

MINUTES
Regular Meeting
June 26, 2023

The regular meeting of the Housing Authority of the Township of Brick was held on June 26, 2023 at 6:30pm at the David Fried Community Room.

The meeting was called to order by Chairman Jampel at 6:30 PM.

The meeting began with the reading of the Sunshine Law statement.

Upon Roll Call those present were:

Commissioner Russell	Commissioner Mammano (via zoom)
Commissioner Oliver	Vice Chairman Dyer
Commissioner Dunne	Chairman Jampel
Commissioner Linkin	

Also present were Jacob Naszimento, Executive Director and Terry Brady, Board Attorney.

After the salute to the Flag, there was a moment of silence for those in need.

APPROVAL OF MINUTES

Motion to approve the open session minutes from the Board of Commissioners meeting held on May 22, 2023 was made by Commissioner Oliver and seconded by Vice Chairman Dyer. Upon roll call, Commissioners Mammano, Russell, Dunne, Oliver, Linkin and Vice Chairman Dyer voted "Aye". Chairman Jampel abstained because he did not attend that meeting.

EXECUTIVE DIRECTOR REPORT

The Executive Director read his report for those in attendance. Chairman Jampel asked if a member of the BPU will be in attendance at the Solstice event. Mr. Naszimento said no. There was a discussion regarding the hold harmless release that went out with the flyer to all residents which excludes that Housing Authority from any misrepresentation, if any from Solstice. Chairman Jampel also congratulated Mr. Naszimento on the birth of his new baby daughter. Mr. Naszimento thanked the Board and the residents in attendance for the well wishes.

TREASURER'S REPORT

Vice Chairman Dyer read the treasurer's report for those in attendance.

Motion to approve the Section 8 payment checks #31596 through #31611 and direct deposit #5254 through #5336 was made by Commissioner Linkin and seconded by Commissioner Dunne. Upon roll call, all Commissioners voted "Aye"

Motion to approve BHA operating payment checks #26348 through #26353 was made by Commissioner Linkin and seconded by Commissioner Dunne. Upon roll call all Commissioners voted "Aye".

Motion to approve RAD Operating payment checks #2639 through #2666 was made by Commissioner Linkin and seconded by Commissioner Dunne. Upon roll call, all Commissioners voted "Aye".

Chairman Jampel commented on the treasurer's report that although the reserves sound like we have a lot of money, we have to make sure we have enough funds to cover any big repairs that may be needed in the future.

OLD BUSINESS

No old business to discuss.

NEW BUSINESS

Resolution #2023-13 Adopting the 2023/2024 Annual Budget.

Motion to adopt the 2023/2024 Annual Budget was made by Commissioner Russell and seconded by Commissioner Linkin. Upon roll call, all Commissioners voted "Aye".

Resolution #2023-14 authorizing the write off of accounts receivable for prior tenants who ceased tenancy with amounts still due to the Authority.

Mr. Naszimento discussed with those in attendance that this is done annually when we close out our fiscal year end books. Motion to authorize the write off of accounts receivable for prior tenants who ceased tenancy with amounts still due the Authority was made by Commissioner Linkin and seconded by Commissioner Russell. Upon roll call, all Commissioners voted "Aye".

NEW BUSINESS (continued)...

Resolution #2023-15 authorizing execution of a contract for Fee Accountant Services for the period July 1, 2023 through June 30, 2024.

Commissioner Russell said the contract and bid committee met to review the professional bid proposals. She noted that there was one bidder for Fee Accountant and that was Tom Furlong. Motion to award contract for Fee Accountant to Tom Furlong and associates for the period July 1, 2023 through June 30, 2024 in the amount of 27,600.00 was made by Vice Chairman Dyer and seconded by Commissioner Linkin. Upon roll call, all Commissioners voted "Aye".

Resolution #2023-16 authorizing execution of a contract for Independent Audit services for the FYE June 30, 2023.

Motion to award contract to Novogradic and Company for fiscal year ending June 30, 2023 in the amount of \$12,800. was made by Commissioner Russell and seconded by Commissioner Linkin. Commissioner Russell added that there was only one bid received to perform our annual audit and that Novogradic has done a great job and she supports the proposal. Upon roll call, all Commissioners, voted "Aye".

Resolution #2023-17 authorizing execution of a contract for General Legal Services for the period July 1, 2023 through June 30, 2024.

Motion authorizing the execution of a contract for General Legal Services for the period July 1, 2023 through June 30, 2024 to the firm Brady & Kunz was made by Commissioner Russell and seconded by Commissioner Linkin. Commissioner Russell stated that there were two bid proposals received and reviewed by the contract and bid committee and the firm of Brady & Kunz was the lowest responsible bidder. Upon roll call, all Commissioners vote "Aye". Chairman Jampel complimented Mr. Brady for always being available to the Authority and the Board and his continued professionalism. Mr. Brady thanked the Board and staff for their confidence and support.

PUBLIC INPUT

Chairman Jampel asked for a motion to open the floor for public comment. Commissioner made a motion and Commissioner Linkin seconded. The meeting was opened for public comment at 6:55PM.

Judy Henry, George Conway resident asked that something be done about the cigarette/pot smoking that is being done on the second floor. She said that it took her breathe away over the weekend having to walk down the hallway. After a brief discussion, Chairman Jampel said he understands that this happened over the weekend however, instances like this should be reported to the office and although he appreciates public comment at the meetings some issues can be resolved well in advance. He also noted that he is quite confident that Mr. Naszimento takes all these concerns seriously and acts accordingly on all matters.

Patricia Vogel, David Fried resident asked Mr. Naszimento to call the woman who is feeding the cat colony in David Fried and have her move their location. Mr. Naszimento said to please call him tomorrow to discuss.

Angela Bardi, Forge Pond resident asked for more details regarding the farmer market vouchers. Several residents were able to answer her questions. Following discussion, Mr. Naszimento said that Brick Senior Services can provide more details since they are the ones that issue out the vouchers.

Carmello Ramos, David Fried resident asked if the card board boxes in the laundry room of his buildings could be thrown out. Mr. Naszimento said he will speak to maintenance tomorrow.

Motion to close the public input portion of the meeting was made by Commissioner Oliver and seconded by Commissioner Linkin. Upon roll call all Commissioners voted "Aye". The public portion of the meeting closed at 7:05PM.

Re-Organizational:

Chairman Jampel turned the meeting over to the Attorney to hold the re-organizational meeting

For the office of Chairperson, Mr. Brady opened the floor for nominations.

Commissioner Russell nominated Commissioner Jampel for the position of Chairperson. Commissioner Linkin seconded the nomination.

Commissioner Russell made a motion to close nominations for Vice Chairperson and Commissioner Linkin seconded the motion. Upon roll call, Commissioners Russell, Mammano, Dunne, Linkin, Oliver and Dyer voted "Aye". Chairman Jampel abstained and thanked the Board.

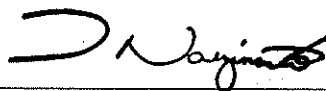
Chairman Jampel opened the floor for nominations for Vice Chairperson.

Commissioner Russell nominated Commissioner Dyer for the position Vice Chairperson. Commissioner Linkin seconded the motion.

Commissioner Russell made a motion to close nominations for Vice Chairperson and Commissioner Linkin seconded the motion. Upon roll call, Commissioners Russell, Mammano, Dunne, Linkin, Oliver and Chairman Jampel voted "Aye". Vice Chairman Dyer abstained.

Adjournment:

There being no further business to be brought before the Commissioners, motion to adjourn was made by Commissioner Linkin and seconded by Commissioner Oliver. Upon roll call, all Commissioners voted "Aye". The meeting was adjourned at 7:10PM.



Jacob C. Naszimento,
Executive Director/Secretary