

MINUTES OF A CLOSED EXECUTIVE SESSION
OF THE HOUSING AUTHORITY
OF THE CITY OF MILLVILLE
April 26, 2011

A closed Executive Session of the Housing Authority of the City of Millville was held on Tuesday, April 26, 2011 at Jaycee Plaza Community Room, 122 E. Main Street, Millville, New Jersey. The meeting convened at 5:45 p.m.

Secretary Dice advised the board that the ALP employees are afraid. Solicitor Robinson and Secretary Dice will be meeting with the union members on April 27, 2011. The \$50.00 per day reimbursement from Medicaid is not going to change. The ALP continues to lose money. Since expenses are consistently rising and the reimbursement is staying the same, the business model is flawed and will never be profitable. Commissioner Parent asked what will happen if we close the ALP. He was advised the patients will be transitioned to other community based programs – a one to one type service that may go up to 20 hours of care per week. We will focus on the best care for the patients.

Due to the fact that our ALP full-time employees are in the pension system and have health benefits, they will probably not be picked up by another company coming in to take over the program.

Secretary Dice explained to the board members that the South Jersey Health System's new program, PACE, has created competition amongst other outside agencies. He believes this has created an opportunity for us to outsource the ALP program. We are attractive to other agencies because we are "senior citizen central".

In other Personnel matters, Secretary Dice explained how the central office has been impacted by the recent HUD cuts. In lieu of the fact that we did not get the Bridgeton Housing Authority account, Paul believes we must lay-off two employees. Molly Andreolli's receptionist job will be reduced to part-time and Joanne Srbrana's accounting position will be eliminated.

Commissioner Kelley asked about the status of the alley way located along Ferguson Court. Solicitor Robinson stated we are the owners of the alley way. He is in the process of sending letters to the owners of the homes along Buck Street to ask if they are willing to maintain the alley if we grant them a "permissive easement."

Commissioner Kelley asked about the status of the vacant homes at 202 - 204 Broad St. and 304-306 Broad Street. Ivy explained we want to demolish these homes, but have to go through the field office to get permission. Once they are demolished we will go forward with selling the empty lots.

At this time, all staff members present were asked to leave the room while the Commissioners reviewed Secretary Dice's employment contract with the MHA.