

## **AGENDA**

**FREEHOLD BOROUGH HOUSING AUTHORITY  
Administrative Office  
107 Throckmorton Street  
Freehold, NJ 07728  
February 7, 2018 at 5:00 p.m. – Regular Meeting**

### **NEW JERSEY OPEN PUBLIC MEETING ACT NOTICE**

As required by NJSA 10:4-6 et.seq. known as the Open Public Meetings Act, adequate notice of this meeting has been provided by the Secretary of the Housing Authority of the Borough of Freehold by preparing an Annual Notice dated December 6, 2017 setting forth the date, time and place of this meeting. Said notice was published in the local newspapers of record and posted on the Authority's website.

### **ROLL CALL**

**APPROVAL OF MINUTES** for August 2, October 4, November 8, December 6, 2017 and January 3, 2018

Revision to the minutes of March 1, 2017 and May 10, 2017

### **ATTORNEY REPORT**

### **EXECUTIVE DIRECTOR REPORT**

**RESOLUTIONS** dated for approval at the February 7, 2018 meeting

696-18 Resolution for the Approval of the Payment of Invoices dated 2-7-2018

### **TENANT ISSUES**

### **PUBLIC COMMENTS**

### **ADJOURNMENT**

**NEXT MEETING DATE:** Wednesday, March 7, 2018

**MINUTES OF THE  
FREEHOLD BOROUGH HOUSING AUTHORITY  
February 7, 2018**

Executive Director Joseph M. Billy called the meeting to order at 5:00 p.m. in the Administrative Office of the Freehold Borough Housing Authority. The following Commissioners were present: Commissioner Reginald Sims, Commissioner William Cannon, Commissioner Lazaro Cardenas, and Commissioner Veronica Masi. Also present were Joseph M. Billy, Jr., Executive Director, Attorney Peter C. Lucas, and Sharon Whetzler.

Commissioners that were excused: Commissioner Stella Mayes

Executive Director Joseph M. Billy read the Open Public Meetings Act Notice, “Adequate notice of this meeting has been provided by the Secretary of the Housing Authority of the Borough of Freehold by preparing a Notice dated December 7, 2016, setting forth the date, time and place of this meeting. Said notice was published in the local newspaper for circulation and posted on the Authority’s website.

THE MINUTES OF THE January 3, 2018 MEETING: The minutes were tabled due to a quorum of Commissioners who attended the meeting and were not present for tonight’s vote.

THE MINUTES OF THE December 6, 2017 MEETING: The minutes were tabled due to a quorum of Commissioners who attended the meeting and were not present for tonight’s vote.

THE MINUTES OF THE November 8, 2017 MEETING: The minutes were tabled due to a quorum of Commissioners who attended the meeting and were not present for tonight’s vote.

THE MINUTES OF THE October 4, 2017 MEETING: Commissioner Cannon motioned and seconded by Commissioner Cardenas to approve the Minutes. The roll call was unanimous and the minutes were approved.

THE MINUTES OF THE August 2, 2017 MEETING: The minutes were tabled due to a quorum of Commissioners who attended the meeting and are not present for tonight's vote.

ATTORNEY REPORT: Mr. Lucas reported that a search for a former tenant who moved owing the Housing Authority has been located in Lakewood, Ocean County. Mr. Lucas reported that the Monmouth County Courts are requesting that we file in Ocean County for said monies owed to the Housing Authority. Mr. Lucas stated it would be an inconvenience to the Housing Authority staff to file out of jurisdiction and shall refile claim in Monmouth County.

Mr. Lucas reported that a Proof Hearing was held and that the judgment for \$900.00 in small claim against Standard Waste Management of New Brunswick has final award. Mr. Lucas stated that the final step is to send Standard Waste Management an Information Subpoena Page and hope that payment will follow.

At this time, Mr. Lucas and Commissioner Sims entertained a \$10.00 per hour pay increase for Mr. Joseph M. Billy, Executive Director of the Housing Authority effective immediately with his next pay. Mr. Lucas and Commissioner Sims reported that the pay increase would be in line with his peers. At this time, Commissioner Cardenas and seconded by Commissioner Cannon approved said pay increase for the Executive Director. The roll call was unanimous.

#### REPORT OF THE EXECUTIVE DIRECTOR:

At this time, Mr. Billy, Executive Director reported on the following topics:

Mr. Billy reported that the Board members received in their package an updated Treasurer report and Vacancy report as of December 31, 2017 2017. Mr. Billy reported that the Housing Authority finance remain healthy as reported in their package.

Mr. Billy stated that the Housing Authority continues to notify and interview potential applicants for its vacant units.

Mr. Billy reported that he met with an applicant who requested a grievance hearing after receiving an ineligibility letter. Mr. Billy reported that the applicant provided sufficient evidence to be allowed the opportunity to participate in receiving low income public housing.

RESOLUTION #696-18: Commissioner Cardenas motioned and seconded by Commissioner Masi to approve the list of bills presented for payment dated February 7, 2018. The roll call was unanimous. The bills were approved for payment.

TENANT ISSUES: None at this time.

PUBLIC COMMENTS: None at this time.

There being no further business before the Board, Commissioner Cannon motioned and seconded by Commissioner Masi to adjourn. The motion passed by unanimous voice vote and the meeting was adjourned at 5:35 p.m.

Respectfully submitted,  
Joseph M. Billy, Jr., Executive Director