

The Housing Authority of
Gloucester County
REGULAR BOARD MEETING
JANUARY 27TH, 2016

A regular Meeting of the Housing Authority of Gloucester County was held in the Joseph A. Reed Board Room, Nancy J. Elkins Seniors Housing; located at 100 Pop Moylan Blvd. Deptford, New Jersey, on January 27th, beginning at 4:30 P.M.

🔊ROLL CALL:

The Secretary (Kimberly Gober) called the roll and the following answered "aye":

- ✓ Chairman William W. Bain, Jr.
- ✓ Commissioner Betty Jane Purnell
- ✓ Commissioner Frank Smith
- ✓ Commissioner Brenden Garozzo
- ✓ Commissioner Daniel Reed
- ✓ Commissioner Scott Kintzing
- ✓ Commissioner John Giovannitti
- ✓ Executive Director Kimberly Gober

And the following was absent:

- ✓ No one

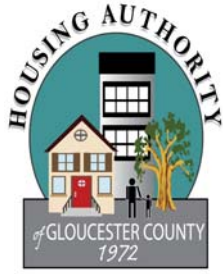
The Secretary notified the Chair that a quorum is present.

Also in attendance were:

- ✓ Christopher Grupico, Financial Director
- ✓ Jeff Daniels, Solicitor
- ✓ Nelly Rojas, Administrative Aide
- ✓ Stella Barnes, Administrative Assistant

🏛️SOLICITOR:

□ The Solicitor stated "In accordance with the Open Public Meetings Act of 1975, this meeting is called to order pursuant to notice of Annual Meeting, a copy of which has been made available to newspapers of general local public circulation, a copy of which has been made available to the Clerk of Gloucester County, and a copy of which has been posted publicly in accordance with the law."



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CHAIRMAN:

2016-14	RESOLUTION AUTHORIZING EXECUTIVE SESSION
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CLOSED SESSION:

- A. COLLECTIVE BARGAINING AGREEMENT
- B. PENDING LITIGATION

2016-15	RESOLUTION APPROVING AGREEMENT BETWEEN HAGC AND AFSCME, AFL-CIO LOCAL #3303-1 JANUARY 2016 THROUGH DECEMBER 2018
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Motion to approve the Resolutions:

MOTION: COMMISSIONER BRENDEN GAROZZO
SECOND: COMMISSIONER JOHN GIOVANNITTI
All commissioners in favor

SOLICITOR:

Swearing in of Commissioner Dan Reed and Commissioner John Giovannitti

PUBLIC PORTION:

Agenda only items. The Public attending had no inquires about the Agenda only.

Motion to approve:

MOTION: COMMISSIONER DAN REED
SECOND: COMMISSIONER JOHN GIOVANNITTI
All commissioners in favor

CORRESPONDENCE AND REPORTS:

- A. Review and Action of Minutes – December 16th, 2016
- B. Consider Interim Bill List, 16-01 Sections A, B, C and D: General Operating Account, Public Housing Management Account, EHO and Congregate.
- C. Consider Current Bill List, 16-01 Sections E, F, G, H and I: General Operating Account,



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Public Housing Management Account, EHO, Congregate Housing Services and Capital Fund Account.

- D. Consider Ratification 16-01 Sections A, B, C and D; Shepherd's Farm (Interim, and Current) and seniors (Interim and Current).
- E. Consider Bills to be Acknowledged 16-01 E, F, G, and H: Pop Moylan Urban Development (Interim and Current) Colonial Park LP (Interim and Current).

Motion to approve the Bill List:

MOTION: COMMISSIONER FRANK SMITH
SECOND: COMMISSIONER BETTY PURNELL
All commissioners in favor

Director's Report - December 2015

Executive Director Kimberly Gober reports:

- ❖ Audits have commenced for HAGC and entities
- ❖ Leak at Shepherd's Farm. Shingles blew off and it is being repaired.
- ❖ Air Handler at Deptford Park. Snow had blocked it, causing the hallways to be very cold and it has been repaired.
- ❖ Funding notices have been received from HUD allowing the HAGC to operate through February

RESOLUTIONS:

2016-01	RESOLUTION AUTHORIZING THE HAGC TO COMPILE, PREPARE, AND SUBMIT INFORMATION FY 2015 IN ACCORDANCE WITH THE SECTION 8 MANAGEMENT ASSESSMENT PROGRAM (SEMAP)
2016-02	RESOLUTION AUTHORIZING THE HAGC TO COMPILE, PREPARE, AND SUBMIT INFORMATION FY 2015 FOR THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO (GHA) IN ACCORDANCE WITH THE SECTION 8 MANAGEMENT ASSESSMENT PROGRAM (SEMAP)
2016-03	RESOLUTION AUTHORIZING AN INCREASE IN PUBLIC HOUSING FLAT RENTS (HAGC)
2016-04	RESOLUTION AUTHORIZING REVISING PAYMENT STANDARD (HAGC)
2016-05	RESOLUTION ACKNOWLEDGING PETTY CASH IMPREST FUNDS FOR VARIOUS DEPARTMENTS AND PROGRAMS OF HAGC
2016-06	RESOLUTION HONORING MICHAEL RUMAKER



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2016-07	RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR GARBAGE AND TRASH REMOVAL SERVICES FOR CARINO PARK
2016-08	RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR GARBAGE AND TRASH REMOVAL SERVICES FOR DEPTFORD PARK
2016-09	RESOLUTION ESTABLISHING REVISED PET POLICY
2016-10	RESOLUTION APPROVING A CONTRACT FOR FIRE AND EXTENDED POLICY
2016-11	RESOLUTION AUTHORIZING DISPOSITION AND WRITE OFF OF EXPENDED PROPERTY
2016-12	RESOLUTION AUTHORIZING THE PROCUREMENT OF VENDING MACHINES SERVICES AT HAGC, OR ITS SUBSIDIARIES, OPERATED HOUSING FACILITIES
2016-13	RESOLUTION AUTHORIZING THE EXECUTION OF A CONTRACT FOR VENDING MACHINE SERVICES BY AND BETWEEN HAGC AND VENDING ANALYST, INC.

- THE ONLY BIDDER FOR THE FIRE AND PROPERTY INSURANCE IS HAI (HOUSING AUTHORITY INSURANCE)
- COMMISSIONER SCOTT KINTZING OFFERS SINCERE THANKS TO THE PERSONNEL COMMITTEE FOR THEIR WORK ON THE EMPLOYEE CONTRACT.
- DEPTFORD PARK TENANT ED WENGERT REQUESTED INFORMATION ON THE PET POLICY. CONCERNS HAVE BEEN RESOLVED.

Motion to approve the Resolutions:

MOTION: COMMISSIONER BRENDEN GAROZZO

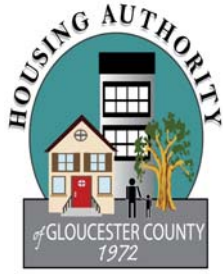
SECOND: COMMISSIONER JOHN GIOVANNITTI

All commissioners in favor

Public Portion:

Chairman Bain inquired if there were any comments from the Public.

- Ed Wengert, a tenant from Deptford Park, praised the work of Executive Director Kim Gober as well as Facilities Manager Paul Letizia. Prompt replies, to some concerns the tenants had, were deeply appreciated.
- The Entry Guard at Deptford is still a concern. Kim Gober stated there is an internal process to go through. There are difficulties with different phone contractors coming into the buildings. A dual jack may be the answer. The Security cameras contractor may be the person who may be able to handle this dilemma.



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A motion to close:

MOTION: COMMISSIONER FRANK SMITH

SECOND: COMMISSIONER BRENDEN GAROZZO

ADJOURNMENT:

A motion to adjourn:

MOTION: COMMISSIONER SCOTT KINTZING

SECOND: COMMISSIONER BRENDEN GAROZZO

All commissioners in favor.

Respectfully submitted,

Kimberly Gober, Secretary

Dated: February 10, 2016