

MINUTES OF THE ASBURY PARK HOUSING AUTHORITY BOARD OF COMMISSIONERS MEETING April 10, 2017.

Meeting opened at 6:00 pm

Present:

Present:

Chairman Gregory Hopson
Vice Chairman Frank Syphax (late arrival 6:07 p.m.)
Commissioner Angeline Brown
Commissioner Charlotte McAllister
Commissioner Carol Torre
Commissioner Donna Troppoli

Also present:

Tyrone Garrett, Interim Executive Director
Daniel Gibson, Chief of Staff
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.

Pledge of allegiance led by Daniel Gibson.

Public Participation

Glenda Walker, 204 Robinson Towers- I work security here, and we go through a lot. I've been cursed at with all the shenanigans going on, and management knows, but they do not back us up. Three people I was told were barred from the building, but I never know if they've been told. Am I supposed to inform them when they try to come back in here? The management should tell them, I don't feel it's my job.

Daniel Gibson- we need to get you an up to date no trespassing list. Anyone on it should not be allowed in. We'll make sure security is getting the lists anytime someone is added to it.

Valerie, Lumley Homes- yesterday I was home, and looked out my window, and there was a man outside exposing himself while urinating in the bushes.

Daniel Gibson- were the police called?

Valerie- yes, but by the time they got here, he had left.

Johnny Westbrook- I know that these people are bringing drugs into Housing, you all need to do something to stop it, because these are the types of folks that it's bringing around.

Daniel Gibson- we are working on evicting people we know to be a problem.

APPROVAL OF THE MINUTES OF THE MARCH 13 2017 REGULAR AND EXECUTIVE SESSION.

Moved by Commissioner Brown, and seconded by Vice Chairman Syphax.

Commissioner Torre- I have a comment about the regular minutes, on page 2, this was the motion about the \$25,000 for Monmouth, and I don't see my questions that I asked in regards to the resolution.

Reginald Banks Esq. - if needed, we will ratify the minutes to include your comments.

Chairman Hopson- so if it needs amending it's fine by Commissioner Torre.

Commissioner Torre- yes, thank you.

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

Opposed- None.

Abstained- Commissioner Brown.

Absent- None.

RESOLUTION 04-01-2017- RESOLUTION APPROVAL OF THE ASBURY PARK HOUSING AUTHORITY LIST OF BILLS FOR THE MONTH OF MARCH 2017, INCLUDING SECTION 8 EXPENDITURES.

Motion moved by Commissioner Troppoli, and seconded by Commissioner McAllister.

Chairman Hopson- there were very few questions asked at the finance meeting, we did see that if someone was brought in to exterminate bedbugs from our own team that we could have saved a considerable amount, there is a second license needed, but we're working on that, so we're heading in the right direction.

Lou Carretta- once our worker gets that second license he has authorization to buy the pesticides and apply them with our in house team, so that will be a considerable savings.

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

Opposed- None.

Abstained- Commissioner Brown.

Absent- None.

RESOLUTION 04-02-2017- RESOLUTION AUTHORIZING CONTRACT AWARD FOR AUDITING SERVICES FOR FISCAL YEAR END (FYE) MARCH 31, 2017 TO HYMANSON, PARNES & GIAMPAOLO WITH AN OPTION TO RENEW FOR ONE ADDITIONAL YEAR.

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

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

Opposed- None.

Abstained- None.

Absent- None.

RESOLUTION 04-03-2017- RESOLUTION AUTHORIZING AWARD OF A FEE ACCOUNT AND SERVICES CONTRACT TO POLCARI & CO. WITH AN OPTION TO RENEW FOR ONE ADDITIONAL YEAR.

Motion moved by Commissioner Brown, and seconded by Commissioner McAllister.

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

Opposed- None.

Abstained- None.

Absent- None.

RESOLUTION 04-04-2017- RESOLUTION AUTHORIZING AWARD OF A CONTRACT TO PREMIER SECURITY & ELECTRONICS FOR INSTALLATION OF EMERGENCY CALL SYSTEM AT NJ7-5 COMSTOCK COURT AND NJ 7-6 LUMLEY HOMES.

Motion moved by Commissioner McAllister, and seconded by Commissioner Troppoli

Commissioner Torre- is the current system caput?

Daniel Gibson- yes.

Commissioner Torre- it does it work at all?

Lou Carretta- the current system at Comstock and Lumley are continually in need of repairs, and it's reached a point where they've become unserviceable.

Commissioner Torre- this is the system to alert that a tenant is in trouble?

Lou Carretta- yes. And it's the same as the system for Robinson tower.

Thomas Sahlin- yes and Robinson Towers was \$100,000. Being that there are two different sites that may increase the cost.

Tyrone Garrett- their two different infrastructures, so it'll be two new infrastructures for each site.

Ayes-Commissioners Brown, McAllister, Torre, Troppoli, Vice Chairman Syphax, Chairman Hopson.
Opposed- None.

Abstained- None.

Absent- None.

ADDED STARTER- RESOLUTION 04-05-2017- RESOLUTION APPROVING ANCHOR PEST CONTROL

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

Daniel Gibson- commissioners there is no need for this resolution as it was send out, in its place there will be an added starter at the end of this meeting. The administration went out for bids for extermination services, Anchor, Western, and a third company, there were 5 or 6 companies that have expressed interests, and this is the second time we've gone out. Anchor came in at 1/3 the cost of the next bidder.

Commissioner Torre- why didn't anchor bid at the first go around? Is this contract going to be retroactive?

Daniel Gibson- no this takes effect when you approve it.

Commissioner Torre- do we know why they didn't bid the first time?

Daniel Gibson- they called to ask a question and whoever they spoke to let them know we're going out for bids, they didn't read the advertisement the first time

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

Opposed- Commissioner Brown.

Abstained- None.

Absent- None.

RESOLUTION 04-06-2017- RESOLUTION AUTHORIZING TO VACATE TENANT BALANCE WRITE OFF FOR FISCAL YEAR ENDING MARCH 31, 2017.

Motion moved by Commissioner Brown, and seconded Commissioner McAllister.

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

Opposed- None.

Abstained- None.

Absent- None.

RESOLUTION 04-07-2017- RESOLUTION AUTHORIZING SUBMISSION OF THE CERTIFICATION UNDER THE SECTION 8 MANAGEMENT PROGRAM (SEMAP) FOR FISCAL YEAR ENDING MARCH 2017 AS REQUIRED BY HUD REGULATION.

Motion moved by Commissioner Brown, and seconded Commissioner McAllister.

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

Opposed- None.

Abstained- None.

Absent- None.

**RESOLUTION 04-08-2017- RESOLUTION ACKNOWLEDGING AND ACCEPTING A
MEMORANDUM OF UNDERSTANDING (MOU) BETWEEN THE CITY OF ASBURY PARK AND THE
CITY OF ASBURY PARK HOUSING AUTHORITY.**

Motion moved by Commissioner Brown, and seconded by Commissioner McAllister.

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

Opposed- None.

Abstained- None.

Absent- None.

Motion to adjourn Public Session and enter Executive Session moved by Commissioner McAllister, and seconded by Vice Chairman Syphax.

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

Opposed- None.

Abstained- None.

Absent- None.

Public session closed at 6:39 p.m.

Executive session entered at 6:40 p.m.

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

Tyrone Garrett, Interim Executive Director