

MINUTES
Regular Meeting
November 20th, 2023

The regular meeting of the Housing Authority of the Township of Brick was held on November 20th, 2023 at 6:30pm at the George Conway 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:

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

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

Commissioner Dunne was absent.

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 October 30th, 2023 was made by Commissioner Linkin and seconded by Vice Chairman Dyer. Chairman Jampel abstained and noted he did not attend this meeting due to his wedding anniversary.

EXECUTIVE DIRECTOR REPORT

The Executive Director read his report for those in attendance noting a variety of things that have taken place over the last month. The garbage chutes were cleaned, staff were trained on an upcoming new protocol, the BHA has a new exterminator, the fire bureau inspection revealed a need to repaint the fire lanes in our parking lot, and the HUD inspector will be on-site in December.

TREASURER'S REPORT

Vice Chairman Dyer read the treasurer's report for those in attendance. Vice Chairman Dyer noted that we have over \$1.6MM in T-Bills in our reports. Chairman Jampel also briefly noted some of the figures in the report were not yet reflective of the investment activity the BHA is undertaking.

PAYMENT OF VOUCHERS

Chairman Jampel asked for a motion to approve Section 8 checks #31683 through #31702 and direct deposit #5659 through #5736, BHA operating checks #26734 through #26378, BHCDC operating checks #2781 through #2809, and tenant security checks #151 through #152. Commissioner Oliver motioned to approve these payments and Commissioner Linkin seconded the motion. All Commissioners voted "yes".

OLD BUSINESS

No old business to discuss.

NEW BUSINESS

No new business to discuss

PUBLIC INPUT

Motion to enter Public Input was made by Commissioner Mammano and seconded by Vice Chairman Dyer. All Commissioners voted "Yes".

Judy Henry noted that the transition in the GC C wing 1st floor hallway was shifting. She also made a complaint regarding the smell of cigarette and marijuana smoke.

Executive Director Naszimento discussed the challenges associated with evicting a tenant for smoking in their unit.

Sandra Bianchini expressed her unhappiness with the new fence that prevents her from quickly accessing the gas station in front of 175 Chambers Bridge Rd. Chairman Jampel pointed out that the route Sandra is accustomed to taking is itself a driveway and is an active parking lot. It is therefore dangerous for her to be regularly traversing the area. The Chairman noted that the safest way to travel to the gas station is by using the Forge Pond sidewalk to the corner of Chambers Bridge Rd and Ovation Way and then crossing the street. Additionally, we will be looking into getting signage near the U-Turn curve area. We will also investigate the condition of the sidewalks in that area on Chambers Bridge Road.

Thomas Habert stated that his hot water has been lukewarm lately. Frances Starett expressed fear of the dark area near the flagpole and asked for it to be better lit at night. She also noted that residents of 175 Chambers Bridge Rd sometimes walk onto our property at night. Chairman Jampel asked if Thomas had submitted a work order and Thomas replied that he did not. Executive Director Naszimento stated he would work on the issue of lighting near the flagpole and the hot water situation.

Maureen Dillon stated that she does not have hot water in her apartment. Janet Lyons stated that the water is too hot in

her apartment. Executive Director Naszimento assured the residents he would work on this issue. Fred Aquilino also discussed lighting at night stating that the flagpole is not lit up enough but the other side near the pavilion has sufficient light.

Diane Butero commented that in her opinion Forge Pond was brighter at night than George Conway and she wanted more light at GC. John Bigley noted that he uses what he referred to as the "Aldi Gate" behind the David Fried area and it helps him get down the street easier than using Chambers Bridge Rd. Angel Bardi expressed anger with an unnamed resident of Forge Pond who is allowing their dog to soil the interior of Forge Pond.

The Executive Director asked Angel to be sure to record the date and times of these occurrences so video evidence can be obtained. Motion to exit Public Input was made by Commissioner Mammano and seconded by Vice Chairman Dyer. All Commissioners voted "Yes".

ADJOURNMENT

There being no further business to be brought before the Commissioners, motion to adjourn was made by Vice Chairman Dyer and seconded by Commissioner Linkin. Upon roll call, all Commissioners voted "Aye". The meeting was adjourned at 7:16PM.



Jacob C. Naszimento,
Executive Director/Secretary