

**MINUTES OF A SPECIAL BOARD MEETING  
OF THE HOUSING AUTHORITY OF JOLIET  
BOARD OF COMMISSIONERS ON  
THURSDAY, JUNE 2, 2016**

The Housing Authority of Joliet Board of Commissioners met for a Special Board Meeting on Thursday, June 2, 2016 at 8:00 AM. The meeting was held at the Housing Authority of Joliet's Administration Offices, 6 South Broadway Street, Joliet, IL. The following were present and absent:

**Present**

Mittchelena Meade, Chairman  
Karen Williams, Vice Chairman  
Roger Powell, Sr., Treasurer and Secretary  
Maria Cottrell, Commissioner  
Robert Hernandez, Commissioner

**Absent**

Patrick Asher, Commissioner

Also present at the Special Board Meeting were Michael Simelton, Chief Executive Officer and HAJ Staff.

The only item on the Agenda was Approval of a Resolution.

**Resolution No. 16-2800  
Approving Contract Between the  
Housing Authority of Joliet and  
Carlson Brothers, Inc. re: Demolition  
of the DesPlaines Gardens Homes  
(AKA Water's Edge) Family  
Housing Development**

This Resolution was tabled at the last Board Meeting because of some discrepancies in the bid packet. September 10, 2015 HUD approved the Housing Authority of Joliet for partial demolition of DesPlaines Gardens. There are 162 units at DesPlaines Gardens and 122 units will be demolished; 22 row homes, one maintenance shop and a community center on 7.5 acres. The pre-development activity is concluded; asbestos abatement has been finished. Advertised for rebid May 17<sup>th</sup> through June 1<sup>st</sup>. There were six proposals received and there was a committee of four that evaluated the proposals, John Chow, Chief Development Officer, Mike Gentile, Regional Asset Manager, Roy Finley, Regional Asset Manager and Henry Vianzon, Technical Services Coordinator. The highest firm was Carlson Brothers in the amount of \$570,000. This project was estimated at around \$800,000. Poole Gardens was demolished for an amount of \$500,000, 106 units, about ten years ago. Demolition should start in 30 to 40 days. Carlson Brothers is a Joliet firm. Commissioner Hernandez enquired if a minority firm made a proposal. Mr. Simelton said there was one firm that may have partnered with a minority firm.

Commissioner Hernandez made a motion to approve Resolution No. 16-2800 and Commissioner Powell seconded the motion. Upon roll call the ayes and nays were as follows:

AYES

NAYS

Roger Powell, Sr.  
Maria Cottrell  
Robert Hernandez  
Karen Williams  
Mittchelena Meade

Thereupon the Chairman declared said motion carried and Resolution No. 16-2800 approved.

With no further action to bring before the Board, Commissioner Powell made a motion to adjourn and Commissioner Cottrell seconded the motion. Upon roll call the ayes and nays were as follows:

AYES

NAYS

Roger Powell, Sr.  
Maria Cottrell  
Robert Hernandez  
Karen Williams  
Mittchelena Meade

Thereupon the Chairman declared said motion carried and the Special Board Meeting adjourned.

BY: \_\_\_\_\_  
CHAIRMAN, BOARD OF COMMISSIONERS

\_\_\_\_\_  
SECRETARY