

HOUSING AUTHORITY OF THE TOWNSHIP OF BRICK
BOARD OF COMMISSIONERS MEETING – NOVEMBER 24, 2014

Present: **Kim Terebush, Chair**
 Edward Kiesche, Vice-Chair
 John Catalano, Commissioner
 Stephen Scaturro, Commissioner
 James Conroy, Resident Commissioner
 Stanley Schick, Commissioner
 Richard Dyer, Commissioner

Terry Brady, Esq. HATB Legal Counsel
 Alesia R. Watson, Executive Director
 Nancy Nicholson, Service Coordinator

Call To Order: Chair Terebush called the Regular Meeting of the Housing Authority of the Township of Brick to order at 7:00 P.M. at the David Fried Community Room. She announced that this meeting was being held in accordance with the Open Public Meetings Act of the State of New Jersey (Sunshine Law) and adequate notice has been given.

Salute to
The Flag: Chair Terebush led the assembly in the salute to the Flag and a brief moment of silence for those whom lost family and love ones due to war or any other circumstances.

Roll Call: Upon roll call, the following Commissioners answered present: Catalano, Schick, Kiesche, Conroy, Scaturro and Chair Terebush. Also present were Terry Brady, Esq., Alesia Watson, Executive Director, and Nancy Nicholson, Service Coordinator.

Chair Terebush welcomed our new Executive Director Alesia Watson. She also noted the different style agenda and table setup. Mrs. Watson thanked everyone for their warm welcome.

3. Approval of the open session minutes from the regular meeting held on October 27, 2014 and Executive Session Minutes. Approval of open session minutes from Special Board Meeting held November 4, 2014.

There being no additions, deletions or corrections on motion by Commissioner Kiesche and seconded by Commissioner Scaturro, the minutes were accepted as submitted. Upon roll call, all Commissioners voted "Aye".

4. Treasurers Report

Mrs. Watson read and explained each item in the treasurer's report for those present. Motion to approve the treasurer's report was made by Commissioner Catalano and seconded by Commissioner Kiesche. Upon roll call, all Commissioners voted "Aye".

5. Executive Directors report

Mrs. Watson read her detailed report for those present and noted that her report would be in this format each month. Commissioner Kiesche had a question regarding the REAC report. Mrs. Watson explained it was not a current report however; she wanted the Board to see a sample report. Commissioner Scaturro noted this was an old report and that a lot of the items listed were fixed.

6. Committee Reports

Chair Terebush led a discussion regarding the committee assignments and how she would like to see them incorporated into the By-Laws. The process on changes to the by-laws and establishing committees was briefly discussed.

7. Old Business

Chair Terebush asked about the status of RAD. Mrs. Watson said that she would look into the matter and report back to the Board.

Commissioner Conroy inquired about his travel reimbursement. Chair Terebush pointed out that it was approved in the treasurer's report.

8. New Business

- Resolution 2014-1 authorizing the advertisement for Risk Management Service.

Motion to approve the advertisement of a Risk Manager was made by Commissioner Catalano and seconded by Commissioner Schick. Upon roll call, all Commissioners voted "Aye".

- Resolution 2014-2 authorizing the advertisement for Janitorial Cleaning Services.

Motion to approve the advertisement for Janitorial Cleaning was made by Commissioner Kiesche and seconded by Commissioner Catalano. Upon roll call, all Commissioners voted "Aye".

- Resolution 2014-3 authorizing the advertisement for General Legal Services.

Commissioner Catalano asked about the previous RFQ and questioned the handling of this bid from the prior leadership. A brief discussion followed. Mr. Brady said this topic should be addressed in closed session. Motion to table this resolution and discuss in closed session was made by Commissioner Catalano and seconded by Commissioner Kiesche. Upon roll call, all Commissioners voted "Aye". The resolution was tabled.

- Resolution 2014-4 authorizing the advertisement for Electrical Services Labor Only on an as needed basis.

Motion to advertise for Electrical Services Labor Only on an as needed purpose was made by Commissioner Kiesche and seconded by Commissioner Dyer. Upon roll call, all Commissioners voted "Aye".

- Resolution 2014-5 authorizing a one-time payment to Nancy Nicholson for additional duties.

Motion to approve a one-time payment to Nancy Nicholson for additional duties was made by Commissioner Catalano and seconded by Commissioner Kiesche. Upon roll call, all Commissioners voted "Aye".

- Resolution 2014-6 authorizing the approval of the FYE 2014 Audit.

Chair Terebush asked for a motion to table this resolution so that the Board may have additional time to review the Audit. Mr. Brady cited that we have 45 days to review. Motion to table the approval of the FYE 2014 Audit was made by Commissioner Catalano and seconded by Commissioner Kiesche. Upon roll call, all Commissioners voted "Aye".

- Resolution 2014-7 authorizing the creation of the position of working foreman.

A motion to table this resolution until there is a discussion in closed session was made by Commissioner Conroy and seconded by Commissioner Catalano. Upon roll call, all Commissioners voted "Aye".

- Resolution 2014-8 authorizing the Executive Director to advertise and hire a full time laborer and a temporary labor

A motion to table this resolution until there is a discussion in closed session was made by Commissioner Conroy and seconded by Commissioner Catalano. Upon roll call, all Commissioners voted "Aye".

9. Public Input

Several tenants from the complex congratulated and thanked new Executive Director; Mrs. Watson for all she has accomplished and done in the short time she has been here. They all are so pleased with her.

Mr. Sal Abazia, Forge Pond, asked if a bike rack could be installed and he also volunteered to build one if the Authority supplied the materials. Mrs. Watson said this will be something to look into in the spring.

Chair Terebush asked about fall leaf clean up. There was a brief discussion on the landscaper contract.

10. Executive Session

- Resolution 2014-9 to enter into closed executive session for the purpose of discussing pending litigation, evictions and the release of an employee.

Motion to close meeting to the public to discuss possible litigation, evictions and the release of employee, was made by Commissioner Catalano and seconded by Commissioner Dyer. Upon roll call, all Commissioners voted "Aye".


11. Adjournment

Motion to open the meeting was made by Commissioner Kiesche and seconded by Commissioner Catalano. Upon roll call, all Commissioners voted "Aye". The meeting was open to the public at 10:00PM.

Commissioner Kiesche made a motion rescinding the rejection of the Brady & Kunz bid on the 2014-2015 Legal Services Contract. Commissioner Conroy seconded the motion. Upon roll call, all Commissioners voted "Aye." Referenced as Resolution No. 2014-10

Commissioner Kiesche made a motion to appoint Brady & Kunz as Board Attorneys for the 2014-2015 Fiscal Year. Commissioner Schick seconded the motion. Upon roll call, all Commissioners voted "Aye." Referenced as Resolution No. 2014-11.

There being no further business to be brought before the Commissioners, motion to adjourn was made by Commissioner Kiesche and seconded by Commissioner Catalano. Upon roll call, all Commissioners voted "Aye". The meeting was adjourned at 10:05PM.


Alesia R. Watson, PHM, RPPO
Secretary/Executive Director