

HOUSING AUTHORITY OF THE TOWN OF BOONTON

Administration Building

MINUTES

REGULAR BOARD MEETING

WEDNESDAY, JULY 24, 2024



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 on the Boonton webpage with the Town of Boonton Town Hall, by posting a Notice of the meetings on the bulletin board of Riverview Apartments and the Administration Building bulletin board. Also publication of this Notice is in the **Daily Record on January 26 , 2024** and in the **Citizen of Morris County Newspaper on January 30, 2024.**

CALL MEETING TO ORDER

The meeting will be called to order at 7:09PM the Boonton Housing Authority's Administration Office, 125 Chestnut Street, Boonton, NJ 07005

ROLL CALL 2024

James Plaisted, Chairperson	PRESENT
Amjad Rashid, Vice-Chairperson	PRESENT
Robert DiVincent., Commissioner	ABSENT
Lynn D. Schinman, Commissioner	PRESENT
Mildred Ariemma, Commissioner (z)	PRESENT
Angela Russo, Commissioner	PRESENT
Leonardo Moyoli, Jr., Commissioner	ABSENT

OTHERS PRESENT

Kenneth Kelsaw(z), CFO; Sherry Sims, Executive Director Terrance Corrison, Attorney; Richard Larsen, Auditor ; William Katchen, Fee Accountant ; Jacob Hittrich, Town of Boonton Liaison; John Clarke, Sunbelt Consultant

APPROVAL OF THE MINUTES

MOTION by the Board of Commissioners of the Housing Authority of the Town of Boonton to TABLE Minutes for June 24, 2024

Motion: Commissioner Rashid

Second: Commissioner Russo

Rollcall:

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE							
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY
Plaisted	x				Russo	x	
Rashid	x				Schinman	x	
DiVincent					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) July, 2024

Motion: Commissioner Russo

Seconded: Commissioner Rashid

Roll Call:

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

RESOLUTION #2238 AUTHORIZE AND APPROVE THE INDEPENDENT AUDIT FOR FYE 9/30/2023

Commissioner Rashid motioned to accept Resolution 2238 as presented. Commissioner Russo seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE							
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY
Plaisted	x				Russo	x	
Rashid	x				Schinman	x	
DiVincenc				x	Moyoli		x
Artemma	x						

Resolution 2238 was passed. No one present was opposed.

RESOLUTION #2241 RADIFY, AUTHORIZE AND APPROVE THE 2024 -2025 ANNUAL PLAN

Commissioner Plaisted motioned to accept Resolution 2241 as presented. Commissioner Rashid seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE							
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY
Plaisted	x				Russo	x	
Rashid	x				Schinman	x	
DiVincenc				x	Moyoli		x
Artemma	x						

Resolution 2241 was passed. No one present was opposed.

RESOLUTION #2242 AUTHORIZE AND APPROVE THE REVISED DCA CERTIFICATION OF BOONTON HOUSING AUTHORITY BOARD MEMBERS

Commissioner Rashid motioned to accept Resolution 2242as presented. Commissioner Plaisted seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE							
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY
Plaisted	x				Russo	x	
Rashid	x				Schinman	x	
DiVincenc				x	Moyoli		x
Artemma	x						

Resolution 2242 was passed. No one present was opposed.

RESOLUTION #2243 AUTHORIZE AND APPROVE THE BOONTON HOUSING AUTHORITY AMP BUDGET OCTOBER 1, 2024 THROUGH SEPTEMBER 30, 2025

Commissioner Rashid motioned to accept Resolution 2243 as presented. Commissioner Russo seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

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

Resolution 2243 was passed. No one present was opposed.

RESOLUTION #2244 AUTHORIZE AND APPROVE THE INTRODUCTION OF THE NEW JERSEY STATE BUDGET FOR OCTOBER, 2024 THROUGH SEPTEMBER 30, 2025

Commissioner Rashid motioned to accept Resolution 2244 as presented. Commissioner Russo seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

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

Resolution 2244 was passed. No one present was opposed.

RESOLUTION #2245 RESOLUTION TO AUTHORIZE AND APPROVE THE COST OF LIVING (COLA) ADJUSTMENT FOR THE BUDGET YEAR OCTOBER 1, 2024 THROUGH SEPTEMBER 30, 2025

Commissioner Plaisted motioned to accept Resolution 2245 as presented. Commissioner Rashid seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

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

Resolution 2245 was passed. No one present was opposed.

RESOLUTION#2246 AUTHORIZE TO APPROVE LAKE LAND BANK
SIGNATORVERSONS FOR FISCAL YEAR OCTOBER 1, 2024 THROUGH
SEPTEMBER 30, 2025

Commissioner Rashid motioned to accept Resolution 2246 as presented. Commissioner Schinman seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

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

Resolution 2246 was passed. No one present was opposed.

RESOLUTION 2247 AUTHORIZATION AND APPROVAL THE WRITE OFF
DISPOSITION OF STOVES AND REFRIGERATORS AND OTHER SCRAP/WITH
VALUE IN ACCORDANCE WITH THIS ASSET DISPOSITION POLICY

Commissioner Rashid motioned to accept Resolution 2247 as presented. Commissioner Russo seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

RECORD OF COMMISSIONERS VOTE ON FINAL PASSAGE							
COMMISSIONER	AYE	NAY	N.V.	A.B.	COMMISSIONER	AYE	NAY
Plaisted	x				Russo	x	
Rashid	x				Schinman	x	
DiVincet				x	Moyoli		x
Artemma	x						

Resolution 2247 was passed. No one present was opposed.

RESOLUTION #2248 AUTHORIZE AND APPROVE STAFF, COMMISSIONER,
EXECUTIVE DIRECTOR TRAINING NJAHARA SEPTEMBER 15-17, HARD ROCK
CASCINO, ATLANTIC CITY, NJ NJNAHRO NOVEMBER 19-21, 2024, TROPICANA
HOTEL ATLANTIC CITY, NJ

Commissioner Plaisted motioned to accept Resolution 2248 as presented. Commissioner Rashid seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

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

Rashid	x			Schinman	x		
DiVincent			x	Moyoli			x
Ariemma	x						

Resolution 2248 was passed. No one present was opposed.

RESOLUTION # 2249 AUTHORIZE AND APPROVE THE USE OF COMPETATIVE CONTRACTING FOR PROFESSIONAL SERVICE CONTRACTS

Commissioner Rashid motioned to accept Resolution 2249 as presented. Commissioner Russo seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

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

Resolution 2249 was passed. No one present was opposed.

RESOLUTION # 2250 AUTHORIZE AND APPROVE FIVE YEAR ROLLING CONTRACT FOR THE EXECUTIVE DIRECTOR FROM AUGUST 1, 2024 – JULY 31, 2029

Commissioner Plaisted motioned to accept Resolution 2250 as presented. Commissioner Rashid seconded the motion. Every one present voted in the affirmative. No one present was opposed. Chairperson Plaisted called for a roll call.

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

Resolution 2250 was passed. No one present was opposed.

Commissioner Plaisted motioned to go into Closed session at 8:15 PM to discuss a Personnel Matter.

Seconded: Commissioner Rashid

All Commissioners present voted in the affirmative.

Commissioner Rashid motion to close the Closed session at 8:26PM.

Seconded: Commissioner Plaisted

All Commissioners present voted in the affirmative.

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

ADJOURNNMENT

Motion to Adjourn: Commissioner Russo

Seconded: Commissioner Plaisted

Time: 8:36PM

I, Sherry Sims certify that the Minutes of July 24 2024 were approved at the meeting held on Thursday, November 20, 2024

Sherry L. Sims
Secretary/Executive Director