

MINUTES OF THE SPECIAL MEETING
OF THE COMMISSIONERS OF THE HOUSING AUTHORITY
OF THE TOWNSHIP OF WOODBRIDGE

The Commissioners of the Housing Authority of the Township of Woodbridge held a special virtual meeting at 5:00 PM on July 24, 2023.

Chairman Ficarra called the meeting to order at 5:00 PM. The flag was saluted.

Executive Director Brightman read the notice of compliance as follows:

On July 17, 2023, a copy of the schedule of this virtual special meeting setting forth the date and time of this meeting was sent to Town Hall, emailed to the Star Ledger and The Home News Tribune and placed on the Woodbridge Housing Authority’s website as follows:

Join Zoom Meeting

<https://us02web.zoom.us/j/84497153423?pwd=TmwyUi9ra1hUQldhYmlzRVZ4RWdEdz09>

Meeting ID: 844 9715 3423

Passcode: 631255

One tap mobile

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PRESENT

ABSENT

Commissioners:

Sharad Agarwal, Commissioner
Gregg Ficarra, Chairman
Jack Kenny, Vice Chair
Ryan Michelson, Commissioner
Jenny Perez, Commissioner (5:05 PM)
Paul Pires, Commissioner
Shontay Walker, Commissioner

Council Liaison:
Lizbeth DeJesus

Authority General Counsel:
Terrence Corrison, Esq., Breslin & Breslin

Administration:
Donna Brightman, Executive Director

Administration:
Larry Stecker, Maintenance Director

A motion to approve the minutes of the Regular meeting of June 12, 2023 was made by Commissioner Walker and seconded by Commissioner Agarwal and upon roll call the vote was as follows:

ROLL CALL: Agarwal Kenny Michelson Perez Pires Walker Ficarra
AYES: Agarwal Kenny Michelson Pires Walker Ficarra

NAYS: None
Abstain: None
Absent: Perez

PUBLIC COMMENT: none

COMMUNICATIONS: none

REPORTS: none

NEW BUSINESS

a) Reso #3258 – Subscribing to a Solar Landscape Community Solar Project

Motion moved by Commissioner Pires and seconded by Commissioner Kenny to adopt Resolution #3258.

Discussion

Executive Director Brightman explained that this is a program from the State of NJ Board of Public Utilities. The BPU went to bid to solicit providers of solar fields that would provide power to low-and-moderate income people. This just effects Cooper and Olsen as the WHA pays the utilities. Any savings that are realized must be used to benefit the tenants.

ROLL CALL: Agarwal Kenny Michelson Perez Pires Walker Ficarra
AYES: Agarwal Kenny Michelson Pires Walker Ficarra
NAYS: None
Abstain: None
Absent: Perez

The Chair thereupon declared said motion approved.

b) Reso #3259 – Authorizing the Executive Director to Pay the Monthly Bills for June, July and August 2023

Motion moved by Commissioner Michelson and seconded by Commissioner Walker to adopt Resolution #3259.

ROLL CALL: Agarwal Kenny Michelson Perez Pires Walker Ficarra
AYES: Agarwal Kenny Michelson Pires Walker Ficarra
NAYS: None
Abstain: None
Absent: Perez

The Chair thereupon declared said motion approved.

c) Reso #3260 – Resolution of the BOC of the WHA Authorizing the Second Amendment to Rooftop Lease with T-Mobile Northeast, LLC for Cooper Towers

Motion moved by Commissioner Perez and seconded by Commissioner Agarwal to adopt Resolution #3260.

Discussion

Executive Director Brightman explained that this was for Cooper, a renewal to the existing lease for another 20 years. The rent will increase from \$2,937 to \$3,812 per month.

ROLL CALL: Agarwal Kenny Michelson Perez Pires Walker Ficarra
AYES: Agarwal Kenny Michelson Perez Pires Walker Ficarra
NAYS: None
Abstain: None
Absent: None

The Chair thereupon declared said motion approved.

COMMENTS

Commissioner Agarwal congratulated Commissioner Ficarra for being elected Council President.

Commissioner Pires stated that all is good.

Commissioner Walker stated that everything is good and that she is just getting over a bad allergy attack.

Commissioner Perez stated that David’s Touch is sponsoring a motorcycle run next Saturday. She thanked Commissioner Pires for his help.

Chairman Ficarra stated that it’s nice to see you working together outside the board.

Commissioner Michelson stated that he just returned from an amazing trip to Italy and can’t wait to go back.

Executive Director Brightman stated that the WHA will be doing a Habitat build in Perth Amboy on 9/13 and all are welcome to join us. She also stated that we might need to call another meeting if we can come to a conclusion on the Finn/Adams façade bid.

ADJOURNMENT

Motion by Commissioner Perez and seconded by Commissioner Pires to adjourn at 5:25 PM.

All commissioners present voted in favor.

Donna Brightman
Executive Director/Secretary