



Fort Lee Housing Authority

1403 Teresa Drive
Fort Lee, New Jersey 07024
Tel (201) 947-7400/7401
Fax (201) 947-9710

HOUSING AUTHORITY OF THE BOROUGH OF FORT LEE

MINUTES OF SCHEDULED MEETING OF BOARD OF COMMISSIONERS

APRIL 8, 2026

1. **MEETING** called to order at 6:02 pm by Chair, Sherry Bauer on April 8, 2026.
2. Pursuant to the Open Public Meetings Act the Executive Director read the following statement:

Adequate notice of this meeting has been provided in the following manner:

On March 12th, 2026, a notice of this meeting, setting forth the date, time and location of this meeting was posted on the Housing Authority's officially designated public bulletin board at 309 Main Street, Fort Lee, New Jersey, the authority's website and provided to The Record, The Star Ledger and Clerk of the Borough of Fort Lee.

The Secretary is hereby directed to enter into the minutes of this Meeting this public announcement.

Roll Call:

PRESENT: Commissioners S. Bauer, D. Steinberg, C. Chung, Shari DePalma, (via speaker phone), E. O'Neill (via speaker phone)

ABSENT: A. Yook, R. Sohmer

ALSO PRESENT: Council Liaison Joseph Cervieri (via Zoom), Executive Director Terrence Corriston, and Sylvia Ruiz

3. Minutes:

Motion made by Dolores Steinberg and seconded by Shari DePalma, to approve the Minutes of the meeting of March 4, 2026.

Ayes: S. Bauer, D. Steinberg, Shari DePalma, C. Chung and E. O'Neill.

Nays: None

Abstain: None

Absent: A. Yook, R. Sohmer

4. Executive Director's Report:

Mr. Corriston advised the Board of the following:



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We will be hosting a Spring Celebration Luncheon on April 9, 2026 for the Seniors.

As mentioned before, we have a vacancy in our senior building due to the death of a long-time senior tenant. The plan is that one of the tenants in a studio apartment is going to move to this unit and we will then have the studio occupied by a senior voucher holder who has been looking for an apartment. Commissioner Steinberg has been working very hard and has been a great help in cleaning out the vacant apartment. Many of the items have been donated.

We hired the Qualified Purchasing Agent last month and he's been working very closely with us. He replaced our postage meter and saved us money. We were paying \$130 a month and now we are now paying \$118 a month for 5 years. We did need to update the meter because of a change that was made by USPS.

Mr. Corriston reviewed the Resolutions on the Agenda (Nos. 2497-2499) with the Board. The first is to join the cooperative purchasing programs being recommended by the qualified purchasing agent. We will be able to get the best competitive pricing which are bid in mass for the cooperative groups. The next big purchase would be the computers that we have already budgeted for.

Our Qualified purchasing agent also helped us with getting the concrete steps at 1st Street repaired. The section 8 inspector advised us that the steps were cracked and needed to be repaired, and we had a small-time frame to get them fixed in light of the weather we've been having. The inspection passed.

We are working with our A&E on the new entry access and the office connection to the standby generator. The new bid thresholds will allow us to use the QPA to get the work done once the specs are finished.

Mr. Corriston mentioned last month that HUD had put out notices regarding optional requirements for employment and term limits. However, the White House proposed budget for 2027 makes those provisions mandatory. The President's budget has a negative effect on the Housing Choice Voucher Program, prohibiting the issuance of new vouchers and cuts the rate tremendously. It cut the Community Development Block Grants by \$10 billion dollars and also has these working and 5-year term limit on assistance.

Our work orders are up to date. Vouchers are almost fully leased. We have two vouchers on the street presently looking and we will be issuing 2 additional



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vouchers. We are working very closely and cautiously with our accountant to make sure we do not overspend. We are making sure we remain leased up so we don't lose any vouchers.

Everyone is working very hard.

5. RESOLUTIONS:

A motion to approve the Resolutions by Consent Agenda was made by Commissioner Steinberg and seconded by Commissioner O'Neill.

- **2497-** Bills for payment
- **2498-** Resolution by the Commissioners of the Housing Authority of the Borough of Fort Lee authorizing the Executive Director to join and execute a Master Intergovernmental Cooperative purchasing agreement with The State of New Jersey Division of Purchase and Property at no cost to the Housing Authority in order to access Cooperative Purchasing contracts.
- **2499-** Resolution by the Commissioners of the Housing Authority of the Borough of Fort Lee authorizing the Executive Director to join and execute a Master Intergovernmental Cooperative purchasing agreement with Omnia Partners at no cost to the Housing Authority in order to access Cooperative Purchasing contracts.

The motion was unanimously approved.

6. OTHER BUSINESS: None

7. ADJOURNMENT:

A motion made by Commissioner Chung and seconded by Commissioner Steinberg, to adjourn the meeting at 6:20 pm.

The motion was unanimously approved.

Respectfully submitted,

Terrence Corrison
Executive Director