He advised that historically, the negative has been far worse when there is a three pay month. With payroll cycles averaging \$17000-\$19000 for the HCFC, the fact that there was a negative \$4930 is actually an improvement. President Tomlin stated he is still not happy with the negative net income.

Shannon St. Clair said that memberships have been going up at the Family Center. There are 969 memberships with approximately 1,825 members. Executive Director Dice advised the numbers are not moving a lot, but not going down as badly as they were. There will be a software conversion very soon where all members will be verified and certified. Retention is up.

### **PASCAL SYKES**

Secretary Dice advised the first installment of \$145,000 was received from the Pascale Sykes Foundation Grant. This is for an initiative called Connecting Families to Communities (CF2C). Shannon St. Clair stated she is currently identifying families for the initiative. This will be partly accomplished by putting Advocates in the public library, Bacon and Silver Run Schools. We need to identify 50 families. She is working with a collaborative organization called Family Strengthening Network. FSN trains the advocates and does the clinical supervision. Heather Santoro advised that the Pascal Sykes model requires we must have families that have two adults in the household. This is difficult to attain. Director Parent asked if local churches have been contacted. Shannon said all churches have been contacted regarding the program. Shannon said they are focusing on every social service type agency and has been working with the MHA and Section 8 management to help identify additional families.

## NRTC

Heather Santoro said we are still working with the DCA regarding the draw down request we submitted recently. Currently, the DCA is disallowing \$138,000 of the \$540,000. The State has said they need to see the financial letter of Commitment that the CCIA is securing for the permanent project financing before they will consider the request. We should have that letter shortly. Executive Director Dice advised he has no reason to believe the \$402,000 balance is in jeopardy.

Heather Santoro advised we would like the next NRTC application to concentrate on the following initiatives:

1. **Housing – Homeownership program** (providing down payment and closing cost assistance to those who would purchase homes in the NRTC area of Center City).
2. **Economic Development – Glasstown Enterprise Center** (a Green incubator located in our church building focusing on arts based entrepreneurship. MURC and NJ Community Capital may be a potential funding stream. Being able to show a match would be very helpful with the application process).
3. **Crime Prevention through Environment Design** (Pay for training for Millville Police Dept. who will conduct environmental assessments for neighborhood residents).
4. **Community Events** – Help offset costs at the HCFC

Director Parent asked if we will make an effort to connect with Veteran's regarding the Homeownership Program. Heather said we will make the effort, but the program will not be exclusively for veterans. President Tomlin said the national trend with Millennials is that they seem to prefer to rent over buying. Heather advised the Millennials also want to be in urban neighborhoods where they can walk to restaurants, entertainment, etc. President Tomlin said that when the college opens downtown that could really help.

Executive Director Dice asked the board members if they agree with the content/direction of our next application. Everyone was in agreement.

President Tomlin advised there were resolutions to approve.

Resolution # 18-2015      Approving the Payment of Bills for July 2015

Roll Call Vote:

Motion: Director Parent

Second: Director Ring

Roll Call: Unanimous

Resolution #19-2015      Approving the Payment of Bills for August 2015

Roll Call Vote:

Motion: Director Ring

Second: Director Parent

Roll Call: Unanimous

Resolution #20-2015 Approving the Opening of a Banking Account #4752224402 Pascale Sykes for the HCDC

Roll Call Vote:

Motion: Director Parent

Second: Director Finch

Roll Call: Unanimous

Resolution #21-2015 Authorizing a Cost of Living Pay Adjustment for the HCDC

Roll Call Vote:

Motion: Director Ayres

Second: Director Ring

Roll Call: Unanimous

Old Business: None

New Business: None

Public Comment: None

President Tomlin asked for a motion to adjourn the HCDC public meeting at 5:55 p.m. to back to the MHA open public meeting. Director Ring made the motion and Director Parent seconded. All present were in favor.

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Paul F. Dice

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Date