MINUTES OF THE REGULAR MEETING
OF THE BEVERLY HOUSING AUTHORITY, CITY OF BEVERLY
HELD ON OCTOBER 15, 2026
IN THE BEVERLY HOUSING AUTHORITY OFFICE CONFERENCE ROOM
06:30PM

The Pledge of Allegiance and the Sunshine Law was recited.

Upon roll call, the following Commissioners were present:
Present at meeting were: John Haaf, Hal Robertson, Robert Bancroft, Sarah Richards, and Denise Napper
Absent were: Cynthia Miller.

MINUTES:
Minutes from the September 17, 2026 meeting were reviewed

Discussion followed

Motion to accept minutes, made by: Mr. J. Haaf
Seconded by: Ms. D. Napper

Upon roll call 5 Ayes 0 Nays 0 Abstains

FINANCE: **Ratify checks written** for September 2026 plus PSE&G and American Water

Discussion followed

Motion to ratify bills for September 2026 including PSE&G and American Water
Check #s 15328-15348

Motion made by: Mr. R. Bancroft
Seconded by: Mr. J. Haaf

Upon roll call 5 Ayes 0 Nays 0 Abstains

NEW BUSINESS:

RESOLUTION 2026-21 2027 Flat Rent Increase- First Reading
Motion to consolidate made by: Mr. J. Haaf
Seconded by: Ms. D. Napper

Upon roll call: 5 Ayes 0 Nays 0 Abstains

TENANTS ACCOUNTS RECEIVABLE:

Discussion Followed

Accept and file the tenants accounts report

UNFINISHED BUSINESS: NONE

FINANCIAL STATEMENTS: NONE

TENANT AND PUBLIC COMMENT : Tanisha Petty unit 159 wanted to know what is taken into consideration like the age of the property when calculating flat and fair market rent. She was advised that the rent is based on apartment sizes in the area.

Damaris Rodriguez unit 150 wanted to know if her rent was flat rent or income based. She was advised to come to the office with her financials if she has questions.

Takisha Pride unit 132 wanted to confirm that she would remain at 30% if she chose to do so. She was advised that it is based on income until she is over income and then the flat rent would apply.

TENANTS ACCOUNTS RECEIVABLE:

Discussion Followed

Accept and file the tenants accounts report

COMMISSIONERS COMMENT: Commissioner John Haaf told the meeting about the play in the park that was taking place on 10/18 and election day on 11/3.

DIRECTORS REPORT: None

Motion to adjourn meeting:

Made by: Mr. R. Bancroft
Seconded by: Mr. H. Robertson

Meeting adjourned at 7:35 pm

Minutes submitted by;

Gary J Centinaro

10/19/26

Date: