

MINUTES OF THE REGULAR BOARD MEETING

#1569

OF THE

BUFFALO MUNICIPAL HOUSING AUTHORITY

February 17, 2022

I. **CALL TO ORDER**

The Buffalo Municipal Housing Authority convened in Regular session on the 17th day of February 2022 at 12:00 Noon, in the Training and Development Conference room located at 300 Perry Street, Buffalo, New York 14204 by teleconference. The pledge to the flag was waived due to the circumstances.

II. **ROLL CALL**

The meeting was called to order by Chairman David Rodriguez. Mr. Rodriguez called for the roll call of those Commissioners on the teleconference.

Members Present:

Members Excused:

Members Absent:

David Rodriguez, Chairman
Yvonne McCray, Vice Chairman
Shatorah Donovan, Member
Robin Edwards, Member
Renato Graham, Member

David State, Member

Staff

Gillian D. Brown, Executive Director and Secretary
Modesto Candelario, Assistant Executive Director
Roslyn McLin, General Counsel
Tatiana Robinson, Assistant Legal Counsel
Christopher Savage, Management Analyst
Sharon Nelson, Associate Account Clerk
Susan Kane, Director of Management Information Systems
David Zielinski, Director of Capital Improvements
John Walters, Principal Accountant
Tamara VanWey, Director of Management
David Granville, Administrator of Tenant Relations
Robert DeBereaux, Grant Coordinator
Mia Moore, Management Analyst
Douglas Yorty, Special Assistant to the Executive Director
Stephanie Masiello, Asset Manager

Others

Nadine Marrero, Bridges Development
Raine Schreiner, CVR Associates
Connie Stroh, CVR Associates
Malcolm Ertha, Comptroller's Office
Laurie Finn, M&T Bank
Emily Robinson, President of Ken/Lang Resident Counsel
Carol Burns
Ken Paulin

There were also other individuals who sign into the meeting on the Zoom link provided on the BMHA website who were able to listen but not speak.

III. APPROVAL OF THE AGENDA

Ms. McCray made a motion to accept the Agenda for today's meeting; Ms. Edwards seconded. The motion was carried unanimously.

IV. APPROVAL OF THE MINUTES

Ms. McCray made a motion to approve the Minutes from the Regular Board Meeting of January 20, 2022; Ms. Edwards seconded. Ms. Edwards made a motion that the minutes be amended regarding Resolution 2022.01.20.1 ***To Approve the Annual Licensing Fees for the Yardi Systems Voyager 7s and Rent Café Bundle.*** She stated she would like it noted that residents would be able to make online payments or through an app to pay their rent and per the presentation this would be available by the end of the BMHA fiscal year June 30, 2022. Ms. Edwards motioned the minutes be amended to include said changes; Ms. McCray seconded. The motion to approve the amended minutes was passed. The Amended Minutes for January 20, 2022 were thereupon duly adopted.

V. RESOLUTIONS

2022.02.17.1 To Approve the Executive Director to Execute a Two-Year Contract With Two (2) One-Year Extensions With the Kenfield-Langfield Resident Council Corporation, a Recognized Resident Management Corporation, for an amount Not To Exceed \$196,350 Per Year.

Submitted by Roslyn L. McLin, General Counsel Systems to Authority Commissioners. Ms. McCray made a motion to approve this item; Mr. Graham seconded. After discussion, Ms. McCray motioned to table this item; Ms. Edwards seconded. The motion to table this item was carried unanimously.

2022.02.17.2 To Approve Change Order Number 1 to the Contract with All State General Contracting, Inc. for Exterior Repairs at Langfield & Roof Replacement at the Martha Mitchell Center.

Submitted by Modesto Candelario, Assistant Executive Director to Authority Commissioners. Ms. McCray made a motion to approve this item, Mr. Graham seconded. After discussion, the motion to approve was carried unanimously.

2022.02.17.3 To Approve Change Order Number 2 to the Contract with Precision Safety Systems for the Fire Restoration at 358-364 Grove Street at LaSalle Courts.

Submitted by Modesto Candelario, Assistant Executive Director to Authority Commissioners. Ms. McCray made a motion to approve this item, Ms. Donovan seconded. After discussion, the motion to approve was carried unanimously.

2022.02.17.4 To Approve Change Order Number 1 to the Contract with DMYLES Inc. for BMHA Job No. 20-05 ST-CF Site Improvements at Five (5) Developments – Schwab Terrace

Submitted by Modesto Candelario, Assistant Executive Director to Authority Commissioners. Ms. McCray made a motion to approve this item, Mr. Graham seconded. During discussion, there was a question to when this project would be completed and that the minutes reflect the time given. It was stated that this project is projected to be completed by July 1, 2022. The motion to approve this item was carried unanimously.

VI. INFORMATIONAL ITEMS (*Receive and File*)

Submitted by various departments to Authority Commissioners, was a. Occupancy Report b. Public Safety Report; c. Buffalo Police Department CPO Report; d. Work Order Analysis & Work Order Completions and e. Status of Litigation Cases.

Ms. McCray made a motion to accept Informational Items a. – e.; Ms. Edwards seconded; the motion to approve the items to be received and filed was carried unanimously.

VII. OTHER AUTHORITY MATTERS

Ms. Edwards made a motion to schedule the next Regular Board Meeting of the Authority for March 17, 2022 at 12:00 Noon in the Training and Development Conference room located at 300 Perry Street, Buffalo, NY 14204. Ms. McCray seconded. The motion for the next scheduled Regular Board meeting for March 17, 2022 was carried unanimously.

VIII. EXECUTIVE SESSION

None

IX. ADJOURNMENT

There being no further business to come before the Authority, Ms. Edwards made a motion to adjourn the meeting; Mr. Graham seconded. The motion was carried unanimously.

Very truly yours,

Gillian D. Brown
Executive Director