MINUTES OF THE LONG BRANCH HOUSING AUTHORITY REGULAR MEETING OF
THE BOARD OF COMMISSIONERS HELD OCTOBER 15, 2018

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

Carl Jennings, Chairman
Andres Mejor, Vice-Chairman
Donald Covin, Commissioner
Dorthia Johnson, Commissioner
Maritza Berrios, Commissioner
Michael Winnick, Commissioner
Nekesha Marshall, Commissioner

Also Present: Kevin Kennedy, Esq., Legal Counsel

Staff Present: Gloria J. Wright, Executive Director
Sophia Loren Banks, Executive Administrative Assistant
Cindy Toy, Comptroller
Katherine Young, Accounts Payable Clerk
Anthony Rockhill, Maintenance Lead
Allison Toy, Quality Control Liaison
Dorothy Amedu, Community Supportive Services Administrator
Takia Walker, Director of Management
Lisa Normandia, Assistant Director of Management
Dan Marino, Maintenance Supervisor

CALL TO ORDER - BOARD ANNOUNCEMENT: (READ BY KEVIN KENNEDY,
LEGAL COUNSEL)

In accordance with the New Jersey “Open Public Meetings Act”, NJSA 10:4-6, et. seq., as amended from time to time, adequate notice of this meeting was provided in the Annual Notice of 2018 Meetings for the LBHA, published in the Atlanticville and Asbury Park Press newspapers on November 30, 2017, delivered to The City of Long Branch Clerk’s Office, posted on the Long Branch Housing Authority’s web site and posted at all Long Branch Housing Authority Offices..

THE CHAIRMAN MEJER 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 SEPTEMBER 17,
2018

Vice-Chairman Mejor made a motion to approve and accept the minutes of September 17, 2018 as presented, seconded by Commissioner Winnick.
Roll Call Vote Taken:

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

Opposed, None
Absent, None
Abstain, Chairman Jennings, Commissioner Marshall
Motion, Carried

ADOPTION OF THE MINUTES OF THE EXECUTIVE SESSION REGULAR MEETING
OF SEPTEMBER 17, 2018

Commissioner Winnick made a motion to approve and accept the Executive Sessions
minutes of September 17, 2018 as presented, seconded by Commissioner Covin.

Roll Call Vote Taken:

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

Opposed, None
Absent, None
Abstain, Chairman Jennings, Commissioner Marshall
Motion, Carried

EXECUTIVE DIRECTORS REPORT:

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

Resolution 10-01-2018 – Resolution approving the expenditures for the month of
September 2018 including Section 8 Expenditures

Commissioner Marshall stated that finance committee has reviewed the List of Bills with
the Finance Department and that all questions have been satisfied. Commissioner
Marshall made a motion to accept and approve Resolution 10-01-2018 the List of Bills
for $1,521,435.83 seconded by Commissioner Covin.

Roll Call Vote Taken:

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

Opposed, None
Absent, None
Abstain, None
Motion, Carried

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

Resolution 10-02-2018 - Resolution Approving the transaction authorizing a slate of meetings for the Board of Commissioners for 2019

Commissioner Covin made a motion to approve and accept the Resolution 10-02-2018, seconded by Vice-Chairman Mejer.

Roll Call Vote Taken:

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

Opposed, None
Absent, None
Abstain, Commissioner Winnick
Motion, Carried

Resolution 10-03-2018 - Resolution approving the transaction, amending the Procurement Policy for the Long Branch Housing Authority

Commissioner Covin made a motion to approve and accept the Resolution 10-03-2018, seconded by Winnick.

Roll Call Vote Taken:

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

Opposed, None
Absent, None
Abstain, None
Motion, Carried

Resolution 10-04-2018 - Resolution approving the transaction, authorizing David G. Brown, II as the Long Branch Housing Authority Qualified Purchasing Agent

Commissioner Covin made a motion to approve and accept the Resolution 10-04-2018, seconded by Vice-Chairman Mejer.

Roll Call Vote Taken:

Ayes, Commissioners Covin, Winnick, Johnson, Berrios, Marshall, Vice-Chairman Mejer and Chairman Jennings
Opposed, None
Absent, None
Abstain, None
Motion, Carried

Resolution 10-05-2018 – Resolution authorizing a donation to the Long Branch Professional Firefighters FMBA Local 68

Commissioner Winnick made a motion to approve and accept the Resolution 10-05-2018 with a donation of $500.00, seconded by Vice-Chairman Mejer.

Roll Call Vote Taken:

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

Opposed, None
Absent, None
Abstain, None
Motion, Carried

ADDED STARTERS:

Resolution 10-06-2018 – Resolution authorizing the purchase of a full page white/black as at $150.00 and purchase 5 tickets (201-205, $65.00 per ticket) for NAACP Annual Freedom Fund Luncheon to be held at Branches Banquet Catering Hall on November 3, 2018

Commissioner Winnick made a motion to approve and accept the Resolution 10-05-2018 with a donation of $500.00, seconded by Vice-Chairman Mejer.

Roll Call Vote Taken:

Ayes, Commissioners Winnick, Johnson, Berrios, Marshall, and Vice-Chairman Mejer

Opposed, None
Absent, None
Abstain, Chairman Jennings, Commissioner Covin
Motion, Carried

Resolution 10-07-2018 – Resolution approving the transaction, authorizing amendment of the Conflict of Interest Policy

RESOLUTION TABLED. Committee formed to review the policy for validity. Chairman Jennings formed the Conflicts of Interest Policy Committee. Committee members are Chairman Jennings, Commissioner Winnick and Commissioner Marshall.
PUBLIC PARTICIPATION:

No Public Present

Commissioner Winnick made a motion to open and close Public Participation, seconded by Commissioner Covin.

All in Favor, All Ayes
Opposed, None
Absent, None
Abstain, None
Motion, Carried

COMMISSIONERS COMMENTS AND CONCERNS:

No Commissioners Comments

EXECUTIVE SESSION:

No matters for Executive Session

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

All in Favor, All Ayes
Opposed, None
Absent, None
Abstain, None
Motion, Carried

ADJOURNMENT:
There being no further matters of discussion for the Board of Commissioners Meeting of October 15, 2018, Commissioner Winnick made a motion to adjourn the meeting, seconded by Commissioner Covin.

All in Favor, All Ayes
None Opposed
Absent, None
Motion Carried

Meeting Adjourned at 5:38 PM.

Gloria J Wright, Secretary                         Date