

REGULAR MEETING DECEMBER 20, 2022

The Commissioners of the Housing Authority of the Township of Neptune, in the County of Monmouth, met in the regular session in the conference room at 1810 Alberta Avenue, Neptune, New Jersey. Chairperson Holland called the meeting to order at **6:00 p.m.** and then called roll.

Present: Commissioners **Barksdale, Foster, Griggs, Holland, Holly, Johnson, and Williams**

Absent: Commissioners:

It was announced that the requirements of R.S. 10:4-18 have been satisfied by the publication of the required advertisement in the Coaster and in the Asbury Park Press on **August 25, 2022**, 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 the regular meeting of **November 15, 2022**, were offered for approval by Commissioner **Johnson** and seconded by Commissioner **Barksdale**. The “Ayes” and “Nays” were as follows:

Ayes: Commissioners **Barksdale, Foster, Griggs, Holland, Holly, Johnson, and Williams**

Nays: **None**

Abstain: Commissioner

Chairperson Holland thereupon declared the motion carried.

Financial Report:

Mr. Cook read the Financial Report for **November 2022** and asked if there were any questions regarding the financial report, being none Commissioner **Griggs** moved to accept, and Commissioner **Holly** offered a second. The “Ayes” and “Nays” were as follows:

Ayes: Commissioners **Barksdale, Foster, Griggs, Holland, Holly, Johnson, and Williams**

Nays: **None**

Chairperson Holland thereupon declared the motion carried.

Bills to be paid for the Month of December 2022

ACTION TERMITE PEST	\$1,030.00	RAPID FIRE & SECURITY	\$13,090.00
ATLANTIC LOCK & SAFE	\$2,217.66	THE HOME DEPOT PRO	\$2,308.50
DGB CONSULTING GROUP	\$3,050.00	TOWNSHIP OF NEPTUNE FMS	\$9,154.59
HOME DEPOT	\$16,061.27	TOWNSHIP OF NEPTUNE FUEL	\$1,181.19
PHA-WEB	\$10,340.00	TPK CONSTRUCTION	\$27,023.50
MAZTECK	\$2,076.24	TRIMALAWN EQUIPMENT	\$2,665.00
PILOT ELECTRIC	\$2,266.20	ZEP	\$2,904.70

A motion was offered to pay the presented bills by Commissioner **Johnson** and Commissioner **Williams** offered a second. The “Ayes” and “Nays” were as follows:

Ayes: Commissioners **Barksdale, Foster, Griggs, Holland, Holly, Johnson, and Williams**

Nays: **None**

Chairperson Holland thereupon declared the motion carried.

Resident Arrears Report:

Mr. Wigenton stated out of the fourteen (14) original complaints filed for non-payment with the court 8 are still outstanding and need court dates. It has been a long process as all trials are in person. We have two dates scheduled for status conferences with the court and 2 were served Notice to Cease for lease violations. Commissioner **Foster** moved to accept, and Commissioner **Barksdale** offered a second. The “Ayes” and “Nays” were as follows:

Ayes: Commissioners **Barksdale, Foster, Griggs, Holland, Holly, Johnson, and Williams**

Nays: **None**

Chairperson Holland thereupon declared the motion carried.

Committee Reports:

Mr. Cook addressed the Board thanking them for all the well wishes and everything they did while he was in the hospital. He also stated he petitioned for increases for TNHA from Neptune City Housing Authority. Director of Operations; Joseph L. Mauro IV was happy to report 1130 Heck is officially vacant.

Correspondence:

Mr. Cook spoke with someone today who wanted to organize a farewell to 1130 Heck building for the residents. The building was built in 1957 and has been showing its age. We are looking forward to the future and a new beginning for the community at 1130 Heck.

Old Business:

The next step for 1130 Heck is the RFP for the demolition of the building.

New Business:

Chairperson Holland reminded the board next Tuesday, December 27th, 2022, at 5:00pm is the resignation dinner for Rev. Wright at The Butcher Block in Long Branch. She went on to ask if there were dates scheduled for Sergio Navarrete's retirement or the staff holiday party. Mr. Mauro replied he was still working on those.

Topic for Discussion:

Public Portion:

EXECUTIVE SESSION:

Whereas, Chapter 231 of the Public Law 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.

Commissioner Holly moved to go into **Executive Session at 6:17 pm**. Commissioner **Griggs** offered a second. The "Ayes" and "Nays" were as follows:

Ayes: Commissioners **Barksdale, Foster, Griggs, Holland, Holly, Johnson, and Williams**

Nays: **None**

Chairperson Holland thereupon declared the motion carried.

The Board returned to **Open Session at 6:28 p.m.**

Chairperson **Holland** tendered her resignation due to personal reasons. She thanked the Board for its support over the years and wished everyone much success.

There was a brief discussion about naming a chair as Vice Chair **Foster** said she did not want to be Chair as she has a lot going on at this time. Commissioner **Johnson** thought that we should wait to vote for a chair when we have a new member appointed by the Township. The consensus is to vote now.

Commissioner **Holly** moved to appoint Commissioner **Griggs** as Chair and Commission **Barksdale** seconded.

Commissioner **Johnson** nominated herself, and Vice Chair **Foster** seconded.

Both Commissioners **Johnson** and **Griggs** gave brief statements of their interest and experience.

Mr. Wigenton conducted the vote by secret ballot and the results were five votes for Commissioner **Griggs** and one vote for Commissioner **Johnson**.

Commissioner **Griggs** was named as the new Chairman of the Board of Commissioners.

Chairman **Griggs** thanked the Board for its support and stated he looks forward to working with everyone in 2023.

ADJOURNMENT OF MEETING:

A motion to adjourn was offered by Chairman **Griggs** and seconded by Commissioner **Williams**. The meeting was adjourned at **6:37 p.m.**

Bart J. Cook, Esq., PHM
Executive Director