

EDISON HOUSING AUTHORITY

Regular Meeting

April 16, 2019

6:00 PM

Robert Holmes Gardens (North)
14 Rev. Samuel Carpenter Blvd.
Edison, New Jersey

AGENDA

1. Call to Order
2. Pledge of Allegiance
3. Please note that adequate notice of this meeting, as required by the Open Public Meetings Act of 1975, has been provided by notice sent to the Star Ledger and the Homes News Tribune on January 9, 2019 and a copy of the notice was published in the Home News Tribune on January 12, 2019 and the Star-Ledger January 14, 2019. Said notice has been posted on the Edison Housing Authority website and at the two housing authority properties in the main lobby area. In addition, a notice has been submitted to the Township of Edison Clerk and posted in the Municipal Building.
4. Roll Call
5. Approval of March 19, 2019 Regular Meeting Minutes
6. Resolutions:
 - 1-4-2019 Resolution Acknowledging Receipt and Review of Edison Housing Authority Audit Report for the Fiscal Year Ended June 30, 2018.
 - 2-4-2019 Resolution to approve vouchers for payment of invoices in the amount of \$72,731.66
 - 3-4-2019 Resolution by the Commissioners of the Edison Housing Authority authorizing the Executive Director to execute an agreement with D'Onofrio & Son Inc. Landscaping, the lowest, responsible proposal for landscaping services beginning April 15, 2019 and terminating on March 31, 2020.

EDISON HOUSING AUTHORITY
Regular Meeting
April 16, 2019
6:00 PM
Robert Holmes Gardens (North)
14 Rev. Samuel Carpenter Blvd.
Edison, New Jersey

4-4-2019 Resolution by the Commissioner of the Edison Housing Authority authorizing the Executive Director to execute an agreement with PHA-Web to provide housing management software and support services for the Edison Housing Authority.

5-4-2019 Resolution to authorize staff and commissioners to travel to the NJNAHRO Training & Networking Meeting, May 5-8, 2019.

7. Old Business:
 - a.) Update on Playground – Presented by Brian Sherry, Boyce Associates
8. New Business:
 - a.) Audit Review – Presented by Anthony Giampaolo, Hymanson, Parnes & Giampaolo
 - b.) Section 8 Program Update – Presented by Tony Polcari, Polcari & Polcari
 - c.) Programming/Committee Updates – Presented by Deborah Hurley, Executive Director
9. Public Portion
10. Adjournment

**EDISON HOUSING AUTHORITY
REGULAR BOARD MEETING**

March 19, 2019

6:00 pm

MINUTES

The Regular Meeting of the Board of Commissioners of the Edison Housing Authority was held at Julius C. Engel, 1 Willard Dunham Drive, Edison, NJ in the community room. The meeting was called to order at 6:00 pm.

Please note that adequate notice of this meeting, as required by the Open Public Meetings Act of 1975, has been provided by notice sent to the Star Ledger and the Homes News Tribune on January 9, 2019 and a copy of the notice was published in the Home News Tribune on January 12, 2019 and the Star-Ledger on January 14, 2019. Said notice has been posted on the Edison Housing Authority website and at the two housing authority properties in the main lobby area. In addition, a notice has been submitted to the Township of Edison Clerk and posted in the Municipal Building.

Roll call

In attendance: Chairman Carlos N. Sanchez, Commissioner Raymond Koperwhats, Commissioner Lou Mangione, Jr., Commissioner Chris Mazauskas, Commissioner Walter Szoludko, Terrence Corriston, Attorney, and Deborah Hurley, Executive Director

Excused Absence: Commissioner Kathryn Neal, Vice Chairman Barry Telesnick

Motion to approve the minutes of February 19, 2019 Meeting

Motion: Commissioner Ray Koperwhats

Second: Commissioner Lou Mangione, Jr.

Discussion: Chairman Carlos N. Sanchez asked the board if there were any comments. There was no discussion.

Approved as follows:

	AYES	NAYS	ABSENT	ABSTAIN
Comm. Koperwhats	x			
Comm. Mazauskas	x			
Comm. Szoludko	x			
Comm. Mangione, Jr.	x			
Comm. Neal			x	
Comm. Telesnick			x	
Chairman N. Sanchez	x			

Resolution 1-3-2019 to authorize and approve Vouchers for Business in the amount of

\$61,702.69.

Motion: Commissioner Walter Szoludko

Second: Commissioner Ray Koperwhats

Discussion

Commissioner Mazauskas questioned bills for Polcari and the pension. Deborah Hurley, Executive Director explained that Polcari’s bill reflected two bills and the next bill would be adjusted and the pension was a lump sum payment that would bring the Exec. Director’s pension payment current. Commissioner Ray Koperwhats inquired about the extermination bill. Deborah Hurley, Executive Director indicated that Robert Holmes Gardens has experienced a series of bedbug issues in several units. In addition, families are being held accountable to maintain their homes. Commissioner Koperwhats asked what LWD represented. Attorney Terrence Corriston indicated that LWD represented the Labor Workforce Development. Commissioner Koperwhats inquired about Standard Waste. Executive Deborah Hurley indicated that their contract will not be ready for review until the end of the year.

Motion to approve **Resolution 1-3-2019 for \$61,702.69**

Approved as follows:

	AYES	NAYS	ABSENT	ABSTAIN
Comm. Koperwhats	x			
Comm. Mazauskas	x			
Comm. Szoludko	x			
Comm. Mangione, Jr.	x			
Comm. Neal			x	
Comm. Telesnick			x	
Chairman N. Sanchez	x			

Old Business:

i. Condo Unit(s) Update:

Chairman Carlos N. Sanchez requested to have Deborah Hurley, Executive Director provide an overview of the memorandum that was distributed to the commissioners about the two condo units.

Deborah Hurley, Executive Director assessed that the Edison Housing Authority will need to move towards eviction. However, in order to prevent the two families from becoming homeless, efforts are being made to ensure the families are able to secure another place within a determined period of time. Discussion ensued about the cost and expense of the units. It was determined that once the families moved out of the units, we will work with the nonprofit to identify two families that can afford the units.

- ii. Commissioner Mazauskas asked about the status of the Ceremony for Former Commissioner Frank Mistretta. Executive Director, Deborah Hurley indicated that plans have not taken place to date.
- iii. Commissioner Koperwhats indicated that the dumpster covers at Robert Holmes Gardens are in poor condition and wanted to know about the possibility of having them replaced. Executive Director, Deborah Hurley indicated that she would work with the maintenance team to have Standard Waste provide dumpsters with new covers.
- iv. Deborah Hurley, Executive Director shared with the commissioners that efforts were made to remove two vehicles that were broken down. One of the cars finally removed from the property, appeared to have been abandoned for several years. Both cars belonged to families living at Robert Holmes Gardens.

New Business:

Deborah Hurley, Executive Director presented the following:

- a.) A partnership has been formed between the Edison Housing Authority and the Department of Labor. On March 28th a Resume Writing Session will take place at Robert Holmes Gardens and a Work Resource Day will take place on April 10th at Robert Holmes Gardens and on April 17th at Julius Engel Gardens.
- b.) CBDG grant was submitted to renovate the basketball court and a proposal was submitted to the Department of Agriculture to be a host site for a summer lunch program for children ages 5yrs to 17yrs old who live at the Edison Housing Authority.
- c.) Chairman Carlos N. Sanchez inquired about the status of the playground. Deborah Hurley, Executive Director indicated that she recently was in touch with the representative about the status of the equipment, delivery and installation. Presently, the crew is waiting for a consecutive week of good weather to begin installation. Once the installation begins, it will take a month to complete and a ribbon cutting ceremony would take place.

Public

Brenda Thomas, B2 Willard Dunham Drive, Edison, NJ, is unable to move her trash because of medical conditions. She wanted to know what should she do and how will it affect other families who are unable to move their trashcans. After a series of discussions it was determined that the Public Housing Manger at Julius Engel Gardens would monitor the situation to ensure that families assist in aiding families who need the assistance.

Motion to adjourn by Commissioner Lou Mangione, Jr.
Second by Commissioner Walter Szoludko

Adiourned Unanimously at 7:15 PM

Deborah M. Hurley, Secretary

**HOUSING AUTHORITY OF THE TOWNSHIP OF EDISON
TRANSMITTAL FORM**

**LOCAL AUTHORITIES
BOARD RESOLUTION**

1 - 4 - 2019

**PRESCRIBED BY
THE NEW JERSEY LOCAL FINANCE BOARD**

WHEREAS, N.J.S.A. 40A:5A-15 requires the governing body of each local authority to cause an annual audit of its accounts to be made, and WHEREAS, the annual audit report for the fiscal year ended **June 30, 2018** has been completed and filed with the Local Finance Board of the State of New Jersey pursuant to N.J.S.A. 40A:5A-15, and

WHEREAS, the Annual Report of Audit for the year ending June 30, 2018 has been filed by a Certified Public Accountant with the pursuant to N.J.S.A. 40A: 5-6, and a copy has been received by each member of the governing body; and

WHEREAS, N.J.S.A. 40A:5A-17, requires the governing body of each authority to, within 45 days of receipt of the annual audit, certify by resolution to the Local Finance Board that each member thereof has personally reviewed the annual audit report, and specifically the sections of the audit report entitled "General Comments" and "Recommendations," and has evidenced same by group affidavit in the form prescribed by the Local Finance Board, and

WHEREAS, the members of the governing body have received the annual audit and have personally reviewed the annual audit, and have specifically reviewed the sections of the annual audit report entitled "General Comments" and "Recommendations," in accordance with N.J.S.A. 40A:5A-17,

NOW, THEREFORE BE IT RESOLVED, that the governing body of the **Housing Authority of the Township of Edison** hereby certifies to the Local Finance Board of the State of New Jersey that each governing body member has personally reviewed the annual audit report for the fiscal year ended **June 30, 2018**, and specifically has reviewed the sections of the audit report entitled "General Comments" and "Recommendations," and has evidenced same by group affidavit in the form prescribed by the Local Finance Board.

BE IT FURTHER RESOLVED that the secretary of the authority is hereby directed to promptly submit to the Local Finance Board the aforesaid group affidavit, accompanied by a certified true copy of this resolution.

IT IS HEREBY CERTIFIED THAT THIS IS A TRUE COPY OF THE RESOLUTION
PASSED AT THE MEETING HELD ON April 16, 2019

**HOUSING AUTHORITY OF THE TOWNSHIP OF EDISON
TRANSMITTAL FORM**

**LOCAL AUTHORITIES
GROUP AFFIDAVIT FORM**

**PRESCRIBED BY
THE NEW JERSEY LOCAL FINANCE BOARD**

AUDIT REVIEW CERTIFICATE

We, the members of the governing body of Housing Authority of the Township of Edison being of full age and being duly sworn according to law, upon our oath depose and say:

1. We are duly appointed members of Housing Authority of the Township of Edison.
2. In performance of our duties, and pursuant to N.J.A.C. 5:30-6.5, we have familiarized ourselves with the contents of our Annual Housing Authority Audit report with the Clerk pursuant to N.J.S.A. 40A:5.6 for the year ending June 30, 2018.
3. We certify, that we have each reviewed the annual report for the fiscal year ended June 30, 2018 and specifically the section of the audit report entitled "Notes to Financial Statements", "Supplemental Information" and "Findings and General Comments and Recommendations".

NAME	SIGNATURE
<u>Raymond Koperubert</u>	<u>[Signature]</u>
<u>Barry A. Telesnick</u>	
<u>CARLOS N. SANCHEZ</u>	
<u>Louis A. Mangione, Jr.</u>	
<u>Christopher Hozauskas</u>	
<u>Walter Szoludko</u>	
<u>Kathryn Neal</u>	

Sworn to and subscribed before me
this 16 day of April 2019

Notary Public of New Jersey



RESOLUTION # 2-4-19

A RESOLUTION TO APPROVE VOUCHERS FOR PAYMENT OF INVOICES

WHEREAS, the Commissioners of the Edison Housing Authority approves vouchers for payment of invoices in the amount of \$72,731.66.

NOW, THEREFORE, Be It Resolved, by the Board of Commissioners of the Edison Housing Authority, that Resolution 2-4-19 shall be approved.

MOVED: Commissioner Kathryn Neal

SECONDED Commissioner Walther Szoludko

<u>Member Recorded Vote</u>	<u>Ayes</u>	<u>Nays</u>	<u>Abstain</u>	<u>Absent</u>
Commissioner Szoludko	X			
Commissioner Mazauskas	X			
Commissioner Koperwhats	X			
Commissioner Neal	X			
Commissioner Telesnick	X			
Commissioner Mangione, Jr.	X			
Chairman N. Sanchez	X			

PASSED AND ADOPTED THE 16 day of April, 2019

I, Deborah M. Hurley, Secretary of the Housing Authority of the Township of Edison, hereby certify that the foregoing is a true copy of a resolution of the Authority adopted at a regular meeting April 16, 2019.

Deborah M. Hurley, Secretary

PAID INVOICE LISTING
3/20/19-4/16/19

Vendor Name	Check Date	Check No.	Total Amount	Description
INTERGLOBE COMMUNICATIONS, INC	03/20/2019	0000001693	1344.08	REH & JEG TELEPHONE SERVICE - JANUARY & FEBRUARY 2019
JOLANTA KUBACKA	03/20/2019	0000001694	96.63	BOARD MEETING REFRESHMENTS + ST PATRICKS DAY FOOD FOR JEG TENANTS
OPTIMUM	03/27/2019	0000001695	40.97	JEG INTERNET SERVICE PROVIDER 4/22/19-5/21/19
AB UNIVERSAL MESSAGING	03/27/2019	0000001696	10.40	ANSWERING SERVICE - MARCH 2019
CIT	03/27/2019	0000001697	258.78	TELEPHONE SYSTEM LEASE AND MAINTENANCE - APRIL 2019
EXTERMINATING, INC.	03/27/2019	0000001698	315.00	APT 1B, 15E, 15F, 1A, 9C, 9D - CEMIT CLEANOUT TREATMENT 1/30/19
EXTERMINATING, INC.	03/27/2019	0000001698	95.00	APT 12E & 1E VISUAL BED BUG INSPECTION
EXTERMINATING, INC.	03/27/2019	0000001698	360.00	MONTHLY CEMIT TREATMENT - MARCH 2019
DE LAGE LANDEN FINANCIAL SERVICES	03/27/2019	0000001699	282.00	REH COPIER LEASE - 4/15/19-5/14/19
DE LAGE LANDEN FINANCIAL SERVICES	03/27/2019	0000001699	187.46	JEG COPIER LEASE 4/15/19-5/14/19
ELIZABETHTOWN GAS	03/27/2019	0000001700	8.19	REH GAS 2/19/19-3/20/19

PAID INVOICE LISTING
3/20/19-4/16/19

ELIZABETHTOWN GAS	03/27/2019	0000001700	862.94	REH GAS 2/19/19-3/20/19
ELIZABETHTOWN GAS	03/27/2019	0000001700	21.92	REH GAS 2/19/19-3/20/19
HOME DEPOT CREDIT SERVICES	03/27/2019	0000001701	4027.90	MAINTENANCE SUPPLIES & MATERIALS
VERONICA LONG	03/27/2019	0000001702	250.00	2019 PRESCRIPTION EYEGLASSES REIMBURSEMENT
MIDDLESEX WATER CO	03/27/2019	0000001703	2088.83	JEG WATER USAGE 2/14/19-3/14/19
NETCONNECT, INC.	03/27/2019	0000001704	695.00	MONTHLY REMOTE & ONSITE NETWORK MAINTENANCE ENHANCED SERVER & DESKTOP SUPPORT - DEC 2018
OPTIMUM	03/27/2019	0000001705	41.02	REH INTERNET SERVICE PROVIDER 4/22/19- 5/21/19
ORANGE HOUSING AUTHORITY	03/27/2019	0000001706	639.00	REGISTRATION FOR MARC - HQS INSPECTION SEMINAR & CERTIFICATION EXAM APRIL 8-10, 2019
PSE&G CO. (GAS & ELECTRIC)	03/27/2019	0000001707	3093.35	JEG GAS & ELECTRIC 2/20/19-3/20/19
STANDARD WASTE SERVICES	03/27/2019	0000001708	2598.75	REH TRASH SERVICE 6- 6YD & 1-3YD - APRIL 2019
ACME WINDOWS	04/03/2019	0000001710	1175.00	JEG - WINDOW 7 RE-SCREENS 12 NEW SCREENS 2 AWNING HANDLES
AFLAC	04/03/2019	0000001711	418.26	INSURANCE PREMIUMS - MARCH 2019

PAID INVOICE LISTING
3/20/19-4/16/19

BRESLIN AND BRESLIN, P.A.	04/03/2019	0000001712	2100.00	LEGAL SERVICES - MARCH 2019
CARS UNLIMITED	04/03/2019	0000001713	66.00	FUEL FOR AUTOMOBILES - MARCH 2019
EDISON PLUMBING	04/03/2019	0000001714	270.00	APT 1E FIXED LEAKING TUB WASTE, SNAKED SINK DRAIN
EDISON PLUMBING	04/03/2019	0000001714	310.00	BLDG 9 & 11 CLEANED BUILDING SEWER LINE
EDISON PLUMBING	04/03/2019	0000001714	530.00	APT 15D REPLACED LEAKING PIPE & SHUT OFF VALVE IN THE CRAWL SPACE
EDISON PLUMBING	04/03/2019	0000001714	310.00	BLDG 10 & 12 CLEANED BUILDING SEWER LINE
EDISON PLUMBING	04/03/2019	0000001714	440.00	BLDG 9 & 5 FIXED LEAK IN THE CRAWLSPACE, INSTALLED SHUT OFF VALVES
GURNEY ELECTRIC LLC	04/03/2019	0000001715	270.00	APT 15F SERVICE CALL TO TROUBLESHOOT NO POWER CONDITION TO A NEW GFCI RECEPTACLE
HARD ROCK HOTEL & CASINO	04/03/2019	0000001716	357.00	DEBORAH - 3 NIGHT STAY FOR THE NJNAHRO TRAINING & NETWORKING 5/5/19-5/8/19
HOME DEPOT CREDIT SERVICES	04/03/2019	0000001717	907.38	APT 6F - MATERIALS TO PREP VACANT APARTMENT
HOME STAT INSPECTIONS, INC.	04/03/2019	0000001718	2825.00	HCV HQS INSPECTION - MARCH 2019
DEBORAH R HURLEY	04/03/2019	0000001719	124.27	DEBORAH LUNCH WITH NJID & NJ SOCIETY OF ARTS (SKYLARK DINER=\$59), PIZZA FOR MENTORING PROGRAM-\$65.27

PAID INVOICE LISTING
3/20/19-4/16/19

HYMANSON, PARNES & GIAMPAOLO	04/03/2019	0000001720	10065.00	INDEPENDENT AUDIT OF FINANCIAL STATEMENTS FYE 6/30/18
RAYMOND KOPERWHATS	04/03/2019	0000001721	25.00	JEG BOARD MEETING TRAVEL REIMBURSEMENT - 3/19/19
LOUIS MANGIONE JR. ESQ.	04/03/2019	0000001722	25.00	JEG BOARD MEETING TRAVEL REIMBURSEMENT - 3/19/19
CHRISTOPHER MAZAUSKAS	04/03/2019	0000001723	25.00	JEG BOARD MEETING TRAVEL REIMBURSEMENT - 3/19/19
NETCONNECT, INC.	04/03/2019	0000001724	223.95	LENOVO THINKVISION WLED LCD MONITOR - DEBORAH'S OFFICE
NEW JERSEY AMERICAN WATER	04/03/2019	0000001725	6436.16	REH WATER 2/27/19-3/27/19
NJNAHRO	04/03/2019	0000001726	495.00	DEBORAH'S REGISTRATION FOR TRAINING & NETWORKING MAY 5-8, 2019 HARD ROCK HOTEL AC
OPTIMUM	04/03/2019	0000001727	78.65	REH MAINTENANCE SHOP INTERNET SERVICE 4/22/19-5/21/19
PSE&G CO SUMMARY ACCOUNT	04/03/2019	0000001728	3147.87	REH ELECTRIC USAGE 2/21/19-3/22/19
CARLOS N. SANCHEZ	04/03/2019	0000001729	25.00	JEG BOARD MEETING TRAVEL REIMBURSEMENT - 3/19/19
STANDARD WASTE SERVICES	04/03/2019	0000001730	277.20	30 YD ROLL OFF + TONS DISPOSAL CHARGE - 3/12/19
STAPLES ADVANTAGE	04/03/2019	0000001731	129.63	OFFICE SUPPLIES - SECTION 8

PAID INVOICE LISTING
3/20/19-4/16/19

STEVE'S APPLIANCE DOCTOR	04/03/2019	0000001732	178.50	APT 15F STOVE - IGNITION KIT INSTALLED
STEVE'S APPLIANCE DOCTOR	04/03/2019	0000001732	30.00	APT 15F REFRIGERATOR - INEFFICIENT COMPRESSOR NOT WORTH REPAIRING
STEVE'S APPLIANCE DOCTOR	04/03/2019	0000001732	99.50	APT A1 REFRIGERATOR - CLEANED OUT DRAIN REMOVED DEBRIS USING STEAMER GUN ON DRAIN PIPE
STEVE'S APPLIANCE DOCTOR	04/03/2019	0000001732	163.50	APT 7B OVEN - BAKE IGNITION KIT INSTALLED
THE PRINT POST	04/03/2019	0000001733	265.00	2500 PCS ORDER OF #10 SIZE ENVELOPES WITH LOGO
WALTER SZOLUDKO	04/03/2019	0000001734	25.00	JEG BOARD MEETING TRAVEL REIMBURSEMENT - 3/19/19
ACME WINDOWS	04/08/2019	0000001735	390.00	JEG - 6 AWNING OPERATORS
AFSCME NJ COUNCIL 63	04/08/2019	0000001736	395.43	UNION DUES(3 PAYROLLS) MARCH 2019
CARS UNLIMITED	04/08/2019	0000001737	112.75	GMC TRUCK - OIL CHANGED, PATCHED RIGHT REAR TIRE, HEADLIGHT BULB, 2 STOP LIGHT BULBS
CARS UNLIMITED	04/08/2019	0000001737	951.40	96 JEEP TOWED TO SHOP, FLUSH HEATER CORE & COOLING SYSTEM W/ ANTI FREEZE, CATALYTIC CONVERTER, MUFFLER ASSEMBLY, TAILPIPE ASSEMBLY, 4 CLAMPS + LABOR

PAID INVOICE LISTING
3/20/19-4/18/19

EDISON PLUMBING	04/08/2019	0000001738	380.00	BLDG H - REMOVED LEAKING HEATING PIPE IN THE CRAWL SPACE 3/27/19
EDISON PLUMBING	04/08/2019	0000001738	470.00	APT B4 REPLACED SHOWER TUB DIVERTER IN THE 2ND FL BATHROOM
ELIZABETHTOWN GAS	04/08/2019	0000001739	9109.21	REH GAS 2/28/19-3/29/19
DEBORAH R HURLEY	04/08/2019	0000001740	60.88	REIMBURSEMENT FOR ORDER OF EDIBLE ARRANGEMENT FOR COMM. KATHRYN NEAL 4/2/19
POSTAGE BY PHONE-RESERVE ACCT	04/08/2019	0000001741	700.00	POSTAGE RESERVE - MARCH & APRIL 2019
SEE-MORE TV & APPLIANCE	04/08/2019	0000001742	550.00	APT 2F - 18 CUFT REFRIGERATOR
SHERWIN-WILLIAMS CO.	04/08/2019	0000001743	949.50	REH - 50 GALLONS PAINT @ \$18.99/GAL
STANDARD WASTE SERVICES	04/08/2019	0000001744	240.40	30 YD ROLL OFF + TONS DISPOSAL CHARGE 4/1/19
DUPLITRON, INC.	04/09/2019	0000001745	360.26	B& W + COLOR COPIER OVERAGE CHARGES 1/3/19-4/2/19
FEDEX	04/09/2019	0000001746	60.08	EXPRESS MAIL SERVICE TO HUD - 3/29/19
HOME NEWS & TRIBUNE	04/09/2019	0000001747	95.72	PUBLIC NOTICE PUBLICATION - SYNOPSIS OF AUDIT FYE 6/30/18
INTERGLOBE COMMUNICATIONS, INC	04/09/2019	0000001748	658.86	TELEPHONE SERVICE 4/1/19-4/30/19, USAGE 3/1/19-3/28/19

PAID INVOICE LISTING
3/20/19-4/16/19

MCLAUGHLIN STAUFFER & SHAKLEE, PC	04/09/2019	0000001749	1104.60	LEGAL SERVICES - RE: GENERAL LABOR MATTERS
NETCONNECT, INC.	04/09/2019	0000001750	1123.82	DESKTOP COMPUTER FOR DEBORAH HURLEY WITH 2019 MICROSOFT LICENSE
NEW JERSEY AMERICAN WATER	04/09/2019	0000001751	248.85	REH WATER 2/27/19-3/27/19
POLCARI & CO	04/09/2019	0000001752	5075.00	ACCOUNTING SERVICES - MARCH 2019 + 2019 OPERATING SUBSIDY & REQUEST ANALYSIS, HCV SHORTFALL ANALYSIS
VERIZON WIRELESS	04/09/2019	0000001753	208.48	MAINTENANCE CELL PHONE SERVICE 3/1/19- 3/28/19
GUY M. JENSEN	04/09/2019	0000001754	351.33	GARNISHMENT FOR TABITHA SOW P/R 3/1/19, 3/15/19, 3/29/19 DC-787-18
			72731.66	

RESOLUTION T# 3-4-2019

**A RESOLUTION TO AWARD A CONTRACT FOR LANDSCAPING SERVICES AT
ROBERT HOLMES GARDENS AND JULIUS ENGEL GARDENS**

WHEREAS, the Edison Housing Authority manages two Public Housing Developments, Robert E. Holmes Gardens and Julius Engel Gardens, and

WHEREAS, the Authority must maintain the housing in a decent, safe and sanitary manner, and

WHEREAS, the property must be maintained appropriately, the Authority advertised for landscape services on March 8, 2019 in the Home News Tribune and,

WHEREAS, the following vendors submitted bids:

VENDOR	PRICE	TERM
Scenic Land Design Edison, New Jersey 08818	\$11,900	1 year
D’Onofrio & Son Inc. Landscaping Maplewood, New Jersey 07040	\$21,850	1 year
R&B Landscaping, LLC Clark, New Jersey 07066	\$45,500	1 year
Diehl’s Landscape Design LLC Tinton Falls, New Jersey 07724	\$58,459	1 year

NOW THEREFORE, be it resolved that the Executive Director, shall execute a contract with D’Onofrio & Son Inc. Landscaping services for the period of April 15, 2019 to March 31, 2020 at a cost not to exceed TWENTY-ONE THOUSAND, EIGHT HUNDRED AND FIFTY (\$21,850) DOLLARS for the year required in the contract for one year.

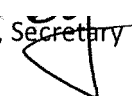
Moved: Commissioner Walter Szoludko

Second: Commissioner Lou Mangione, Jr.

	AYES	NAYS	ABTAIN	ABSENT
Commissioner Mazauskas	x			
Commissioner Koperwhats	x			
Commissioner Neal	x			
Commissioner Telesnick			x	
Commissioner Szoludko	x			
Commissioner Mangione, Jr.	x			
Chairman N. Sanchez	x			

PASSED AND ADOPTED THE 16 day of April, 2019

I, Deborah M. Hurley, Secretary of the Housing Authority of the Township of Edison, hereby certify that the foregoing is a true copy of a resolution of the Authority adopted at a regular meeting April 16, 2019.

Deborah M. Hurley, Secretary 

RESOLUTION # 4-4-19

**A RESOLUTION BY THE COMMISSIONER OF THE EDISON HOUSING AUTHORITY
AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE AN AGREEMENT WITH
PHA-WEB TO PROVIDE HOUSING MANAGEMENT SOFTWARE AND SUPPORT
SERVICE FOR THE EDISON HOUSING AUTHORITY**

WHEREAS, the Edison Housing Authority desires to purchase new housing management software to assist staff with database management and payment transactions of tenants in the Section 8 and Public Housing Programs. and

WHEREAS, it will engage professional services of PHA-Web.

and

WHEREAS, expenditure for PHA-Web will not to exceed \$16,900.00.

NOW, THEREFORE, BE IT RESOLVED, THAT THE COMMISSIONERS OF THE EDISON HOUSING AUTHORITY, hereby authorize the Executive Director to execute an Agreement with PHA-WEB to provide housing management software and support services for the sum of \$16,900.00.

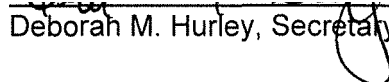
MOVED: Commissioner Walter Szoludko

SECONDED: Commissioner Lou Mangione, Jr.

<u>Member Recorded Vote</u>	<u>Ayes</u>	<u>Nays</u>	<u>Abstain</u>	<u>Absent</u>
Commissioner Szoludko	x			
Commissioner Mazauskas	x			
Commissioner Koperwhats	x			
Commissioner Neal	x			
Commissioner Telesnick	x			
Commissioner Mangione, Jr.	x			
Chairman N. Sanchez	x			

PASSED AND ADOPTED THE 16 day of April, 2019

I, Deborah M. Hurley, Secretary of the Housing Authority of the Township of Edison, hereby certify that the foregoing is a true copy of a resolution of the Authority adopted at a regular meeting April 16, 2019


Deborah M. Hurley, Secretary, Executive Director

RESOLUTION # 5-4-2019

A RESOLUTION AUTHORIZING STAFF AND COMMISSIONERS TO ATTEND THE NJNAHRO TRAINING & NETWORKING MEETING IN ATLANTIC CITY, NJ

WHEREAS, the Edison Housing Authority has determined that it is in the Authority's best interest to provide continuing education for its Commissioners and staff, and

WHEREAS, Authority commissioners desire to attend the NJNAHRO Training and Networking Meeting held in Atlantic City from May 5 through May 8, 2019, and

WHEREAS, the staff and Executive Director have determined that budgeted funds are available to pay the expenses of attendance

NOW THEREFORE, BE IT RESOLVED, by the Board of Commissioners of the Edison Housing Authority, that Resolution Number 5-4-2019; authorizing staff and commissioners to attend the NJNAHRO Training and Networking Meeting is hereby approved.

MOVED: Commissioner Ray Koperwhats

SECONDED: Commissioner Walter Szoludko

<u>Member Recorded Vote</u>	<u>Ayes</u>	<u>Nays</u>	<u>Abstain</u>	<u>Absent</u>
Commissioner Szoludko	x			
Commissioner Mazauskas	x			
Commissioner Koperwhats	x			
Commissioner Neal	x			
Commissioner Telesnick	x			
Commissioner Mangione, Jr.	x			
Chairman N. Sanchez	x			

PASSED AND ADOPTED THE 16 day of April, 2019

I, Deborah M. Hurley, Secretary of the Housing Authority of the Township of Edison, hereby certify that the foregoing is a true copy of a resolution of the Authority adopted at a regular meeting April 16, 2019

Deborah M. Hurley, Secretary

NJNAHRO TRAINING & NETWORKING MEETING

May 5-8, 2019

REGISTRATION FORM

Please print clearly. Complete a separate form for each registrant. Form may be copied as needed.

FAX REGISTRATIONS ACCEPTED - Fax to 973-377-5237. Simply fax entire page

Or email to Lriccio@madisonha.com

1. **Room Reservations** — <https://www.hardrockhotels.com/atlantic-city> Your Group/Promo Code is GNJNA18 The Password is NJNAHRO. Or Call 609-449-1000

\$99+\$15 Resort Fee per night (rate only guaranteed until 4/17/19)

Name _____

Title _____

Agency _____

Address _____

City _____ State _____ Zip _____

Daytime Phone _____ Fax _____ E-Mail _____

Only General Registration includes sessions, meals and receptions

	Member	Non-Member
<input type="checkbox"/> General Registration STARTS AT 4:00 PM Sunday	\$495	\$575
<input type="checkbox"/> Late Registration (After April 10 th)	\$525	\$625
<input type="checkbox"/> On Site Registration	\$575	\$700
<input type="checkbox"/> One Day Registration	\$275	\$425
<input type="checkbox"/> Late One Day Registration (After April 10 th)	\$325	\$425
<input type="checkbox"/> One Day Maintenance Course	\$275	\$425
<input type="checkbox"/> Second Registration	\$395	\$450
<input type="checkbox"/> Rutgers Course – Ethics - must be paid directly to Rutgers.		

TOTAL AMOUNT ENCLOSED

\$ _____

Sorry No Refunds after April 25th.

First 50 registrants will be entered into a drawing for a Costco Gift Card

Make Checks payable to:

NJNAHRO
24 Central Avenue
Madison, NJ 07940

“DRAFT”
2019 NJNAHRO ANNUAL CONFERENCE & TRADE SHOW
HARD ROCK, ATLANTIC CITY
MAY 5 – May 8, 2019

SUNDAY – MAY 5, 2019

- 10:20 AM - 3:00 PM **Scholarship Golf Outing – Seaview Resort’s Bay Course**
- 4:00 PM – 5:00 PM **Early Registration**
- 5:00 PM – 6:30 PM **Opening Reception – *Seminole Grand Ballroom***

MONDAY - MAY 6, 2019

- 8:00 AM - 9:00 AM **Registration –**
- 8:00 AM - 9:00 AM **Continental Breakfast -*Seminole Grand Ballroom***
- 9:00 AM – 12:00 PM **Maintenance Training – Basic Electrical Problems**
- 9:00 AM - 10:15 AM **Marijuana and Multifamily: Know the Facts - *Immokalee A***
Grace Hill Property Management
- 9:00 AM - 10:15 AM **New Jersey Public Housing Authorities Joint Insurance Fund**
(NJPHAJIF) Board of Trustees Meeting - *Big Cypress A*
- 10:30 AM – 11:45 AM **Insurance**
Steve Sacco, PERMA & NJPHAJIF – *Big Cypress A*
- 10:30 AM – 11:45 AM **How to Be a Better Communicator I**
William Snyder & Joseph Billy, Jr. – *Big Cypress B*
- 10:30 AM – 11:45 AM **New Lead Based Paint Regulations – *Immokalee A***
Pei-Zei Hamsik, HUD Office of Lead Hazard Control and Healthy Homes
& Lee Wasserman LEW Corporation
- 12:00 PM – 1:30 PM **Luncheon — Adrienne Todman, NAHRO CEO**
- 1:30 PM – 2:45 PM **Bed Bugs and Law Suit Payouts – *Immokalee A***
Carmen Reino, Anchor Pest Control
- 1:30 PM - 4:15 PM **Maintenance Training – Basic Electrical Problems - *Big Cypress B***
- 1:30 PM – 2:45 PM **How to Be a Better Communicator II**
William Snyder & Joseph Billy, Jr. – *Big Cypress A*
- 3:00 PM – 4:15 PM **Alternate Revenue Resources for New Construction and Capital**
Improvements – *Immokalee A*
Victor Cirilo and Lillian Plata and Jong Sook Nee from Nee Plata Law
- 3:00 PM – 4:15 PM **Maintenance Preparation for the REAC Inspection & HQS to UPCS-V**
Conversion – *Big Cypress B*
Dennis DiBello, Chief Inspector, American Property Consultants

5:00 PM - 6:30 PM **NETWORKING RECEPTION – *Seminole Grand Ballroom***
2019 NJNAHRO ANNUAL CONFERENCE & TRADE SHOW
HARD ROCK, ATLANTIC CITY
MAY 5 – May 8, 2019

TUESDAY – MAY 7, 2019

- 8:00 AM -9:00 AM **Registration –**
- 8:00 AM - 9:00 AM **Continental Breakfast – *Seminole Grand Ballroom***
- 9:00 AM – 4:00 PM **Ethics – Rutgers Course – *Big Cypress Studio A***
- 9:15 AM – 10:45 AM **HUD Update – What’s New – *Brighton Ballroom***
Tim Kaiser, Executive Director PHADA
- 10:45 AM – 12:00 PM **Equal Housing Opportunities and Fair Housing Issues – *Immokalee A***
Brenda Edmonson, HUD
- 10:45 AM – 12:00 PM **Empowerment Workshop to Enhance Self Esteem, Stress Tolerance
and Leadership in the Workplace - *Big Cypress B***
Ms. Jeanne Rohach, Coordinator, Foundations of Success Workshops
- 12:00 PM **Luncheon – Craig Coughlin *, NJ Speaker of the Assembly - *Honoree
& 2019 Scholarships - Seminole Grand Ballroom***
- 2:00 PM – 3:15 PM **Commissioners Training–What is the Role of the Chair?- *Big Cypress B***
E. Dorothy Carty-Daniel, Commissioner, Perth Amboy HA & John Mahon
Executive Director, Bayonne Housing Authority
- 2:00 PM – 3:15 PM **Current Legal Issues- Sick Time Law, Equal Pay, etc. - *Immokalee A***
Tracy Goldstein, Feinstein, Raiss, Kelin, Booker and Goldstein
- 3:15 PM – 4:30 PM **RAD – What Does the Future Hold? - *Immokalee A***
Mr. Gregory Byrne, HUD Senior Project Manager & William Snyder,
Execu-Tech, Inc.
- 3:15 PM – 4:30 PM **Preventing Sexual Harassment and Hostile Behaviors in the
Workplace - *Big Cypress Studio A***
Philip E. Freeman, Assistant Director, Office of the Attorney General
NJ Division on Civil Rights
- 5:30 PM– 7:30 PM **RECEPTION & RAFFLE – *Seminole Grand Ballroom***

WEDNESDAY - MAY 8, 2018

9:00 AM - 10:30 AM **Breakfast – *Seminole Grand Ballroom***

- Dr. Ben Carson, HUD Secretary *
- Dominique Blom, General Deputy Assistant Secretary Public & Indian Housing *
- Lynne Patton, HUD Regional Administrator *
- Maria Maio-Messano, HUD Field Office Director *

GRAND PRIZE DRAWING