

STATE OF NEW JERSEY
SECAUCUS HOUSING AUTHORITY
700 COUNTY ROAD
SECAUCUS, NEW JERSEY

February 26, 2015

CLOSED EXECUTIVE SESSION

This is a summary of the minutes of a
CLOSED EXECUTIVE SESSION as taken on
Thursday, February 26, 2015 at The Elms, Secaucus, New Jersey

Executive Director Christopher Marra called the meeting to order.

ROLL CALL

Present: Commissioner Roger Adriaenssens
Commissioner Richard D. Fairman
Commissioner Frances Jodice
Chairman Michael Harper
Commissioner Michael Schlemm
Commissioner Michael Grecco

Also Present: Executive Director Christopher Marra
James Burke, Esq., Counsel to the Authority

Christopher Marra gave the Commissioners an update three issues which were discussed in Closed Session at the December Board meeting.

Legal Items:

Edward Molta – Case – On January 21, 2015 Mr. Molta and the SHA met at the Tenant Landlord court in Jersey City. At the time Mr. Molta decided to sign a document that would allow him to stay in the building through April 30, 2015, instead of risking going before the judge and being evicted within 14 days of January 21. At the time Mr. Molta did not have representation.

In late February, Mr. Molta hired an attorney and they have filed a suit against the SHA claiming Mr. Molta did not understand what was happening when he signed that document. That case will be heard in mid-March

Christina May Case – As discussed briefly in my memo on the bill list. Because Christina May – through her brother filed a case against the Housing Authority that was not covered under our scope of services with Zisa & Hitscherich. Briefly, after attending court in December, Christina May showed up in Joseph Zisa's office to give testimony and stated that she no longer wished to pursue this case. It was her brother who started everything and she now wants to stop it. She is trying to get her life back together and knows she needs to stay away from her brother.

The Professional Services Committee asked me to contact Joseph Zisa and ask him whether or not we could file a lien against Christina May for the \$4,800 bill. He told me that it would be a waste of our time and in addition, cost us extra legal fees. He later suggested we should send the file to the Hudson County Prosecutor's office asking that they consider filing fraud charges against Michale West for impersonating an attorney

Personnel Items:

~~Joseph J. J. J.~~ At the December meeting, ~~Joseph J. J. J.~~ was out due to suffering a minor stroke and we all feared that his recovery would take weeks, if not months. As everyone knows, ~~he~~ returned to work on December 19 after being released from Hackensack with a doctor's note.

Jacob Naszimento salary increase request – The Personnel Committee met with Jacob Naszimento earlier in the week. He is seeking a pay increase. Initially asking for a \$10,000 increase. This was a result of him obtaining a Qualified Purchasing Agent certificate and doing some research on what other Deputy Executive Directors are earning in Housing Authorities similar in size to the SHA. The committee told Jake that they would consider his request, but that he would need to wait until the contract is settled with the Union.

Richard Fairman – reimburse for medical expenses – After Richard Fairman excused himself. Chris Marra requested that the committee consider reimbursing Richard Fairman for out of pocket medical expenses he incurred while attending a NAHRO convention in Baltimore back in October 2014. The SHA has submitted his expenses to the JIF's Worker's Compensation, but Chris felt that they would not approve the reimbursement for a variety of reasons. These included that he did not go to a Worker's Compensation doctor and that he is a volunteer Commissioner. In addition \$165 of his out of pocket expenses included fumigating his home, which would never be reimbursed by the JIF. The

board instructed Chris to reimburse him the funds which totaled \$341.73 (\$165 for fumigation and \$176,73 for prescriptions.)

Motion to come out of Closed Session

Motion to approve made by Commissioner Adriaenssens; seconded by Commissioner Schlemm.

VOTE: AYES/All Present Commissioners (5)

Absent: Grecco, Kroll