

**BOROUGH OF DUMONT
BERGEN COUNTY, NEW JERSEY
RENT LEVELING BOARD
FEBRUARY 13, 2012 MINUTES**

Prior to the start of the meeting, the Oath of Office was administered to Mr. Joseph Woska, Tenant Representative for the Board, by Monica Cho, Esq., Rent Leveling Board Attorney.

The meeting was called to order by Judy Parker at 7:18pm

Flag Salute

SUNSHINE LAW: The notice requirements of the Open Public Meetings Act of the State of New Jersey have been satisfied by the inclusion of the date, time and place of this Rent Leveling Board meeting of the Borough of Dumont having been sent to *The Record*, the *Ridgewood News*, and posted on the Borough website and in the Borough Hall on October 27, 2011.

Council Liaison Matthew Hayes was introduced to the Board members.

ROLL CALL: Judy Parker, Lillian DeCristofaro, Joseph Woska: present
Albert Taxter, Irwin Buchheister – absent

The minutes from the October 24, 2011 meeting were tabled due to lack of quorum.

Copies of the RFQ submitted by Monica Cho, Esq. of Bhalla and Cho were forwarded to the members of the Board prior to the meeting. There were no questions presented by the Board members.

Copies of Resolution 12-01 Authorizing Agreement for Professional Services for Rent Leveling Board Attorney were forwarded to the members of the Board prior to the meeting.

Motion to approve Resolution 12-01 Authorizing Agreement for Professional Service for the Rent Leveling Board Attorney for 2012: Ms. DeCristofaro

Second: Mr. Woska

All in favor: Aye

Rent increase for the period January through June 30, 2012: 3.3%.

Copies of the Chart for New York-Northern New Jersey CPI monthly and annual percent changes for 2011 were sent to the Board members prior to the meeting. The average of the CPI for the months July through December 2011 is 3.3% which is to be used when determining rent increases for the period January through June 30, 2012.

There was no further discussion on this matter.

Ms. Schaefer advised that the Board received a resume from Mr. Joseph Pupino, who had attended the Rent Leveling Board on October 24, 2011, expressing interest in the position of Alt Tenant Representative on the Board. The resume was forwarded to the Mayor for his consideration.

Motion to Open the Meeting to the Public: Ms. DeCristofaro

Second: Mr. Woska

All in favor: Aye

Mr. Coleman Szely, 60 Columbia Ave., Apt. 44, Dumont, advised that he was one of the Tenant Representatives on the Rent Leveling Board and his term expired on December 31, 2011. He stated that the Board Secretary had told him that if he had not been interested in being reappointed, he should have sent a letter or said something to the effect. Since he hadn't, his name was on a list to be reappointed and the list was given to the Mayor. He said that he is definitely interested in staying on the Board and would be interested in serving as Alternate Tenant Rep. He had recently sent the Mayor an email advising him that he was interested in staying on the Board.

Motion to close the meeting to the public: Ms. DeCristofaro

Second: Mr. Woska

All in favor: Aye

Meeting adjourned at 7:40pm. The next scheduled meeting of the Rent Leveling Board is April 16, 2012.

Minutes respectfully submitted by

Kathy Schaefer
Rent Leveling Board Secretary