

REGULAR MEETING OF THE LODI HOUSING AUTHORITY

(This Agenda is posted to inform the public of actions being considered by the Authority's Board of Commissioners and Executive Director/Secretary Treasurer. There may be additions and deletions prior to the Board Meeting before taking final action.)

CALL TO ORDER:

PLEDGE OF ALLEGIANCE:

NOTICE OF MEETING: This meeting has been publicly advertised in compliance with the Open Public Meeting Act.

ROLL CALL:

Cody ____ De Nobile ____ Marra ____ Mobilio ____ Riley ____ Di Chiara ____ Lynch ____
Executive Director ____ Attorney ____ Assistant Executive Director/Recording Secretary ____

BIDS: None

APPROVAL OF MINUTES:

- **Annual/Reorganization Meeting – May 22, 2025:** Motion: _____ Seconded: _____
Cody ____ De Nobile ____ Marra ____ Mobilio ____ Riley ____ Di Chiara ____ Lynch ____
- **Regular Meeting – May 22, 2025:** Motion: _____ Seconded: _____
Cody ____ De Nobile ____ Marra ____ Mobilio ____ Riley ____ Di Chiara ____ Lynch ____
- **Closed Meeting – May 22, 2025:** Motion: _____ Seconded: _____
Cody ____ De Nobile ____ Marra ____ Mobilio ____ Riley ____ Di Chiara ____ Lynch ____

COMMUNICATIONS:

REPORT OF ATTORNEY:

REPORT OF ACCOUNTANT:

REPORT OF SECURITY:

MONTHLY BILLS – PH & S-8:

REPORT OF EXECUTIVE DIRECTOR:

REPORT OF ASSISTANT EXECUTIVE DIRECTOR:

RESOLUTIONS:

REPORT OF COMMISSIONERS:

1. Thank you card from family of Michael “Mickey” Haskoor

UNFINISHED BUSINESS:

OLD BUSINESS:

NEW BUSINESS:

GOOD & WELFARE:

HEARING OF CITIZENS: Citizens are reminded that all discussions must pertain to Lodi Housing Authority business. Citizens, not discussing LHA business, will be issued the following: 1st – Reminder/Warning; 2nd – Ruled Out of Order; and 3rd – Should citizen continue to discuss non-LHA business, he/she will be asked to leave LHA Meeting/Community Room. Failure to comply will result in citizen being escorted out by Security.

CLOSED SESSION – ATTORNEY-CLIENT PRIVILEGED DISCUSSIONS:

ADJOURNMENT:

Motion: _____ Seconded: _____

Cody ____ De Nobile ____ Marra ____ Mobilio ____ Riley ____ Di Chiara ____ Lynch ____

Meeting was adjourned at _____ PM

MONTHLY BILLS AGENDA -- JUNE 2025

PUBLIC HOUSING & SECTION 8

DISBURSEMENT AS REFLECTED IN PAYROLL PERIOD

6/1/25-6/30/25

ARE HEREBY APPROVED

	CHECK PAYABLE TO	DATE	CHK #	EXPLANATION	AMOUNT
1	PSE&G Co.	6/3/25	14993	Utilities	\$ 22,889.54
2	Gannett NY-NJ	6/3/25	14994	Public Notice	\$ 219.12
3	DKNM Consulting, LLC	6/3/25	14995	PH Accounting	\$ 1,333.33
4	Optimum	6/3/25	14996	TV, Phones, Internet	\$ 572.91
5	Amazon	6/3/25	14997	Maintenance Supplies	\$ 949.03
6	Home Depot Credit Services	6/3/25	14998	Maintenance Supplies	\$ 2,023.13
7	Interstate Waste Services	6/3/25	14999	Trash Removal	\$ 1,360.56
8	Execu-Tech	6/3/25	15000	Consulting Services	\$ 10,106.25
9	Jersey Elevator	6/3/25	15001	Elevator Maintenance	\$ 188.83
10	Wallington Plumbing & Heating	6/3/25	15002	Maintenance Supplies	\$ 2,626.79
11	Purchase Power	6/3/25	3831	Stamps	\$ 441.99
12	DKNM Consulting, LLC	6/3/25	3832	S8 Accounting	\$ 1,333.33
13	SGTS Maintenance, LLC	6/12/25	15003	PH Office Cleaning	\$ 495.00
14	Verizon	6/12/25	15004	Phones	\$ 62.35
15	T-Mobile	6/12/25	15005	Cell Phones	\$ 133.46
16	AMS Ties, Inc.	6/12/25	15006	PH Background Chks	\$ 19.00
17	SGTS Maintenance, LLC	6/12/25	3833	S8 Office Cleaning	\$ 495.00
18	AMS Ties, Inc.	6/12/25	3834	S8 Background Chks	\$ 158.00
19	Delta Dental of New Jersey	6/12/25	Online	PH Employees	\$ 1,809.61
20	Delta Dental of New Jersey	6/12/25	Online	S8 Employees	\$ 610.23
21	NJ Division of Pension and Benefits	6/13/25	Online	PH Active Employees	\$ 27,455.65
22	NJ Division of Pension and Benefits	6/13/25	Online	S8 Active Employees	\$ 3,022.70
23	NJ Division of Pension and Benefits	6/13/25	Online	PH Retired Employees	\$ 4,483.02
24	NJ Division of Pension and Benefits	6/13/25	Online	S8 Retired Employees	\$ 2,355.00
25	Ace Lock & Key Shop	6/16/25	15020	Lock & Keys	\$ 118.00
26	RICOH USA, Inc.	6/16/25	15021	Lease	\$ 574.27
27	CSG-NAM, LLC	6/16/25	15022	Lease	\$ 54.14
28	AVS Technology	6/16/25	15023	CCTV Repair	\$ 205.00
29	All American Sewer Service	6/16/25	15024	Sewer Clean Out	\$ 1,795.00
30	Riccardis Bros, Inc.	6/16/25	15025	Painting Supplies	\$ 1,923.34
31	Billy V's Unique Landscaping	6/16/25	15026	Landscaping Services	\$ 2,600.00
32	City Signs & Printing Inc.	6/16/25	15027	Office Supplies	\$ 1,205.00
33	MRI Software, LLC	6/16/25	15028	Contract Cost	\$ 1,237.50
34	Jay-Bee Flooring, LLC	6/16/25	15029	Floor Repair	\$ 1,404.00
35	Maztek IT	6/16/25	15030	PH IT Managed Services	\$ 1,018.59
36	W.B. Mason	6/16/25	15031	Office Supplies	\$ 724.86
37	Millennium Mechanical, LLC	6/16/25	15032	AC Repair	\$ 264.00
38	Maztek IT	6/16/25	3835	S8 IT Managed Services	\$ 1,018.59
39	Conrad M. Olear, Esq.	6/17/25	15033	PH Legal Retainer	\$ 1,500.00
40	Graphically Speaking	6/17/25	15034	Uniforms	\$ 546.00
41	Stone Brook Garden & Landscape	6/17/25	15035	Maintenance Supplies	\$ 53.98
42	Buggin Out, LLC	6/17/25	15036	Exterminating Services	\$ 1,287.00
43	Conrad M. Olear, Esq.	6/17/25	3836	S8 Legal Retainer	\$ 1,500.00

RESOLUTIONS:

CONSENT AGENDA (These Resolutions are matters covering operation of Lodi Housing Authority and will be passed by one roll call vote covering all items on the Consent Agenda.)

1. Resolution #24-20	Certifying Resolution – Commissioners’ Receipt of FYE 09/30/24 Independent Public Audit (IPA)
2. Resolution #24-21	Approval of LHA’s Operating Budget – FY 10/01/25-09/30/26
3. Resolution #24-22	Approval of NJDCA Budget – FY 10/01/2025 to 09/30/2026
4. Resolution #24-24	Contract Award (\$91,100) to Silva’s Mechanical Services for Phase 2-Mechanical Room Modifications at DVP Complex

Motion: _____ Seconded: _____

Cody ____ De Nobile ____ Marra ____ Mobilio ____ Riley ____ Di Chiara ____ Lynch ____