

REGULAR MEETING OF JANUARY 21, 2020

The Commissioners of the Housing Authority of the Township of Neptune, in the County of Monmouth, met in regular session in the conference room at 1810 Alberta Avenue, Neptune, New Jersey. Chairperson Holland called the meeting to order at 5:33 P.M. Mr. Mauro called the roll.

Present: Commissioners Holland, Holly, Vuono and Wright
Absent: Commissioner Foster, Griggs and Johnson

It was announced that the requirements of R.S. 10:4-18 has been satisfied by the publication of the required advertisement in the Coaster and in the Asbury Park Press on April 5, 2019, posted on the bulletin board in the Central Office of the Housing Authority of the Township of Neptune and filing said notice with the Municipal Clerk of the Township of Neptune. In case of a fire, the stairways to the right and left will be utilized as our emergency exits.

Minutes:

The minutes of regular meeting of December 17, 2019 were offered for approval by Commissioner Vuono and seconded by Commissioner Holly. The "Ayes" and "Nays" were as follows:

Ayes: Commissioners Holland, Holly, Vuono and Wright
Nays: None

The Chairperson thereupon declared the motion carried.

Financial Report:

Chairperson Holland read the Financial Report for December 2019. Chairperson Holland asked if there were any questions regarding the financial report. Being none, Commissioner Vuono moved to accept and Commissioner Wright offered a second. The "Ayes" and "Nays" were as follows:

Ayes: Commissioners Holland, Holly, Vuono and Wright
Nays: None

The Chairperson thereupon declared the motion carried.

Bills to Be Paid for the Month of January 2020

HOME DEPOT	\$7,644.39	PILOT ELECTRIC CO	\$4,167.10
M.T.B. LLC	\$12,135.00	RAPID FIRE & SECURITY	\$10,920.00
NEPTUNE LODGING	\$2,541.00	THE HOME DEPO PRO(WILMAR)	\$1,315.71
NORTHWIND MECHANICAL	\$11,790.83	TPK CONSTRUCTION, INC	\$7,881.00
DOMINION ENVIRONMENTAL	\$55,750.00	SHERWIN WILLIAMS	\$2,010.00
TWP OF NEPTUNE -FMS	\$2,635.73		

A motion was offered to pay the presented bills by Commissioner Wright and Commissioner Holly offered the second. The "Ayes" and "Nays" were as follows:

Ayes: Commissioner Holland, Holly, Vuono and Wright
Nays: None

The Chairperson thereupon declared the motion carried.

Resident Arrears Report Chairperson Holland stated Mr. Wigenton was not in attendance as he was tied up in court. She went on to say there was one eviction last month for housekeeping noncompliance. Commissioner Wright moved to accept and Commissioner Vuono offered a second. The "Ayes" and "Nays" were as follows:

Ayes: Commissioners Holland, Holly, Vuono and Wright
Nays: None

The Chairperson thereupon declared the motion carried.

Committee Reports:

Chairperson Holland read the highlights of the PHA Operations reports that were submitted into the record. Commissioner Vuono read the Maintenance Operations report into record. Mr. Mauro mentioned he looked into lease purchase for maintenance vehicles, a program the Cranford P.D. uses.

Correspondence:

Old Business:

New Business:

Ms. Jones has advised the authority she will be retiring. Therefore TNHA will have the need to hire a full time employee as a Section 8 Coordinator. The Executive Director recommended Ms. Victoria Bardsley for the position as she has significant Section 8 Coordinator and Clerk experience. Effective January 13, 2020 Victoria Bardsley be hired as a probationary full time employee as the Section 8 Coordinator at the salary of 48,500 per year.

A resolution was offered by Commissioner Holly and seconded by Commissioner Wright, the "Ayes" and "Nays" were as follows:

Ayes: *Commissioner* Holland, Holly, Vuono and Wright

Nays: None

Said Motion was Resolution #2070

TNHA has a need for an additional full time employee as a secretary /clerk. Ms. Roslyn Meredith was interviewed and found to be more than qualified and effective January 6, 2020 is hired as a probationary employee at the salary of \$35,300 per year. A resolution was offered by Commissioner Wright and seconded by Commissioner Holly, the "Ayes" and "Nays" were as follows:

Ayes: *Commissioner* Holland, Holly, Vuono and Wright

Nays: None

Said Motion was Resolution #2071

TNHA has determined to move forward with EMEX reverse auction in order to procure electricity for the TNHA. A resolution authorizing Mr. Cook to proceed with the purchase of electricity supply service for public use on an online auction website was offered by Commissioner Vuono and seconded by Commissioner Wright, the "Ayes" and "Nays" were as follows:

Ayes: *Commissioner* Holland, Holly, Vuono and Wright

Nays: None

Said Motion was Resolution #2072

TNHA has determined to move forward with EMEX reverse auction in order to procure natural gas for the TNHA. A resolution authorizing Mr. Cook to proceed with the purchase of natural gas supply service for public use on an online auction website was offered by Commissioner Vuono and seconded by Commissioner Wright, the "Ayes" and "Nays" were as follows:

Ayes: *Commissioner* Holland, Holly, Vuono and Wright

Nays: None

Said Motion was Resolution #2073

Topic for Discussion:

Commissioner Holly asked about the 501C3. Chairperson stated that was a question for Mr. Cook and to revisit when he is back.

Commissioner Vuono stated he noticed a conference in March coming up in Washington, DC and was wondering if anyone was interested in going. Chairperson Holland asked the recording secretary to look into the details of the conference and advise the board.

Public Portion:

Linda Johnson of Neptune was present and asked the board where we post available jobs. Chairperson Holland stated we post in the Asbury Park Press and the Coaster. Ms. Johnson went on to ask what the Geese Police do. Mr. Mauro mentioned they provide a service with border collies that scare the geese away so they never come back.

Topic for Discussion:

EXECUTIVE SESSION:

Whereas, Chapter 231 of the Public Laws of 1975, known as the "Open Meetings Law," authorizes a public body to meet in executive or private session under certain limited circumstances; and.

Whereas, said law requires the Board of Commissioners to adopt a resolution at a public meeting before it can meet in such executive or private session;

Now, Therefore Be It Resolved that the Township of Neptune Housing Authority does

hereby determine that it is necessary to meet in session prior to adjournment of this public meeting to discuss legal/personnel matters and the matters to be discussed are excluded from public discussion under the law and will be made public when the confidentiality is no longer required.

ADJOURNMENT OF MEETING:

A motion to adjourn was offered by Commissioner Wright and seconded by Commissioner Vuono. The meeting was adjourned at 5:57 p.m.

Bart Cook, Esq., PHM
Executive Director