

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:

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

BIDS: None

APPROVAL OF MINUTES:

- **Regular Meeting – April 23, 2026:** Motion: ____ Seconded: ____
De Nobile ____ Iodaci ____ Lynch ____ Marra ____ Riley ____ Cody ____ Di Chiara ____
- **Closed Meeting – April 23, 2026:** Motion: ____ Seconded: ____
De Nobile ____ Iodaci ____ Lynch ____ Marra ____ Riley ____ Cody ____ Di Chiara ____

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:
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: ____

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

Meeting was adjourned at ____PM

MONTHLY BILLS AGENDA -- MAY 2026

PUBLIC HOUSING & SECTION 8

DISBURSEMENT AS REFLECTED IN PAYROLL PERIOD

5/1/26-5/31/26

ARE HEREBY APPROVED

	CHECK PAYABLE TO	DATE	CHK #	EXPLANATION	AMOUNT
1	PSE&G Co.	4/27/26	15421	March Utilities	\$ 29,484.95
2	T-Mobile	5/4/26	15422	Cell Phones	\$ 248.15
3	Verizon	5/4/26	15423	Phones	\$ 93.36
4	Passaic Valley Water Commission	5/4/26	15424	March Water	\$ 6,088.57
5	Optimum	5/4/26	15425	April TV, Phones, Internet	\$ 572.88
6	Home Depot Credit Service	5/4/26	15426	Maintenance Supplies	\$ 3,330.22
7	AMS Ties, Inc.	5/11/26	15427	PH Background Checks	\$ 163.50
8	Jersey Elevator	5/11/26	15428	Elevator Maintenance	\$ 196.38
9	Amazon Capital Services	5/11/26	15429	Maintenance Supplies	\$ 2,202.80
10	Wasak Inc.	5/11/26	15430	Water Treatment	\$ 182.00
11	Maztek IT	5/11/26	15431	IT Managed Services	\$ 2,037.18
12	DKNM Consulting, LLC	5/11/26	15432	PH Accounting Retainer	\$ 1,416.67
13	Interstate Waste Services	5/11/26	15433	Trash Removal	\$ 1,360.56
14	NJ Motor Vehicle Services	5/11/26	15434	Truck Registration	\$ 162.50
15	DKNM Consulting, LLC	5/11/26	3923	S8 Accounting Retainer	\$ 1,416.67
16	AMS Ties, Inc.	5/11/26	3924	S8 Background Checks	\$ 82.00
17	Delta Dental of New Jersey	5/14/26	Online	PH Employees	\$ 1,996.80
18	Delta Dental of New Jersey	5/14/26	Online	S8 Employees	\$ 722.37
19	NJ Division of Pension and Benefits	5/14/26	Online	PH Active Employees	\$ 29,107.01
20	NJ Division of Pension and Benefits	5/14/26	Online	S8 Active Employees	\$ 4,097.76
21	NJ Division of Pension and Benefits	5/14/26	Online	PH Retired Employees	\$ 7,438.98
22	NJ Division of Pension and Benefits	5/14/26	Online	S8 Retired Employees	\$ 3,796.20
23	Reno's Appliance	5/19/26	15435	Fridge & Stove Stock	\$ 2,679.00
24	Coppa Montalbano Architects	5/19/26	15436	A&E Contract	\$ 725.00
25	Pitney Bowes	5/19/26	15437	Lease	\$ 476.73
26	Primo Brands	5/19/26	15438	Water	\$ 98.22
27	Ricoh USA, Inc.	5/19/26	15439	Lease	\$ 574.27
28	Purchase Power	5/19/26	15440	Stamps	\$ 641.99
29	Ace Lock & Key Shop	5/22/26	15441	Keys & Locks	\$ 466.00
30	PSE&G	5/22/26	15442	April Utilities	\$ 22,970.51
31	SYNCHRONY BANK	5/22/26	15443	Maintenance Supplies	\$ 939.85
32	Jay Bee Flooring	5/22/26	15444	DVP 7E	\$ 2,310.00
33	BUGGIN' OUT, LLC.	5/22/26	15445	Exterminating Services	\$ 896.00
34	Rob's Automotive	5/22/26	15446	Van Repair	\$ 250.00
35	Pitney Bowes	5/22/26	15447	Supplies	\$ 203.98
36	Just Windows & Doors	5/22/26	15448	Massey #12 Patio Door	\$ 2,600.00
37	AVS Technology	5/22/26	15449	CCTV Repair	\$ 410.00
38	Garfield Lumber & Millworks, Inc.	5/22/26	15450	Maintenance Supplies	\$ 470.80
39	USA Today Media Corp.	5/22/26	15451	Public Notices	\$ 229.68
40	Swift Electrical	5/22/26	15452	Maintenance Supplies	\$ 235.84
41	DOR-WIN MFG.	5/22/26	15453	Maintenance Supplies	\$ 130.00
42	Frank Luciano	5/22/26	15454	Training Hotel Reimbursement	\$ 274.14
43	Wallington Plumbing	5/22/26	15455	Maintenance Supplies	\$ 4,117.99
44	Billy V's Unique Landscaping, LLC	5/22/26	15456	Landscaping Services	\$ 2,800.00
45	Conrad M. Olear, Esq.	5/22/26	15457	PH Legal Retainer	\$ 1,500.00
46	Optimum	5/22/26	15458	May TV, Phones, Internet	\$ 572.88
47	Home Depot Credit Service	5/22/26	15459	Maintenance Supplies	\$ 1,009.22
48	Condemi Motor Company	5/22/26	15460	2006 Chevy Purchase	\$ 4,995.00
49	Riccardi Brothers	5/22/26	15461	Maintenance Supplies	\$ 78.94

50	Passaic Valley Water Commission	5/22/26	15462	April Water	\$ 6,510.45
51	City Signs, Inc.	5/22/26	15463	Envelopes	\$ 99.00
52	KC'S Cleanouts LLC	5/22/26	15464	Rennie #37 & #31 Cleanout	\$ 1,025.00
53	W.B Mason	5/22/26	15465	Office Supplies	\$ 202.28
54	PAT KELSON ASSOCIATES, INC.	5/22/26	3925	3/1/26-4/30/26 Inspections	\$ 4,600.00
55	Conrad M. Olear, Esq.	5/22/26	3926	S8 May 2026 Retainer & Ext. Ord.	\$ 3,900.00
56	Frank Yuppa	5/22/26	1552	Security Deposit Refund	\$ 100.01

RESOLUTIONS:

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

2. Resolution #25-28	Public Housing Rent Write-Off for FYE 09/30/26 – Jesse Rocha
3. Resolution #25-	

Motion: _____ Seconded: _____

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