

REGULAR MEETING
HOUSING AUTHORITY OF THE
BOROUGH OF EDGEWATER

December 12, 2022

Meeting called to order at 7:00 P.M. by Executive Director. The meeting was opened by the Executive Director reading the Open Public Meeting Act Statement. **Meeting was conducted Hybrid/via Zoom.**

PRESENT

Dawn Hoinash, Chairperson
Ann Carletta, Commissioner
Margaret Taylor, Commissioner
Dimitrios Nikolaidis, Commissioner
James D'Anna, Commissioner
Laura Seip, Commissioner
Joseph Capano, Executive Director
Frank Borin, EHA Attorney

ABSENT

Bill Katchen, CPA

Joseph Capano, Executive Director, asked if there were any corrections, additions, or deletions to the minutes of the October 11, 2022, regular meeting. Motion to approve the minutes of the October 11, 2022 regular meeting made by Chairperson Hoinash, seconded by Commissioner Nikolaidis. Vote of the board was ayes - six, nays, none.

Yearly Contract Awards for Professional Services & Maintenance – Discussion

Adopting the 1/1/2023 – 12/31/2023 EHA Budget – Discussion

CDBG Grant - Discussion

Chairperson Report – Chairperson Hoinash went over the yearly contract proposals and inquired about the budget and any unused 2022 funds, asking if the funds could be carried into 2023. Chairperson Hoinash also thanked our Professionals and Staff for their hard work throughout the year.

Finance Committee – Bill Katchen, CPA, and staff were in the office this past month going over files.

Buildings and Grounds Committee – A gym is being built at the 27 Dempsey Avenue Building. All Maintenance/Boiler rooms now have access control. REAC did an inspection at 377 Undercliff Avenue, and we received a high performing score.

Personnel Committee – None.

Old Business – The contract with the Cliffside Park Housing Authority will be renewed, and a committee will be put together by Chairperson Hoinash.

New Business – None.

Resolution No.35- 2022: Reappointment of NJPHA JIF Commissioner 2023 (EHA). Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.36- 2022: Reappointment of NJPHA JIF Commissioner 2023 (Urban). Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.37- 2022: Reappointment of NJPHA JIF Commissioner 2023 (NAHF). Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.38 - 2022: Reappointment of NJPHA JIF Commissioner 2023 (AHOME). Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.39- 2022: Award of Computer/Network/Software Maintenance Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.40- 2022: Award of Exterminator Services Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.41- 2022: Award of Electrical Maintenance Services Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.42- 2022: Award of Boiler/Plumbing Services Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.43- 2022: Award of Fire Alarm Maintenance Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.44- 2022: Award of Landscaping Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.45- 2022: Award of Elevator Maintenance Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.46- 2022: Award of Audit Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.47- 2022: Award of Legal Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.48- 2022: Award of Accounting Contract. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.49- 2022: 2023 Commissioner’s Meeting Calendar. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.50- 2022: Adopting 1/1/2023 to 12/31/2023 EHA Budget. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.51- 2022: October 2022 Bills. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.52- 2022: November 2022 Bills. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Resolution No.53- 2022: December 2022 Bills. Motion made by Commissioner Taylor, seconded by Chairperson Hoinash, vote of the board was ayes, six – nays none.

Commissioners' Comments – Commissioner D'Anna inquired about the ceremony for Bryan J. Christiansen at the 300 Undercliff Avenue Senior Building that has been named for him. It was then discussed and decided that an official dedication ceremony will be held in May of 2023.

The Executive Director opened the meeting to the public, no comments from the public; the public portion was closed.

Motion made to adjourn by Commissioner D'Anna, seconded by Commissioner Nikolaidis. Vote of the board was ayes, six- nays, none.

CERTIFICATION

I, the undersigned Executive Director and Secretary of the Edgewater Housing Authority of the Borough of Edgewater, New Jersey, do hereby certify that meeting minutes of the Authority duly called and held on Monday, December 12, 2022, at which meeting a quorum was present and acting throughout, by a majority of the full membership of the Board of Commissioners. Such minutes have not been amended, modified, or repealed, and are in full force and effect as of the date hereof and is a true copy of meeting minutes.

Joseph Capano, PHM
 Joseph Capano, PHM
 Executive Director/Secretary

RECORD ON BOARD OF COMMISSIONERS VOTE ON ADOPTION				
BOARD MEMBER	AYE	NAY	ABSTAIN	ABSENT
Dawn Hoinash				✓
Margaret Taylor	✓			
Dimitrios Nikolaidis	✓			
James D'Anna	✓			
Ann Carletta				✓
Laura Seip	✓			