

HOUSING AUTHORITY OF THE TOWN OF BOONTON
MONTHLY MEETING
Administration Building
MINUTES

Wednesday, October 28, 2020



This meeting will take place via Zoom.us in lieu of the normal scheduled meeting location due to the statewide health concerns and meeting restrictions.

OPEN PUBLIC MEETINGS ACT

ADEQUATE NOTICE of this meeting, pursuant to the requirement of the Open Meetings Act, I direct the Secretary of the Boonton Housing Authority Board of Commissioners to enter the minutes of this meeting an accurate statement to the effect that:

“Notice of this meeting has been provided by filing a Notice of this meeting with the Town of Boonton Town Hall, by posting a Notice of this meeting on the bulletin board of the Boonton Housing Authority’s Riverview Apartments, the Administration Building, and by publication of this Notice in in the **Daily Record on December 18, 2019** and in the **Citizen of Morris County Newspaper on January 15, 2020** for the new calendar year of 2020

In light of the Governor’s issuance of Executive Order 107, we have been strongly encouraged to conduct all public meeting of public meeting subject to the Open Public Meetings Act exclusively using communications equipment (e.g., telephone, conference call-in connections, internet streaming, zoom, etc.) for the foreseeable future with/without providing a physical meeting place. All members of the public may access the meeting (either video or telephone) via Zoom.

CALL MEETING TO ORDER

Chairperson Plaisted called the meeting to order at 7:10PM at the Boonton Housing Authority’s Administration Office, 125 Chestnut Street, Boonton, NJ 07005

ROLL CALL

JAMES PLAISTED, CHAIRPERSON	PRESENT
AMJAD RASHID, VICE-CHAIRPERSON	ABSENT
GINNY DOLCE., COMMISSIONER	PRESENT
LYNN D. SCHINMAN, COMMISSIONER	PRESENT
MILDRED ARIEMMA, COMMISSIONER	PRESENT
LEONARDO MOYOLI, JR., COMMISSIONER	ABSENT
DANIEL PICCIONI, COMMISSIONER	PRESENT

OTHERS PRESENT

Sherry Sims, ED/Secretary; John Clark, Sunbelt Consultant

APPROVAL OF THE MINUTES

MOTION by the Board of Commissioners of the Housing Authority of the Town of Boonton to **APPROVE** the Minutes for August 26, 2020 and **TABLE** the Board Minutes of September 2020

March 25, 2020 meeting was cancelled. due to the Governor's

Motion: Commissioner Plaisted

Second: Commissioner Dolce

Rollcall: All Commissioners present voted in the affirmative. No one present was opposed.

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

APPROVAL OF THE MONTHLY VOUCHERS/BILLS

MOTION by the Board of Commissioners to **APPROVE** the vouchers and bills for BHA Management and the Section 8 Housing Choice Voucher programs for the month(s) of September 2020

Motion by: Commissioner Dolce

Seconded: Commissioner Schinman

Roll Call: All Commissioners present voted in the affirmative. No one present was opposed.

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

REPORT OF EXECUTIVE DIRECTOR

- Closing all program financials to prepare for FYE 9/30/2020 audit
- Audit for 2019 - due December 2020
- Audit 2018-2019 – still in progress
- Commissioner and Staff virtual training – ongoing
- Tenant Meeting – Five Year/Annual Plan /27/2020 -virtual tenant meeting
- Wait list open November 16-20, 2020 online only
- Mandatory training regarding revised Personnel Policy for staff and Commissioners

CORRESPONDENCE

A letter was mailed to Mayor Corcoran regarding Streamline Voluntary Conversion/PILOT Application on October 1, 2020.

OLD BUSINESS

Sinkhole issue at Riverview needs follow up (Town and County resolution) – rodent infestation starting in back of building)

NEW BUSINESS

None

RESOLUTIONS –

RESOLUTION # 2091 A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE TOWN OF BOONTON AUTHORIZE THE ONE TIME BUY-OUT OF EMPLOYEE UNUSED VACATION LEAVE THAT WAS UNUSED DURING COVID19 FOR CALENDAR YEAR DECEMBER 2020

Commissioner Plaisted motioned to accept Resolution #2091 as presented. Commissioner Dolce seconded the motion. All Commissioners present voted in the affirmative. No one present was opposed

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

A roll call was taken. All Commissioners present voted in the affirmative. Resolution #2091 was passed. No one present was opposed.

RESOLUTION # 2092 A RESOLUTION BY THE BOARD OF COMMISSIONERS TO AUTHORIZE AND APPROVE THE WRITE-OFF OF RENTAL LOSS FROM PORSHA , 122 PLANE ST, APARTMENT 2D IN THE AMOUNT OF \$225.80

Commissioner Plaisted motioned to accept Resolution #2092 as presented. Commissioner Piccioni seconded the motion. All Commissioners present voted in the affirmative. No one present was opposed

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

A roll call was taken. All Commissioners present voted in the affirmative. Resolution #2092 was passed. No one present was opposed.

RESOLUTION # 2093 A RESOLUTION BY THE COMMISSIONES OF THE TOWN OF BOONTON AUTHORIZING AND APPROVING THE ANNUAL APPOINTMENT OF THE EXECUTIVE DIRECTOR AS THE CONTACT PERSON FOR THE JOINT INSURANCE FUND EFFECTIVE JANUARY 1, 2021

Commissioner Piccioni motioned to accept Resolution #2093 as presented. Commissioner Schinman seconded the motion. All Commissioners present voted in the affirmative. No one present was opposed

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

A roll call was taken. All Commissioners present voted in the affirmative. Resolution #2093 was passed. No one present was opposed.

RESOLUTON #2094 A RESOLUTION BY THE BOARD OF COMMISSIONERS OF THE TOWN OF BOONTON TO AUTHORIZE AND APPROVE THE INDEMNITY AND TRUST AGREEMENT FOR THE NEW JERSEY PUBLIC HOUSING AUTHOITY JOINT INSURANCE FUND FOR CALENDAR YEAR JANUARY 1, 2021

Commissioner Plaisted motioned to accept Resolution #2094 as presented. Commissioner Dolce seconded the motion. All Commissioners present voted in the affirmative. No one present was opposed

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

A roll call was taken. All Commissioners present voted in the affirmative. Resolution #2094 was passed. No one present was opposed.

RESOLUTON # 2095 A RESOLUTON BY THE BOARD OF COMMISSIONERS OF THE TOWN OF BOONTON TO OPEN THE WAITING LIST FOR PUBLIC HOUSING AND HOUSING CHOICE VOUCHER PROGRAM ON NOVEMBER 16, 2020 AND CLOSE ON NOVEMBER 20, 2020 AT 5PM

Commissioner Dolce motioned to accept Resolution #2095 as presented. Commissioner Piccioni seconded the motion. All Commissioners present voted in the affirmative. No one present was opposed

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			

Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

A roll call was taken. All Commissioners present voted in the affirmative. Resolution #2095 was passed. No one present was opposed.

RESOLUTION #2096 A RESOLUTION BY THE BOARD OF COMMISSIONERS OF THE TOWN OF BOONTON TO AUTHORZE AND APPROVE THE FAIR MARKET RENTS AND PAYMENT STANDARDS FROM JANUARY – DEEMBER 2021

Commissioner Plaisted motioned to accept Resolution #2096 as presented. Commissioner Piccioni seconded the motion. All Commissioners present voted in the affirmative. No one present was opposed

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

A roll call was taken. All Commissioners present voted in the affirmative. Resolution #2096 was passed. No one present was opposed.

RESOLUTION #2097 A RESOLUTION BY THE BOARD OF COMMISSIONERS OF THE TOWN OF BOONTON TO AUTHORIZE AND APPROVE THE REVISION TO THE FIVE YEAR/ANNUAL PLAN FOR CALENDAR YEAR 2021 PLAN

Commissioner Plaisted motioned to accept Resolution #2097as presented. Commissioner Dolce seconded the motion. All Commissioners present voted in the affirmative. No one present was opposed

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce					Moyoli				x
Ariemma	x								

A roll call was taken. All Commissioners present voted in the affirmative. Resolution #2097was passed. No one present was opposed.

RESOLUTION #2098 A RESOLUTION BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE TOWN OF BOONTON TO AUTHORIZE AND APPROVE THE DISPOSAL OF OBSOLETE BOONTON HOUSING AUTHORITY EQUIPMENT FOR FISCAL YEAR ENDING SEPTEMBER 30, 2020

Commissioner Piccioni motioned to accept Resolution #2098 as presented. Commissioner Schinman seconded the motion. All Commissioners present voted in the affirmative. No one present was opposed

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE									
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY	N.V.	A.B.
Plaisted	x				Piccioni	x			
Rashid				x	Schinman	x			
Dolce	x				Moyoli				x
Ariemma	x								

A roll call was taken. All Commissioners present voted in the affirmative. Resolution #2098 was passed. No one present was opposed.

COMMENTS FROM THE PUBLIC:

Any other business that may properly come before the Board of Commissioners of the Housing Authority of the Town of Boonton.

None

ADJOURNMENT

There being no further business to come before this Authority, the meeting was adjourned. Upon roll call the motion to adjourn was unanimous.

Motion to Adjourn by: Commissioner Piccioni

Seconded: Commissioner Plaisted

Time: 8:15PM