

**HOUSING AUTHORITY OF THE CITY OF JERSEY CITY
BOARD OF COMMISSIONERS MEETING MINUTES
AUGUST 4, 2021**

Attendees

Chairman Raj Mukherji - ABSENT Vice-Chairwoman Aneesah Abdullah Commissioner Reginald Jones Commissioner Hector Fuentes - ABSENT Commissioner Freddie Kitchens Commissioner Jeffrey Dublin Commissioner Amy Herbold - ABSENT Joseph Garcia, Legal Counsel Vivian Brady-Phillips, Executive Director/Secretary to the Board Carmen Carrillo, Assistant Secretary to the Board	Doreen Tucker, Director of Human Resources Arlyn Agustin, Comptroller/CFO Patricia Ramirez, Director HCV/Sec. 8 Program Eilleen Ingram-Willis, In-House Counsel Nehru Nadella, Director of IT Kenneth Pinnock, Director of Purchasing Antoin Evans, Regional Director of Asset Mgt. Luz Santana, Director of Compliance Stephen Cea, Director of Development Trena Hinton, Assistant Director of RECE - ABSENT
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Call to Order

Vice Chairwoman Abdullah called the meeting of the Board of Commissioners of the Housing Authority of the City of Jersey City to order at 6:00 p.m. on Wednesday, August 4, 2021, via online/conference call. Executive Director 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

No public participation on behalf of residents

Items for Approval

Vice Chairwoman commence by asking the Executive Director Vivian Brady-Phillips to read all the resolutions for her on tonight's agenda. Once the Executive Director was done reading all the resolutions, the Vice Chairwoman requested a motion to place Item #1, Resolution authorizing "closed caucus" at the conclusion of the agenda for the convenience of the public. Commissioner Dublin made the motion and Commissioner Jones second the motion following a roll call. The Vice Chairwoman requested a motion on Item #2, the July 7, 2021, regular board minutes, Commissioner Kitchens made the motion and Commissioner Jones second the motion following a roll call.

The Vice Chairwoman proceeded the meeting by requesting a motion to place Items #3 thru Item #8 onto a consent agenda that were read by the Executive Director for the record on her behalf. Commissioner Jones made motion and Commissioner Kitchens seconded the motion. Vice Chairwoman 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 Vice Chairwoman requested a final motion on the consent agenda comprised of Items #3 thru #8. Commissioner Dublin made the motion and Commissioner Jones seconded the motion. Being no further discussion roll was called and the consent agenda was passed.

Executive Director Brady-Phillips was asked to review Matters of Information by the Vice Chairwoman. Once concluded, Matters of Information was closed.

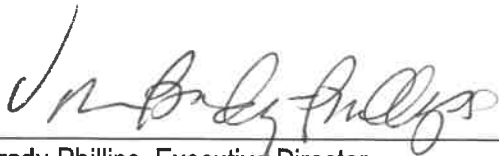
The Vice Chairwoman stated having no further questions, they will not be returning to conduct any further business in the public portion of tonight via online meeting. She then made a motion to end the regular meeting and Commissioner Jones seconded the motion with all in favor with yes voice votes by all Commissioners. The regular board of commissioners' meeting was then adjourned.

BOARD RESOLUTIONS – AUGUST 4, 2021 REGULAR BOARD MEETING

- ITEM #1:** RESOLUTION AUTHORIZING A CLOSED CAUCUS REGARDING PERSONNEL MATTERS, LITIGATION AND GRANT STRATEGY.
- ITEM #2:** RESOLUTION AUTHORIZING THE ACCEPTANCE OF THE REGULAR BOARD MINUTES OF THE BOARD OF COMMISSIONERS MEETING HELD ON JULY 7, 2021.
- ITEM #3:** RESOLUTION BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF JERSEY CITY APPROVING ACCOUNTS PAYABLE FOR THE MONTH OF AUGUST 2021.
- ITEM #4:** RESOLUTION ADOPTING A TELECOMMUTING POLICY AS A SIX-MONTH POLICY PILOT FOR ELIGIBLE JERSEY CITY HOUSING AUTHORITY EMPLOYEES.
- ITEM #5:** RESOLUTION CONFIRMING THE JCHA ENTERING INTO A MEMORANDUM OF UNDERSTANDING WITH PACO TO COMMIT CAPITAL FUND DOLLARS TO SUPPLEMENT THE COST OF INSTALLING A NEW BOILER SYSTEM AND DOMESTIC HOT WATER SYSTEM AT 72-82 DANFORTH AVENUE, BERRY GARDENS.
- ITEM #6:** RESOLUTION AUTHORIZING AWARD OF A CONTRACT TO FM GENERATOR INC. FOR EMERGENCY GENERATOR SERVICE FOR VARIOUS JCHA DEVELOPMENTS FOR A PERIOD OF TWO (2) YEARS WITH OPTION FOR AN ADDITIONAL TWO (2) YEARS.
- ITEM #7:** RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT TO FERGUSON ENTERPRISES FOR THE FURNISHING & DELIVERY OF HOT WATER HEATERS "AS NEEDED" FOR CURRIES WOODS AND 254 BERGEN AVENUE FOR A ONE (1) YEAR PERIOD WITH AN OPTION FOR AN ADDITIONAL YEAR.
- ITEM #8:** RESOLUTION AUTHORIZING AWARD OF A CONTRACT TO MILLENNIUM COMMUNICATIONS GROUP INC FOR INSTALLATION AND UPGRADE OF JCHA'S WIDE NETWORK INFRASTRUCTURE AND EQUIPMENT.

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. "Closed Caucus" was held following the regular board meeting.



Vivian Brady-Phillips, Executive Director
Secretary to the Board