

MINUTES OF THE LONG BRANCH HOUSING AUTHORITY REGULAR MEETING OF THE BOARD OF COMMISSIONERS HELD JUNE 18, 2018

The Meeting Convened at 5:00 PM with the following persons present:

Carl Jennings, Chairman
Andres Mejer, Vice-Chairman (Arrived at 5:06PM)
Donald Covin, Commissioner
Dorthia Johnson, Commissioner
Maritza Berrios, Commissioner
Michael Winnick, Commissioner

Absent: Yvonne Russell-Mann, Commissioner

Also Present: Kevin Kennedy, Esq., Legal Counsel

Staff Present: Gloria J. Wright, Executive Director
Sophia Loren Banks, Executive Administrative Assistant
Cindy Toy, Comptroller
Lou Carretta, Jr., Assistant Executive Director of Operations
Danny Marino, Maintenance Supervisor
Takia Walker, Director of Management
Dorothy Amedu, Community Supportive Services Administrator
Lisa Normandia, Assistant Director of Management
Terry Mason, Office Assistant

The Chairman announced that all cell phones be turned off or put on vibrate for the meeting.

BOARD ANNOUNCEMENT: (READ BY KEVIN KENNEDY, LEGAL COUNSEL)

In accordance with the Local Public Meetings Act of 1975 and as amended, advanced notice of the meeting including the agenda, was sent to the Local Newspapers, delivered to the City Clerk's Office, posted on the Long Branch Housing Authority Web Site, and posted at all Long Branch Housing Authority Offices at least (48 hours prior to the convening of the meeting.

THE CHAIRMAN JENNINGS LED THE SALUTE TO THE FLAG:

Gloria J Wright, Executive Director opened the meeting with Roll Call. Commissioners present and absent are listed above.

ADOPTION OF THE MINUTES OF THE REGULAR MEETING OF MAY 22, 2018:

Commissioner Johnson made a motion to approve and accept the minutes of May 22, 2018 as presented, seconded by Commissioner Covin.

Roll Call Vote Taken:

Ayes, Commissioners Covin, Johnson, Berrios, Vice –Chairman Mejer, Winnick and Chairman Jennings.

Opposed, None.
Absent, Commissioner Russell-Mann
Motion, Carried.

ADOPTION OF THE EXECUTIVE SESSION MINUTES OF THE REGULAR MEETING OF MAY 22, 2018

Commissioner Covin made a motion to approve and accept the minutes of May 22, 2018 as presented, seconded by Commissioner Johnson.

Roll Call Vote Taken:

Ayes, Commissioners Covin, Johnson, Berrios, Vice-Chairman Mejer, Winnick and Chairman Jennings.

Opposed, None.
Absent, Commissioner Russell-Mann
Motion, Carried.

ADOPTION OF THE EXECUTIVE SESSION MINUTES OF THE SPECIAL MEETING OF APRIL 23, 2018 – TABLED FOR THE SECOND TIME

MINUTES WILL BE PRESENTED TO THE BOARD PRIOR NEXT BOARD MEETING BY COUNSEL

Resolution 06-01-2018 – Resolution approving the expenditures for the month of May 2018 including Section 8 Expenditures

Chairman Jennings stated that finance committee has reviewed the List of bills with the Finance Department and that all questions have been satisfied. Commissioner Covin made a motion to accept and approve Resolution 06-01-2018 the List of Bills in the amount of \$1,392,134.73, seconded by Commissioner Johnson

Roll Call Vote Taken:

Ayes, Commissioners Covin, Johnson, Berrios, Vice-Chairman Mejer and Chairman Jennings

Opposed, None.
Absent, Commissioner Russell-Mann
Abstain, Commissioners Winnick
Motion Carried

Public Comment was called for on this Resolution and this Resolution only, with no response.

Resolution 06-02-2018 – Resolution approving the transaction, amending the Procurement Policy of the Long Branch Housing Authority (LBHA), authorizing participation in Cooperative Purchasing and Pricing Programs with other entities and authorizing the Executive Director to do all things necessary to effectuate the transaction.

Roll Call Vote Taken:

Ayes, Commissioners Covin Johnson, Berrios, Vice-Chairman Mejer and Chairman Jennings.

Opposed, None.

Absent, Commissioner Russell-Mann

Abstain, Commissioners Winnick

Motion Carried

Public Comment was called for on this Resolution and this Resolution only, with a statement made by Mr. Holt of Sterling National Bank. Mr. Holt stated it was a great idea for the Authority to adopt and utilize the Cooperative Purchasing and Pricing Programs with the state. Mr. Holt states he is a strong advocate for the program and commended Executive Director Wright for leading the Authority in that direction.

EXECUTIVE DIRECTORS REPORT:

Executive Director Wright provided the board with relevant activities and news for the month of June 2018. Executive Director Wright outlined and summarized the Executive Director's Report provided to the Board.

COMMISSIONERS COMMENTS AND CONCERNS:

No comments from the commissioners.

PUBLIC PARTICIPATION:

Vice-Chairman Mejer made a motion to open Public Participation, seconded by Commissioner Berrios.

All in Favor, All Ayes

None Opposed

Motion Carried

The Chairman Jennings stated that the Meeting is now open for Public Participation, anyone who would like to address the Board of Commissioners, please stand and state your name, address and limit your discussion to (3) minutes:

1. **Ms. Brenda Bouldin, 19 University Drive, Long Branch** stated for over seven (7) years her neighbor continues to have loud parties with drinking and drugs. He continues to grill out and leaves his storage unit still lite with fire. The smell is unbearable. At one of his parties three (3) ago, one of his guest ran into my AC unit and damaged the compressor. She has complained anonymously to no avail. There is no confidentiality when reporting activities at the Authority. States that her complaints are being told to the neighbor. Something must be done.

Ms. Sheri Bouldin, Ms. Brenda's Daughter added that she fears for her mother. There are gang members, convicted felonies renting rooms at the neighbor's home which should not be allowed. They intimidate and harass my mother. She spoke to the former ED Tom about this yet nothing has been done. My mother can't even open her window due the drugs and smoking going on outside. She should not have to live like this. Something needs to be done. This had been going on too long.

Takia Walker, Director Management addressed Ms. Bouldin. She would like to set a meeting with her to discuss the matter. Once she meets with Ms. Bouldin, she will follow-up with the Executive Director and the Board.

2. **Veronica Buffalo, founder of the A.S.T.E.P Summer Program** introduced herself to the Board and Executive Director Wright. Ms. Buffalo's program in collaboration between LBHA and Recreation, provides over the summer tutoring and job training to the residents/community in preparation for school year and work place challenges. The program will be for Monday and Fridays for two months, July 9, 2018 – August 20, 2018. The program entails two groups 6-7 year olds and 18-25 year olds.

Commissioner Covin asked who at LBHA was she in contact for the program and was the Executive Director made aware of the program?

Veronica Buffalo, stated her contact was Tim Cox and Carl Jennings for recreation.

Executive Gloria J. Wright stated that the program requires HUD approval and that she would like to meet Ms. Buffalo regarding the program proposal. Please contact Sophia Banks to make schedule a meeting and we will discuss the requirements for utilizing HUD properties.

Vice-Chairman Mejer made a motion to close Public Participation, seconded by Commissioner Covin

Roll Call Taken:

All in Favor, All Ayes
Absent, Commissioner Russell-Mann
None Opposed
Motion Carried

EXECUTIVE SESSION:

At 5:34 PM Legal Counsel Kevin Kennedy requested a motion to go into Executive Session for the purpose of discussing personnel matters, Inter-Local Agreement, Employee Investigation Matter with Mr. Gibson, potential litigation for with the Asbury Park Housing Authority and other matters allowed.

Commissioner Winnick made a motion to open Executive Session, seconded by Commissioner Covin

Roll Call Taken:

All in Favor, All Ayes
None Opposed
Absent, Commissioner Russell-Mann
Motion Carried

Vice-Chairman Mejer made a motion to close Executive Session and to Re-open Public Session, seconded by Commissioner Berrios

Commissioner Winnick left the meeting at 6:15pm

Roll Call Taken:

All in Favor, All Ayes
None Opposed
Absent, Commissioners Russell-Mann, Winnick
Motion Carried

Back in Public Session at 6:15 PM

As results of Executive Session the following Resolution 06-03-2018 was introduced:

Resolution 06-03-2018 authorizing a \$4,000 to be paid to Daniel Gibson, as a severance pay provided Daniel Gibson signs agreement.

Chairman Jennings made a motion to approve and accept Resolution 06-03-2018, seconded by Vice-Chairman Mejer.

Roll Call Vote Taken:

Ayes, Commissioner Covin, Johnson, Berrios, Vice-Chairman Mejer, and Chairman Jennings

Opposed, None.

Absent, Commissioners Russell-Mann, Winnick

Abstain, None

Motion Carried

ADJOURNMENT:

There being no further matters of discussion for the Board of Commissioners Meeting of June 18, 2018, Chairman Jennings made a motion to adjourn the meeting, seconded by Commissioner Covin

Opposed, None.

Absent, Commissioners Russell-Mann, Winnick

Abstain, None

Motion Carried

Meeting Adjourned at 6:28 PM.

Gloria J Wright, Secretary

Date