

**LINDEN PUBLIC HOUSING AUTHORITY
BOARD OF TRUSTEES MONTHLY MEETING
AUGUST 13th, 2025, 5:30 pm**

MEETING MINUTES

1. CALL TO ORDER

2. FLAG SALUTE

3. STATEMENTS/NOTICES

- **STATEMENT OF ADEQUATE NOTICE:** In accordance with the New Open Public Meeting Act N.J.S.A. 10:4-6 et seq., The Housing Authority of the City of Linden (HACL") Board of Commissioners meeting will be held on **August 13th at 5:30 PM**. The meeting will be held in person at the Ann J. Ferguson Towers, Community Room, 1601 Dill Avenue, Linden NJ 07036.
- **NOTICE** In addition to the listed items on this agenda, this Board may discuss and act upon others.

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR		X			
SHARON BACOT		X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIEN VICE CHAIR		X			
YVONNE BOYD		X			

4. MOTION TO APPROVE THE MINUTES FOR THE MEETING HELD ON JULY 21ST

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR	second	X			
SHARON BACOT		X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIEN, VICE CHAIR		X			
YVONNE BOYD	motion	X			

5. FINANCE REPORT:

Motion to approve and pay June bills

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR	second	X			
SHARON BACOT		X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIER, VICE CHAIR		X			
YVONNE BOYD	motion	X			

MOTION TO CLOSE MEETING AND GO INTO EXECUTIVE SESSION

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR		X			
SHARON BACOT	second	X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIER VICE CHAIR	motion	X			
YVONNE BOYD		X			

MOTION TO COME OUT OF EXECUTIVE SESSION

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR		X			
SHARON BACOT		X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIER VICE CHAIR	motion	X			
YVONNE BOYD	second	X			

Motion to re-open meeting:

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR		X			
SHARON BACOT		X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIEN VICE CHAIR	motion	X			
YVONNE BOYD	second	X			

Regarding Resolutions:

6. Resolution to do an NFAO (Non-Fair and Open Bid) to Appoint All in One Consultant Services, as our appointed QPA. With a contract not to exceed \$17,500 (Qualified Purchasing Agent). This falls under the N.J.S.A. 19:44A-20.4 et seq

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR		X			
SHARON BACOT		X			
GARY MANNUZZA		X			
PETER MATLOSZ	motion	X			
DANI ORELIEN VICE CHAIR		X			
YVONNE BOYD	second	X			

7. Resolution to do an NFAO to Appoint BDO Financial Services as our newly appointed fee accountant with a contract not to exceed \$50,000.

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR	motion	X			
SHARON BACOT		X			
GARY MANNUZZA	second	X			
PETER MATLOSZ		X			
DANI ORELIEN VICE CHAIR		X			
YVONNE BOYD		X			

8. Resolution to open a not-for-profit to accept donations from local companies, private companies and individuals.

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR		X			
SHARON BACOT		X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIEN VICE CHAIR	motion	X			
YVONNE BOYD	second	X			

9. WALK ON - Resolution to attend training conference in Atlantic City.

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR	second	X			
SHARON BACOT		X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIEN VICE CHAIR		X			
YVONNE BOYD	motion	X			

Meeting - Adjourn Meeting

Roll Call:

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR		X			
SHARON BACOT	second	X			
GARY MANNUZZA		X			
PETER MATLOSZ		X			
DANI ORELIEN VICE CHAIR		X			
YVONNE BOYD	motion	X			

ALL IN FAVOR