

**LINDEN PUBLIC HOUSING AUTHORITY
BOARD OF TRUSTEES SPECIAL MEETING
JULY 21st, 2025, 5:30 pm**

SPECIAL 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 **July 21st 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 ORELLEN VICE CHAIR		X			
YVONNE BOYD		X			

4. MOTION TO APPROVE THE MINUTES FOR THE MEETING HELD ON JUNE 11th AND SPECIAL MEETINGS ON JUNE 25th

Roll Call:

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

5. FINANCE REPORT:**Motion to approve the June Bill List****ROLL CALL**

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

6. MOTION TO GO INTO EXECUTIVE SESSION**ROLL CALL**

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

7. MOTION TO COME OUT OF EXECUTIVE SESSION**Roll Call**

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

8. Motion to re-open meeting

Roll Call

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

9. Resolution to approve, publish and submit the 2025-2026 annual budget.

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 ORELLEN, VICE CHAIR	M	X			
YVONNE BOYD	S	X			

MOTION TO APPROVE

10. Resolution to approve, publish and submit the 5-year Annual Plan

Roll Call

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

MOTION TO APPROVE**11. Resolution to have tenant Roundtable on July 23rd to discuss the 5-year Plan.****Roll Call**

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

MOTION TO APPROVE**12. Resolution to remove Kathy Sanders from all bank accounts****Roll Call**

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

MOTION TO APPROVE**17. Resolution amending the contract with Loomis Consulting LLC from 90 days to 120 days.****Roll Call**

COMMISSIONER	MOTION/ SECOND	YES	NO	ABSTAIN	ABSENT
JOSEPH INFANTE,					X
SHERI HUMPHREY, CHAIR		X			
SHARON BACOT		X			
GARY MANNUZZA	S	X			
PETER MATLOSZ					X

DANI ORELLEN, VICE CHAIR	M	X			
YVONNE BOYD		X			

MOTION TO APPROVE

18. Resolution to accept the termination of the contract with Sunbelt Industries Inc.

Roll call

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

MOTION TO APPROVE

19. Resolution to approve closing the bank account at Union Savings Bank and reopening the account at the Columbia Bank in Linden

Roll Call

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

20. MOTION TO APPROVE

Resolution to approve the state health benefit program (SHBP) Health benefit Program (SEHBP) change in full-time hours

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 ORELLEN VICE CHAIR	M	X			
YVONNE BOYD	S	X			

Meeting – Adjourn Meeting

Roll Call

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

ALL IN FAVOR