

MINUTES HAVE BEEN UPDATED TO REFLECT COMMISSIONER TORRE'S CONCERNS

MINUTES OF THE ASBURY PARK HOUSING AUTHORITY BOARD OF COMMISSIONERS MEETING MARCH 13, 2017.

Meeting 6:06 p.m.

Present:

Chairman Gregory Hopson
Vice Chairman Frank Syphax
Commissioner Charlotte McAllister
Commissioner Carol Torre
Commissioner Donna Troppoli

Absent:

Commissioner Angeline Brown

Also present:

Daniel Gibson, Chief of Staff
Natalie Turner, Assistant to the Executive Director
Cindy Toy, Finance
Thomas Sahlin, Finance
Louis Carretta, Maintenance
Reginald Jenkins Esq., Legal Counsel

Legal Notice read by Reginald Jenkins

NOTICE: 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 Asbury Park Housing Authority Web Site, and posted at all Asbury Park Offices at least (48) hours prior to convening the meeting.

Public Participation

Dina Valentine, 512 Robinson Towers – one of the walls in my living room are peeling and maintenance has been called, but the manager has told me they don't know what they're going to do. I'm tired of sweeping up plaster and I'd like this resolved.

Lou Carretta- I'll have someone come look at it tomorrow.

Public Portion closed.

RESOLUTION 03-01-2017- RESOLUTION APPROVAL OF THE ASBURY PARK HOUSING AUTHORITY LIST OF BILLS FOR THE MONTH OF FEBRUARY 2017, INCLUDING SECTION 8 EXPENDITURES.

Motion moved by Vice Chairman Syphax, and seconded by Commissioner McAllister.

Commissioner Troppoli- the questions I had during our monthly accounting meeting were about tree and stump removal, pilot payment for which dates, accounting fees, background checks, municipal court for the fire alarms, the boiler payments apparently are paid in increments, so we continually make payments. The NARHO conference, the monies sited here are just registration fees, not lodging or other fees. And that's what we talked about during the finance meeting.

Commissioner Torre- I see \$25,000 paid to Monmouth University when we're voting on that tonight?

Daniel Gibson- their provosts prohibited them from doing certain things without them being paid, and the problem with them is it was a matter of timing; we needed certain things done prior to a meeting being held. And beyond that there were certain expenditures that needed to be made, and that's why Mr. Garrett agreed to have this paid.

Vice Chairman Syphax- so in other words Maestro put things in motion?

Chairman Hopson- yes, what ended up happening is that Maestro paid them off and we're just reimbursing them.

Motion made by Commissioner McAllister, seconded by Vice Chairman Syphax.

Ayes-Commissioners McAllister, Torre, Troppoli, Vice Chairman Syphax, Chairman Hopson.

Opposed- None.

Abstained- None.

Absent- Commissioner Brown.

APPROVAL OF THE MINUTES OF THE FEBRUARY 14 2017 REGULAR AND EXECUTIVE SESSION.

Motion moved by Commissioner Troppoli, seconded by Commissioner McAllister.

Ayes-Commissioners McAllister, Torre, Troppoli, Vice Chairman Syphax, Chairman Hopson.

Opposed- None.

Abstained- None.

Absent- Commissioner Brown.

RESOLUTION 03-02-2017-RESOLUTION AUTHORIZING THE ASBURY PARK HOUSING AUTHORITY TO EXECUTE AN INTER-AGENCY AGREEMENT WITH THE LONG BRANCH HOUSING AUTHORITY.

Motion moved by Vice Chairman Syphax, seconded by Commissioner McAllister.

Commissioner Troppoli- on page 1 compensation under number 2a not to exceed... if you continue reading down, is that \$25,000 included in the \$300,000? It wasn't clear here.

Cindy Toy- the \$25,000 that times 12 equals \$300,000.

Commissioner Troppoli- on page 2 Lincoln Village paragraph b... we're going to be paying that quarterly?

Cindy Toy- no, as that's completed it'll be paid in 4 installments.

Commissioner Troppoli- the last two pages, originally, the original version added up to 150 person hours a week. I emailed about that, how does that work out? Will we be billed more since it was originally averaged to us at 100 units a week?

Cindy Toy- the maintenance services we're not going to turn around vacant units, and Asbury Park Housing Authority will be handling ground maintenance.

Vice Chairman Syphax- we had a problem before with vacant unit turn around.

Cindy Toy- the budget has been cut, Boston Way, we are no longer receiving the subsidy. Accordingly we have to lay off maintenance people, so if we lay off and Long Branch continues to provide people, so we cut off that part of the service, so then Asbury Park picks up that service.

Commissioner Troppoli- this is why we're not paying \$505, this is why we're at \$450?

Cindy Toy- Yes. We provide more services for the demolition; we're providing different services to you now.

Motions to move and second the resolution withdrawn.

RESOLUTION 03-03-2017- RESOLUTION AUTHORIZING THE ASBURY PARK HOUSING AUTHORITY TO EXECUTE A CONSULTANT AGREEMENT BETWEEN MONMOUTH UNIVERSITY AND THE ASBURY PARK HOUSING AUTHORITY.

Motion moved by Vice Chairman Syphax, seconded by Commissioner Troppoli.

UPDATE TO THE MINUTES PER COMMISSIONER TORRE

****As of April 10 2017, Commissioner Torre asked at Asbury Park Housing Authorities' Board meeting, that it be reflected she had questions in regards to this Resolution 03-03-2017. It was originally recorded and reflected in the original minutes dispersed that Commissioner Torre's question was**

asked earlier in the evening and the minutes reflect this. Please see Resolution 03-01-2017 for Commissioner Torre's questions and concerns.

Ayes-Commissioners McAllister, Torre, Troppoli, Vice Chairman Syphax, Chairman Hopson.

Opposed- None.

Abstained- None.

Absent- Commissioner Brown.

RESOLUTION 03-04-2017- FIRST AMENDMENT TO EXCLUSIVE OPTION TO LEASE REAL ESTATE. UN-TABLE/ADOPTION.

This motion remained tabled and was discussed in Executive Session.

ADDED STARTERS

03-06-2017 BUDGET RESOLUTION FOR HUD SUBMISSION

Cindy Toy- when this budget was submitted, it needed to be submitted 60 days prior, so this resolution is to explain why the budget was late. The second is an adoption of the approved budget, it's the same budget, and it just needs to be approved.

Motion moved by Commissioner McAllister, seconded by Vice Chairman Syphax.

Ayes-Commissioners McAllister, Torre, Troppoli, Vice Chairman Syphax, Chairman Hopson.

Opposed- None.

Abstained- None.

Absent- Commissioner Brown.

03-07-2017 ADOPTION OF BUDGET FOR DCA SUBMISSION

Motion moved by Commissioner McAllister, seconded by Commissioner Troppoli.

Ayes-Commissioners McAllister, Torre, Troppoli, Vice Chairman Syphax, Chairman Hopson.

Opposed- None.

Abstained- None.

Absent- Commissioner Brown.

Jeanine Davis, Resident Advisor- I'm a resident of Lincoln village, I was chosen to go to Washington amongst others. I learned a lot, I was enlightened on many things. I think we have our work cut out for us with what we're doing to get the community involved and the residents, I just think there is so much more that needs to get done as far as community participation.

Motion to enter into Executive Session moved by Commissioner Troppoli, seconded by Commissioner McAllister.

Public meeting closed at 7:07 p.m.

Public meeting reopened at 8:12 p.m.

RESOLUTION 03-02-2017- RESOLUTION AUTHORIZING THE ASBURY PARK HOUSING AUTHORITY TO EXECUTIVE AN INTER-AGENCY AGREEMENT WITH THE LONG BRANCH HOUSING AUTHORITY.

Motion moved by Vice Chairman Syphax, seconded by Commissioner Troppoli.

Ayes-Commissioners McAllister, Troppoli, Vice Chairman Syphax, Chairman Hopson.

Opposed- None.

Abstained- None.

Absent- Commissioner Brown, Torre.

Motion to adjourn moved by Chairman Hopson, seconded by Commissioner McAllister.

Ayes-Commissioners McAllister, Troppoli, Vice Chairman Syphax, Chairman Hopson.

Opposed- None.

Abstained- None.

Absent- Commissioner Brown, Torre.

Meeting closed 8:22 p.m.

A handwritten signature in black ink, appearing to read 'Tyrone Garrett', is written over a horizontal line.

Tyrone Garrett, Executive Director