### Princeton Housing Authority Residents' Council Meeting



Agenda November 25, 2024

### **Guest Speaker**

### **Resident Council Update**

- Treasurer's Report
- President's Update

### Office Update

- Deputy Director's Report
- Housing Manager's Update

New or Unfinished Business
Public Comment





### Call to Order, Attendance, & Minutes

### Call to Order

 For the November 25, 2024 Regular Meeting of the Residents' Council of the Princeton Housing Authority, the meeting was called to order at: 1:05 PM by Sue Orantes.

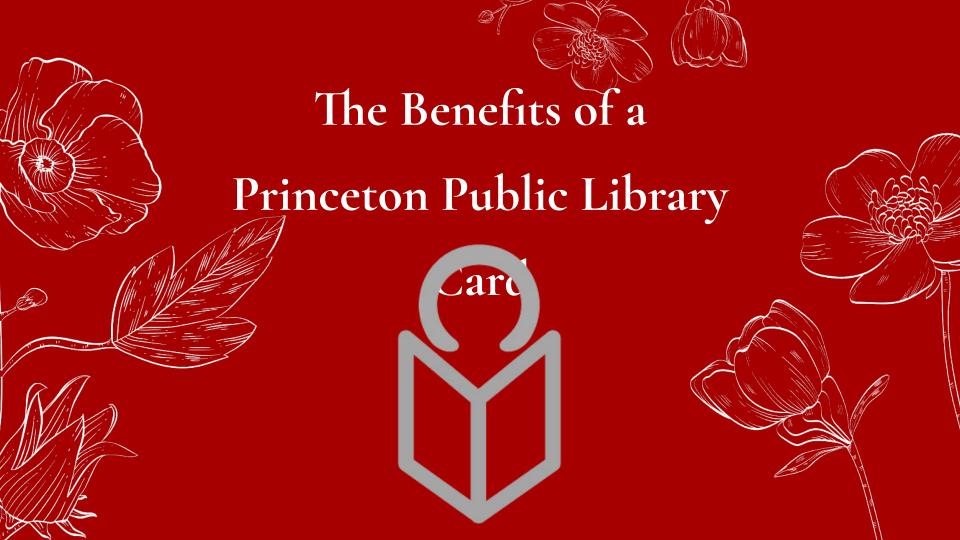
### Attendance & Sign In - Did Everyone Sign In?

- There were 12 members (represented units) in attendance.
- A quorum was not present or required for this meeting.

### **Minutes**

- The minutes of the last meeting were reviewed via the <u>website</u>.
- The minutes were accepted as read.







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- Library of Things
- Museum Passes
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### **Download & Stream**



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Libby is the reading app to access the Princeton Overdrive collection which includes ebooks, audiobooks and magazines.



### Hoopla

Immediate access to thousands of ebooks, audiobooks, comics and music albums.



### Kanopy

A video streaming service which offers a broad selection of quality documentaries, feature films, and training videos.





### The New York Times

Access the latest coverage of business, politics, news of the world, entertainment, arts, sports and more.

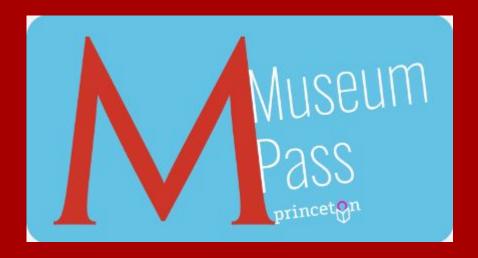


### **PressReader**

PressReader provides access to The New York Times, hundreds of other papers from around the world plus The Economist magazine.



### **Museum Passes**



- American Museum of Natural History
- Battleship New Jersey
- The Guggenheim Museum
- Intrepid Sea, Air, & Space Museum
- Moreven Museum & Garden
- Museum of Modern Art (MoMA)
- Newark Museum of Art
- The New York Historical Society

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#### **Youth Nature Explorer Backpack**

Ideal for inspiring families with children to explore the great outdoors, with the aid of kid-friendly tools and field guides.



### **Smart Projector Kit**

Use the Nebula Apollo to watch movies, stream content from a smartphone, tablet or computer, or use as a Bluetooth speaker.



### Launchpad

Children can explore high-quality, ad-free learning apps in a variety of topics, including STEAM and language learning.



### Learn a Language



### Mango

An online language learning system that teaches real conversation skills for practical communication.



### **Muzzy Language Learning**

Award-winning BBC Online Language Program for children from beginners to early intermediate language learners.

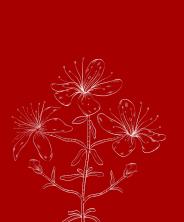
### Online Homework Help





### Thank You!









### Guest Program Information

### Laura Bishop & Sonja Vloeberghs, Princeton Public Library

- For information, call 609-924-9529
- Email Address: <a href="mailto:lbishop@princetonlibrary.org">lbishop@princetonlibrary.org</a>
   or <a href="mailto:svloeberghs@princetonlibrary.org">svloeberghs@princetonlibrary.org</a>
- Library Website: <a href="https://princetonlibrary.org/">https://princetonlibrary.org/</a>
- Hours of Operation
  - Monday Thursday: 9 AM to 9 PM
  - Friday Saturday: 9 AM to 6 PM
  - 📖 Sunday: Noon to 6 PM



## Treasurer's Report

### 2024-25 Fiscal Year Budget report by Victoria

### Balance Remaining for year end

- \$ 252, for holiday recipe book printing
- Another \$1,620 available in January

Resident Council of the PHA Annual Budget 2024-25	Date	Description of expenses	Expected (Budget)	Actual	Difference	TP \$	Other Income Used (non TP %)
Income							
Income Source: TP Funds	7/15/2024	50% of Tenant Participation Funds	\$1,620	\$1,620	\$0		
Income Source: TP Funds	1/15/2025	50% of Tenant Participation Funds	\$1,620		\$1,620		
Total Income			\$3,240		\$3,240		
Expenses							
Online or Zoom Training Classes for Board of Directors members	3Q 2024	Training for Board of Directors	\$250		\$250		
Accessories for Health Classes for up to 15 participants	9/1/2024	resistance bands, 1-2 lb. weights	\$300		\$300		
December Holiday Craft and Cookie Swap Party (Ronald Caporelli Community Room)	12/1/2024	Materials to make ornament for 150 participants	\$1,125	\$873	\$252		
Spring Into Summer Community Garden Planting Party	3/1/2025	Plants and tools for Raised Bed Gardens at Participating Developments*	\$1,500		\$1,500		
Other (describe)							
Total expenses			\$3,175	\$873	\$2,302		
Year-end balance			\$65		\$938		

### President's Report

### **Board of Commissioners' Update from Patricia**

- HUD Management & Operations Inspection postponed until 12/2
- Preschool Classrooms: at Redding opened 11/4; Pannell opens tomorrow!!!
- Sports Court @ Redding Family is next

### **Resident Council Update**

- News from the Board of Directors HOLIDAY EVENT on Sunday, December 8th
  - Free craft projects for kids and adults: bead ornaments, burlap wreath, snowflake picture frame, snow globe, painted wooden ornaments and more!
  - Cookies, hot cocoa & apple cider, and more!
  - Ronald M. Caporelli Community Room at 1 Redding Circle
  - 1:00 to 4:00 PM



### Deputy Director's Report

#### **Authority-wide projects**

- Fall projects
  - Spruce Courtyard almost completed: Bike racks at Spruce have been installed; Garden carts locked to racks; Benches refurbished
- Bi-Annual inspections: Ongoing November 2024 March 2025
- Parking
  - Letters sent out: Overnight parking for residents only. NO commercial or disabled vehicles. ONLY 1 vehicle per unit!

#### Work orders in October: 449

- **Turnovers** and grounds were a majority of requests
- Patterns: clogged drains
  - Finding excess hair, caps, toothbrushes, and grease. Testing new sink stoppers and grease dissolving products

#### **Rental Arrears**

- Karin Court \$13,693 (2 units)
  - \$11,026 repayment plan.
- Redding, Clay, Spruce \$46,215 (30 Units)
  - \$4,684 repayment plan
  - \$6.163 HIP assistance
  - The other \$35,000 is between 28 tenants

#### Other

- Grills/Stage 3 Fire Restrictions
- Water Conservation NJ American Water
- Rent Drop Off Day: Tuesday, December 3rd the office at 179 Spruce Circle will have open hours from 10 AM - 1 PM. Drop off rent, meet Erika and Peggy!





### Housing Manager's Report

#### **Tenant Rent**

- Income changes: Request recertification ASAP
- **Assistance Programs**: HIP, Arm in Arm, & Catholic Charities

### Vacancy Report (C=Clay, R=Redding, S=Spruce, K=Karin)

Туре	0 BR	1 BR	2 BR	3 BR	4 BR
Family			<b>2</b> 19C-12/1 20C-Demo	<b>2</b> 21R-12/1 71C-Turnover	
Senior or Disabled	3 222R-Demo 405R-Demo 205R-Turnover	3 402R-Showing 198S-Showing 106R-Turnover			

#### Other

- Bulk Trash
- Catholic Charities is available and offers walk ins.
- Starting January 2025, twice monthly mini Princeton
   Human Service clinics with Arm in Arm.
  - 1st Monday: Spruce Circle Community Room @ 179 Spruce Circle
  - 3rd Monday: Ronald M. Caporelli Community Room @ 1 Redding Circle
  - Hours: 10 AM 1 PM

# Any Business or Comments?

### **New or Unfinished Business**

None

### **Public Comments**

 Fay Simeone people are feeding animals which brings rodents and other pests into units. People are throwing garbage into areas and not placing in a receptacle.

### **Meeting Adjournment**

- Motion by Willie Bruce
- Second by Sue Orantes
  - All in Favor