

EXPLANATION OF RESOLUTIONS FOR THE BOARD OF COMMISSIONERS MEETING OF SEPTEMBER 21, 2026

Resolution 09-01-2026 - Resolution authorizing the transaction, approving the list of bills for August 2026, authorizing an expenditure of funds, subject to appropriations, ratification of expenditures

These bills are expenses that the LBHA has incurred for payment for the month of August 2026, i.e., utilities, repairs, supplies, payroll, services performed, etc.

Resolution 09-02-2026 - Resolution approving the transaction, approving training, travel, and accommodations for the months of September and October 2026 for members of the Long Branch Housing Authority Board of Commissioners and staff to attend conferences and training, authorizing an expenditure of funds, ratifying past actions, subject to appropriations

Authorize the expenditure of funds, subject to appropriations—for travel, lodging, and registration costs associated with these events for the months of September and October 2026.

Resolution 09-03-2026 – Resolution authorizing the transaction, appointing a temporary certifying official

To keep the Housing Authority's HUD reporting, funding, and financial processes running during the Finance Director's leave by temporarily assigning those responsibilities and authorizing the Executive Director to carry out this Resolution.

Resolution 9-04-2026 – Resolution authorizing the transaction, approving the submission of a request to HUD for a five-year waiver of the Family Self-Sufficiency (FSS) program requirement

Authorizes the submission of a request to HUD for a five-year waiver of the Authority's mandatory Family Self-Sufficiency (FSS) Program requirement pursuant to 24 CFR § 984.105(c).

Resolution 09-05-2026 – Resolution authorizing the transaction, approving the use of 2023 Capital Fund program funds for Chester Arthur Apartments roof replacement and elevator modernization projects

Authorizes the expenditure of available 2023 Capital Fund Program funds for the roof replacement and interior elevator modernization projects at Chester Arthur Apartments.

Resolution 09-06-2026 – Resolution authorizing the transaction, authorizing a contract for accounts payable automation and electronic payment processing services with AvidXchange, Inc., authorizing an expenditure of funds not to exceed \$7,950.00, subject to appropriations, ratification of the contract term

A contract award and Services Agreement between the Authority and AvidXchange, Inc. for AvidInvoice and AvidPay accounts payable automation and electronic payment processing services, on a sole source basis.

Resolution 09-07-2026 – Resolution authorizing the transaction, authorizing a contract for a Primary and Secondary contract award for Carpet and Flooring Supply and Installation Services (IFB No. 20260910c), authorizing an aggregate expenditure of funds in an amount not to exceed \$110,000.00, subject to appropriations

Approves the selection and award of Primary and Secondary vendors for Carpet and Flooring Supply and Installation Services at LBHA properties.

Resolution 09-08-2026 – Resolution approving the transaction, authorizing a Collective Bargaining Agreement with IFPTE Local 196

The Housing Authority engaged in collective bargaining negotiations with IFPTE Local 196, and after extensive negotiations the parties reached a tentative agreement on a Collective Bargaining Agreement.

Resolution 09-09-2026 – Resolution approving and authorizing settlement in the matter of *Estate of EM, By KM, Executrix v. United States Department of Housing and Urban Development and the Long Branch Housing Authority*, United States District Court, District of New Jersey (Trenton), Docket No. 3:26-cv-03446-MAS-JBD (the “Action”).

Authorizes the resolution and settlement of the litigation entitled Estate of EM, by KM, Executrix v. United States Department of Housing and Urban Development and the Long Branch Housing Authority upon conveyance of the property to Maestro by the Plaintiff.

Resolution 09-10-2026 – Resolution authorizing the transaction, amending Resolution 07-12-2026, authorizing a settlement -with Master Build & Design LLC, authorizing - an expenditure of funds in an amount not to exceed \$121,351.53, subject to appropriations

That this settlement is limited to payment for completed work and does not affect Master Build & Design LLC's non-responsible status with LBHA.

Resolution 09-11-2026 – Resolution authorizing the transaction, authorizing a contract for a Primary and Secondary contract award for Painting Services (IFB No. 20260910a), authorizing an aggregate expenditure of funds in an amount not to exceed \$60,000.00, subject to appropriations

A contract award with Balanikas Painting as the Primary Awardee for Painting Services, for the term commencing October 1, 2026, and ending September 30, 2027.

Resolution 09-12-2026 – Resolution approving the transaction and authorizing the purchase of seven (7) tickets (\$200 each) in the amount not to exceed \$1,400.00, to be paid from non-federal funds, for the Greater Long Branch Chamber of Commerce's 91st Annual Business Awards Dinner

Resolution 09-13-2026- Resolution approving the transaction, authorizing the purchase of two (2) tickets at \$125.00 each (\$250.00) in the amount not to exceed \$250.00, to be paid from non-federal funds, for the Latino American Association of Monmouth County's Annual Outstanding Members of the Community Awards Dinner at Branches, 123 Monmouth Road, West Long Branch, NJ 07764 on Friday, October 16, 2026, from 6:00PM.

Resolution 09-14-2026 – Resolution authorizing a Closed Session of the Regular Meeting of the Board of Commissioners on September 21, 2026.

A Closed Session of the Board will be required to discuss matters of personnel, litigation, or contract negotiations.