

**Howell Township Mobile Home Rent Stabilization & Control Board Meeting Minutes
April 13th, 2022**

Chair Jose Orozco, called the meeting to order at 6:00 p.m. and the opening statement was read by the Board Secretary.

ROLL CALL: Present:
Absent:
_X___ Mr. Denoia
_Yes___ Ms. Jordan
_Yes___ Ms. Casper
_Yes___ Ms. Farkas
_Yes___ Mr. Orozco
_Yes___ Ms. Comes (Alt)
_Yes___ Mr. Brennan (Alt)

PLEDGE OF ALLEGIANCE:

SWEARING IN: The following members were sworn in: None

APPROVAL OF MINUTES: No minutes to review from the previous meeting.

CORRESPONDENCE: Vacancy decontrol notices - None

OLD BUSINESS: None

NEW BUSINESS: Increase Hearing – Winding Brook MHP - Application #HRB-22-01.

Chris Hanlon, Esq., attorney for landlord was present. Charles J. Maida, manager was sworn in. Winding Brook MHP submitted the following items for Board review:

A-1: CPI

A-2: Septic and Waste Management

A-3: Landscaping and snow removal

PUBLIC COMMENT: Attorney Mr. Clark opened the floor to public comment.

PC: Mr. John Luhrs –expressed concern regarding financial increases while on fixed income

PC: Mr. Peter Armbrust –expressed concern about the increase in rent throughout the years and inquired about cost-saving alternatives.

Mr. Orozco motioned to grant the 5% increase effective date 5/1/2022. All Nay - Motion fails

Ms. Farkas motioned to grant a 4%. No second. Motion fails

Ms. Brennan 3.5% increase. No second. Motion fails

Ms. Comes motions 2.5% increase, seconded by Ms. Casper. Roll call: Ms. Jordan–nay. Ms. Casper-aye.

Ms. Farkas –aye. Ms. Comes – aye. Mr. Orozco-aye. Motion Passed.

ADJOURNMENT: Mr. Clark motioned to adjourn. Motion carried unanimously.

Meeting adjourned at 7:02pm.

Respectfully submitted,

Terri Lipton

Mobile Home Rent Stabilization & Control Board Secretary