

DECEMBER 5, 2022  
MINUTES

The Board of Commissioners of the Housing Authority of the Borough of Belmar met on Monday, December 5, 2022 at 5:15 p.m. The requirements regarding notice of this meeting are in accordance with New Jersey's Open Public Meeting Act. The meeting was opened with a salute to the flag, followed by a moment of silence.

A roll call by the Chairperson showed the following:

Present:     Comm. Lynch  
                  Comm. Orchard  
                  Comm. Sharrock  
                  Comm. Ramey  
                  Comm. Casserly  
                  Comm. McCracken  
                  Comm. Messano

Absent:

The Chairperson noting a quorum was present then called the meeting to order.

**Executive Session:**

Resolution 2022-19: Resolution Authorizing Executive Session.

Comm. Sharrock moved to go into executive session. Comm. McCracken seconded this, with the following vote:

|                 |       |
|-----------------|-------|
| Comm. Lynch     | - Yes |
| Comm. Orchard   | - Yes |
| Comm. Sharrock  | - Yes |
| Comm. Ramey     | - Yes |
| Comm. Casserly  | - Yes |
| Comm. McCracken | - Yes |
| Comm. Messano   | - Yes |

Comm. Sharrock moved to close executive session and re-enter public session. Comm. McCracken seconded this, with the following vote:

|                 |       |
|-----------------|-------|
| Comm. Lynch     | - Yes |
| Comm. Orchard   | - Yes |
| Comm. Sharrock  | - Yes |
| Comm. Ramey     | - Yes |
| Comm. Casserly  | - Yes |
| Comm. McCracken | - Yes |
| Comm. Messano   | - Yes |

**Approval of Minutes:**

Comm. McCracken moved that the minutes of the November 7, 2022 meeting be approved. Comm. Orchard seconded this, with the following vote:

|                 |           |
|-----------------|-----------|
| Comm. Lynch     | - Abstain |
| Comm. Orchard   | - Yes     |
| Comm. Sharrock  | - Yes     |
| Comm. Ramey     | - Abstain |
| Comm. Casserly  | - Yes     |
| Comm. McCracken | - Yes     |
| Comm. Messano   | - Yes     |

**Approval of Bills:**

Review and payment of December bills by the Commissioner and certified by the Treasurer that funds are available for payment of the same, were presented to the Board for payment.

Commissioner McCracken requested an explanation of the B-Safe bill and NJFSPC bill. Amy advised that B-Safe is quarterly alarm monitoring and NJFSPC is an employees payroll deduction.

There being no other objections; Comm. McCracken moved that the bills for December be paid as presented. This was seconded by Comm. Sharrock and approved by the following roll call vote:

|                 |       |
|-----------------|-------|
| Comm. Lynch     | - Yes |
| Comm. Orchard   | - Yes |
| Comm. Sharrock  | - Yes |
| Comm. Ramey     | - Yes |
| Comm. Casserly  | - Yes |
| Comm. McCracken | - Yes |
| Comm. Messano   | - Yes |

The Chairperson declared the motion carried.

**The Chairperson asked for the report from the Executive Director**

Paul DeSantis reported on the following:

- We have 4 open units
- Engineers will be writing up the bid specs for the façade and we can then go out to bid
- We had our HUD inspection; There were 4 life safety issues that needed to be corrected within 24 hours, 3 of which were a/c units in the windows. Still waiting on the final score

**Correspondence**

None

**The Chairperson asked for Old Business**

None.

**New Business:**

Resolution 2022-20: Resolution Authorizing Meeting Dates for 2023

Comm. Casserly moved the above resolutions. Comm. Lynch seconded this, with the following vote:

|                |       |
|----------------|-------|
| Comm. Lynch    | - Yes |
| Comm. Orchard  | - Yes |
| Comm. Sharrock | - Yes |
| Comm. Ramey    | - Yes |
| Comm. Casserly | - Yes |

Comm. McCracken - Yes  
Comm. Messano - Yes

Resolution 2022-21: Resolution to Certify Salary Increases For All Eligible Employees As Amended

Comm. Sharrock moved the above resolutions. Comm. Ramey seconded this, with the following vote:

Comm. Lynch - Yes  
Comm. Orchard - Yes  
Comm. Sharrock - Yes  
Comm. Ramey - Yes  
Comm. Casserly - Yes  
Comm. McCracken - Yes  
Comm. Messano - Yes

**Reports from the Commissioners**

Commissioner Ramey thanked Commissioner Sharrock for coordinating the Thanksgiving dinners and thanked Sweets for the desserts.

Commissioner Sharrock reported that the children from BES will be here on 12/16/22 around 6:30 to sing Christmas Carols.

Commissioner McCracken asked if our policy covers residents soliciting items in the building and if not it should.

**Open Public Portion**

Joan Muli expressed concern regarding the news reporting on electric bike batteries being a fire hazard and is concerned that it could be a problem in our building if there are any electric bikes.

Richard Hean also advised that when the electric bike batteries burn they put off a toxic fume. He then asked that due to the political change over in Belmar if it would hinder our funding. He was advised that it would not.

Robin Vinik recommended possibly installing charging stations outside of the building in regards to the electric bikes.

There being no further business before this Board; a motion was made by Commissioner Ramey and seconded by Commissioner Lynch to close the meeting and approved by the following roll call vote:

Comm. Lynch - Yes  
Comm. Orchard - Yes  
Comm. Sharrock - Yes  
Comm. Ramey - Yes  
Comm. Casserly - Yes  
Comm. McCracken - Yes  
Comm. Messano - Yes

The Chairperson declared the motion carried and the meeting was adjourned.