



The Housing Authority of
Gloucester County
ANNUAL BOARD MEETING
OCTOBER 26TH, 2016

An Annual 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 OCTOBER 26TH 2016, 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 John Giovannitti
- ✓ Commissioner Frank Smith
- ✓ Commissioner Scott Kintzing
- ✓ Commissioner Brenden Garozzo (via phone)
- ✓

And the following was absent:

- ✓ Vice Chairman Daniel Reed

The Secretary notified the Chair that a quorum is present.

Also in attendance were:

- ✓ Kimberly Gober, Executive Director
- ✓ Jeff Daniels, Esq., Solicitor
- ✓ Jessica Laine, Esq., Assistant to the Executive Director
- ✓ Stella Barnes, Administrative Assistant
- ✓ Nelly Rojas, Administrative Aide
- ✓ Grace Seeney, Accountant
- ✓ Chris Grupico, Finance Director

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:

The Chairman opens the meeting to the Public for Agenda Items only. Seeing no one from the public, the Chairman requested a motion to close.

Motion to close:

MOTION: COMMISSIONER JOHN GIOVANNITTI

SECOND: COMMISSIONER SCOTT KINTZING

All commissioners are in favor.

CORRESPONDENCE AND REPORTS:

- A. Review and Action of Minutes –September , 2016
- B. Consider Interim Bill List, 16-10 Sections A, B, C, D
- C. Consider Bill List 16-10 Sections, E,F, G,H
- D. Consider Ratification of GCHDC, Seniors, Shepherd’s Farm, eMurphyg, Inc., PMURC, Inc. Sections A,B,C,D, E,F
- E. Consider Acknowledgment of Pop Moylan, Colonial Park LP Sections G,H, I,

DIRECTOR’S REPORT – SEPTEMBER 2016

Executive Director Kim Gober:

1. The Housing Authorities are operating under a continuing Resolution in effect until December 9th. Our industry groups are petitioning our Governors to pass the T-HUD bill. They may pass the bill, extend under the continuing resolution or have the HA’s operate under the funding levels of this year. We are going into lame duck session so the hope is that they take action soon. There has been no activity. It has been very quiet.

Chairman Bain requested Kim call John Boehm of NAHRO in Washington, who is knowledgeable and will give us any information available. John from PHADA should be approached as well. The Board members would like to know what their thoughts are on this. There is another organization, CLPHA (Council of Large Public Housing Authorities), but it is not for the HAGC. That organization is for big cities.

2. **Bed Bug Prevention** training for employees on November 9th, 2016. Two sessions are being held- 9am to 10am or 10am to 11am. We will email the times to the Commissioners. Gloucester County Health Department is doing the training. We will share the prevention training Power Point with the Commissioners. HAGC has used scent detecting canines to find bed bugs in the office and the dog was very effective.



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3. **Carino Park** had a flood in a 6th Floor unit which had a crack in the toilet and the flood continued down into each unit below it. Our employees were able to fix the apartments and they were done in over a week. The residents were wonderful. The staff did a great job. Five (5) units were involved.
4. **Section 8 and Intake** are working overtime to compensate for staff members that have been out on extended leave. They are also working on data entry of the applications received in July and making a lot of progress on that.
5. **VASH tenant based vouchers** for vets from Camden and Gloucester Counties. HAGC received 6 referrals from the Veterans Administration. HAGC determines the income eligibility. Three (3) of the vets are housed and two (2) are searching for a unit. One vet is in the process of being determined eligible.
6. **A Deptford Police Officer** was injured last week after one of the tenants at Deptford Park called 911. Police responded to the 911 call and after knocking at the tenants' door, the resident opened the door and threw Pine Sol in the officers' face. The DP Resident was arrested and charged with aggravated assault. She is in the Salem County Jail. HAGC is in the process of filing eviction action. Kim wrote a letter to the Chief of Police with the direction of the Chairman.

Motion to approve the CORRESPONDENCE AND REPORTS

MOTION: COMMISSIONER FRANK SMITH

SECOND: COMMISSIONER JOHN GIOVANNITTI

All commissioners in favor

RESOLUTIONS:

- | | |
|--------------|--|
| 16-80 | RESOLUTION APPROVING HAGC BUDGET FISCAL YEAR FROM: JANUARY 1, 2017 TO DECEMBER 31, 2017
MOTION: COMMISSIONER JOHN GIOVANNITTI
SECOND: COMMISSIONER FRANK SMITH
All Commissioners in Favor |
| 16-81 | RESOLUTION APPROVING AN INTERLOCAL AGREEMENT FOR THE HAGC TO PERFORM MANAGEMENT SERVICES FOR THE BOROUGH OF GLASSBORO HOUSING AUTHORITY |
| 16-82 | RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR ELEVATOR MAINTENANCE CARINO PARK |
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- 16-83** RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR ELEVATOR MAINTENANCE DEPTFORD PARK
- 16-84** RESOLUTION AWARDED CONTRACT FOR CARPET FOR VARIOUS MANAGED PROPERTIES
- 16-85** RESOLUTION AWARDED CONTRACT FOR SNOW REMOVAL- CARINO PARK
- 16-86** RESOLUTION AWARDED CONTRACT FOR SNOW REMOVAL- DEPTFORD PARK
- 16-87** RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR ROOF 204-1 HOUSE 1417 SPEIGLE AVE. VERGA NJ
- 16-88** RESOLUTION AUTHORIZING EXECUTIVE SESSION
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Motion to approve the AGENDA:

MOTION: COMMISSIONER FRANK SMITH

SECOND: COMMISSIONER JOHN GIOVANNITTI

All commissioners in favor

CLOSED SESSION: TO DISCUSS PENDING LEGAL MATTERS

Public Portion:

Open for any questions to the Board. Seeing no Public, the Public Portion is closed.

Motion to close:

MOTION: COMMISSIONER BETTY PURNELL

SECOND: COMMISSIONER JOHN GIOVANNITTI

All commissioners in favor

Adjournment:

A motion to adjourn:

MOTION: COMMISSIONER FRANK SMITH

SECOND: COMMISSIONER BETTY PURNELL

All commissioners in favor

Respectfully submitted,

Kimberly Gober, Secretary

Dated: OCTOBER 28TH, 2016