

**HOUSING AUTHORITY OF THE CITY OF JERSEY CITY
BOARD OF COMMISSIONERS MEETING MINUTES
FEBRUARY 1, 2023**

Attendees:

Chairman Raj Mukherji Vice-Chairman Jeffrey Dublin – ABSENT Commissioner Brenda Dawson - Virtual Commissioner Hector Fuentes- Virtual Commissioner Amy Herbold - ABSENT Commissioner Elizabeth Phillips-Lorenzo - Virtual Commissioner Shawn Prince - Virtual Joseph Garcia, Legal Counsel – Virtual Vivian Brady-Phillips, Executive Director/Secretary to the Board Carmen Carrillo, Assistant Secretary to the Board	Arlyn Agustin, Chief Financial Officer Patricia Ramirez, Director HCV/Sec. 8 Program Nehru Nadella, Director of IT Kenneth Pinnock, Director of Purchasing Antoin Evans, Regional Director of Asset Mgt. Stephen Cea, Director of Development Doreen Tucker, Director of Human Resources Luz Santana, Director of Compliance Allison Strobel, Chief of Staff - ABSENT Trena Hinton, Assistant Director of Rece - ABSENT
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Call to Order

Chairman Raj Mukherji called the meeting of the Board of Commissioners of the Housing Authority of the City of Jersey City to order at 6:08 p.m. on Wednesday, February 1, 2023, in person. Executive Director Vivian Brady-Phillips acknowledged that the necessary notices had been published/posted and established that a quorum was present whereupon the Pledge of Allegiance was conducted.

Via Online/Conference Call - Participation

There was one Public Participation - Telissa Dowling, FSS-Section 8 Employee

Items for Approval

The Chairman commence the meeting by requesting a motion on Item #1, Resolution authorizing a “closed caucus” regarding personnel matters & litigation at the conclusion of the agenda for the convenience of the public. Commissioner Shawn Prince made the motion and Commissioner Hector Fuentes second the motion following a roll call with yes votes. The Chairman requested a motion on Item #2 the January 11, 2023, “closed caucus” minutes. Commissioner Hector Fuentes motion and Commissioner Shawn Prince second the motion following roll call of yes votes. The Chairman requested a motion on Item #3 the January 11, 2023, regular board minutes. Commissioner Shawn Prince made the motion and Commissioner Hector Fuentes seconded the motion following roll call of yes votes. Commissioner Brenda Dawson abstain on both Item #2 & 3 since she is a newly elected board commissioner who was not present at the previous board meeting(s).

The Chairman then proceeded the meeting by requesting a motion to place Items #4 thru 9 onto a consent agenda that were read for the record. Commissioner Shawn Prince made the motion and Commissioner Hector Fuentes seconded the motion following roll call of yes votes. The Chairman then asked if there were any questions/or concerns with any of the following board items that were read onto the record. Having no further questions/comments, the Chairman requested a final motion on the consent agenda. Commissioner Shawn Prince made the motion and Commissioner Hector Fuentes seconded the motion following a roll call of yes votes and the consent agenda was passed.

Executive Director Brady-Phillips was asked to review Matters of Information by the Chairman. Once concluded, Matters of Information was closed. The Chairman requested a motion on Item #1, “closed caucus” which was placed at the conclusion of the end of the regular board meeting. Commissioner Shawn Prince made the motion and Commissioner Hector Fuentes seconded the motion following a roll call of yes votes.

The Chairman stated having no further questions, they will not be returning to conduct any further business in the public portion of tonight’s meeting.

BOARD RESOLUTIONS – FEBRUARY 1, 2023 REGULAR BOARD MEETING

- ITEM #4:** RESOLUTION BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF JERSEY CITY APPROVING ACCOUNTS PAYABLE FOR THE MONTH OF FEBRUARY 2023.
- ITEM #5:** RESOLUTION CONFIRMING JCHA'S SUBMISSION OF A PROPOSAL IN RESPONSE TO THE FEDERAL COMMUNICATION COMMISSION'S AFFORDABLE CONNECTIVITY OUTREACH GRANT PROGRAM.
- ITEM #6:** RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT TO C. DOUGHERTY & CO., INC. FOR BOILER TUBE REPLACEMENT "AS NEEDED" FOR VARIOUS JCHA DEVELOPEMNTS FOR A PERIOD OF TWO (2) YEARS WITH AN OPTION FOR AN ADDITIONAL TWO (2) YEARS.
- ITEM #7:** RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT TO CORPORATE EMPLOYEE BENEFITS, LLC.
- ITEM #8:** RESOLUTION AFFIRMING THAT JERSEY CITY HOUSING AUTHORITY (JCHA) WILL PROVIDE THE MINIMUM 30-DAY NOTIFICATION PERIOD AND OTHER REQUIRED ACTIONS TO SUPPORT FAMILIES AT RISK OF EVICTION FOR NON-PAYMENT OF RENT PURSUANT TO HUD NOTICE PIH 2021-29 (H 2021-06).
- ITEM #9:** RESOLUTION APPROVING A RIGHT OF RETURN ACKNOWLEDGEMENT FORM FOR THE RESIDENTS OF LAFAYETTE VILLAGE AND DIRECTING THAT EACH HEAD OF HOUSEHOLD RECEIVE THE ACKNOWLEDGEMENT FORM PRIOR TO TEMPORARY RELOCATION.

Adjournment

There being no further business to come before the Board of Commissioners, the Chairman adjourn the Board of Commissioners meeting at 6:23 p.m. The "closed caucus" meeting was held after the regular board meeting ended.



Vivian Brady-Phillips, Executive Director
Secretary to the Board