

# **The Housing Authority of Gloucester County**

## **REGULAR BOARD MEETING**

*FEBRUARY 24<sup>th</sup>, 2021*

**A Regular Meeting of the Housing Authority of Gloucester County was held in the Joseph A. Reed Board Room, Nancy J. Elkins Building, on February 24, 2021 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.
- ✓ 2<sup>nd</sup> Vice Chairman John Giovannitti (virtually)
- ✓ Commissioner Scott Kintzing (virtually)
- ✓ Commissioner Brenden Garozzo (virtually)
- ✓ Commissioner Frank Smith (virtually)

**And the following were absent:**

- ✓ 1<sup>st</sup> Vice Chairman Dan Reed

**The Secretary notified the Solicitor that a quorum is present.**

**Also in attendance were:**

- ✓ Jeff Daniels, Esq., Solicitor
- ✓ Kimberly Gober, Executive Director
- ✓ Paul Letizia, AHO Director
- ✓ Jessica Laine, Esq., Assistant Executive Director (virtually)
- ✓ Nelly Rojas, Administrative Assistant
- ✓ Dana Dunfee, Administrative Aide (virtually)
- ✓ Grace Seeney, Finance Director (virtually)
- ✓ Michael Jezierski, Accountant (virtually)

### **SOLICITOR:**

The Solicitor stated, "In accordance with the Open Public Meetings Act of 1975, this meeting is called to order pursuant to both, adequate notice and electronic notice of a Regular 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, a copy of which has been posted publicly and a copy of which has been posted online in the Authority's website in accordance with the law. Members of the public may make public comments remotely during a remote public meeting when permitted in accordance with the meeting agenda. Members of the public may submit public comments in writing forty-eight hours in advance of a remote public meeting to be read aloud during public comment. All public comments, whether made remotely or in writing in advance of a remote public meeting, shall be limited to five (5) minutes per person. Members of the public attending the meeting shall be muted until public comments are permitted, at which time they may ask to be recognized. In the event that a member of the public becomes disruptive during a remote public meeting, including during public comment, the Board Chair, or his/her designee, shall mute or continue muting such disruptive member of the public. After receiving a warning, continued disruptive acts may result in such disruptive individual being muted, kept on mute for the remainder of the meeting, or removed from the meeting at the discretion of the Board Chair. During the course of the meeting, a portion of the meeting may be closed to the public to discuss matters falling under exceptions to the Open Public Meetings Act"

## **Public Portion:**

Agenda items only.

### **Motion to open Public Portion:**

MOTION: Commissioner Frank Smith  
SECOND: 2<sup>nd</sup> Vice Chairman John Giovannitti  
ALL IN FAVOR

Seeing no members of the Public, (No members of Public virtually)

### **Motion to Close Public Portion:**

MOTION: Commissioner Frank Smith  
SECOND: 2<sup>nd</sup> Vice Chairman John Giovannitti  
ALL IN FAVOR

## **OVERVIEW OF HAGC SELF FUNDED HEALTH INSURANCE PLAN PERFORMANCE:**

### **LINDA MAXWELL, IAA & DAVE WEISS, HARDENBERGH INSURANCE**

- E.D. Gober mentions in today's reports the actuarial valuation for GASB75, it is commented on how well the Housing Authority is containing the health insurance benefits cost and is ahead of the trend in comparison with other entities.
- Linda Maxwell outlines how the plan is running overall in comparison to last year. Compared to the prior 9 months, the overall plan cost is down 23%. HAGC's overall savings to date are about \$423,000.00.
- Chairman William W. Bain Jr. appreciates the reports given by Hardenbergh and IAA each year.

## **EXECUTIVE DIRECTOR REPORT:**

- E.D. Gober indicates in the Board packet there is a letter from HUD OIG regarding an audit of the VASH program, also in the Board packet is an article on recent charges against two individuals who plead guilty to criminal information conspiring to steal approximately \$124,000 in federal funds intended for homeless veterans. This case may be what is prompting HUD to conduct the review. HUD has sent out a survey, which Jessica Laine, Assistant E.D. and Heather Faulkner who works on our VASH program have responded to, E.D. Gober wants the Board to be aware of the happenings. HAGC has 24 units of VASH housing, which is a voucher, and the individuals are referred by the VA, this is not a waiting list that we manage and there is a third-party landlord.
- E.D. Gober indicates included in the Board packet is an article about the digital race for the COVID vaccine and how seniors are left behind, which has been a concern of the Board since the start of the registration process for the vaccines. Fortunately, with the help of Chairman William W. Bain Jr. and our relationship with Gloucester County, we were able to secure the Health Department to come to our facilities and offer the vaccination to our residents. E.D. Gober indicates it has been a labor-intensive task but is going very well. Every building has been offered the first shot and we have just started with the second series of the vaccine at three of the buildings, this has also been expanded to Glassboro Housing Authority. E.D. Gober indicates all in all about 70% of each building will have received the vaccine. E.D. Gober cannot thank the County and the Health Department enough for their time and efforts through the process which has gone extremely well, the Health Departments staff has been great interacting with our residents.

Shepherds Farm's vaccinations have been performed by Walgreens since the site categorized under HUD 202 program.

- E.D. Gober indicates a memo in the packet issued by acting Assistant Secretary of Fair Housing and Equal Opportunity regarding the implementation of President Biden's Executive Order 13988 which is to combat discrimination of gender identity or sexual orientation. HAGC policies are in compliance, there are some policies that we would like to add additional language to specifically identify this group in accordance with the Executive Order.
- Commissioner Brenden Garozzo wishes to congratulate E.D. Gober, Chairman William W. Bain Jr., HAGC and the Gloucester County Department of Health for providing their time and effort and facilitating the onsite vaccinations to protect our residents.

**NO FURTHER COMMENTS OR CONCERNS FROM THE COMMISSIONERS**

**AGENDA:**

- A. Review and Action of Minutes – JANUARY 2021
- B. Consider Interim Bill List, 21-02 Sections A, B, C, D
- C. Consider Bill List 21-02 E, F, G, H
- D. Consider Ratification of GCHDC, Seniors, Shepherd's Farm, eMurphy, Inc., PMURC, Inc. Sections A, B, C, D, E, F
- E. Consider Acknowledgment of Pop Moylan, Colonial Park LP Sections G, H, I, J

**RESOLUTIONS**

21-08	CONSIDER RESOLUTION AUTHORIZING THE ADOPTION OF THE CALCULATION OF OPERATING SUBSIDY FOR FISCAL YEAR ENDING 12/31/2021
21-09	CONSIDER RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR WORKERS COMPENSATION INSURANCE COVERAGE 4/1/2021 – 4/1/2022
21-10	CONSIDER RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR COMPREHENSIVE AUTO INSURANCE 4/7/2021 – 4/7/2022
21-11	CONSIDER RESOLUTION APPROVING CONTRACT FOR REMOVAL AND INSTALLATION OF TILE ON THE LOBBY AT CARINO PARK APARTMENTS

**MOTION TO APPROVE THE AGENDA ITEMS**

MOTION: 2<sup>nd</sup> Vice Chairman John Giovannitti  
SECOND: Commissioner Brenden Garozzo  
ALL IN FAVOR

**EXECUTIVE SESSION**

- Solicitor Jeff Daniels, Esq. indicates there is need to go into Executive Session to discuss two matters that fall under the Exceptions to the Open Public Meeting Act: The Negotiation of the Collective Bargaining Agreement and an Update on pending litigation and potential settlement.

**MOTION TO OPEN EXECUTIVE SESSION**

MOTION: 2<sup>nd</sup> Vice Chairman John Giovannitti  
SECOND: Commissioner Brenden Garozzo  
ALL IN FAVOR

21-12	CONSIDER RESOLUTION AUTHORIZING EXECUTIVE SESSION <ul style="list-style-type: none"> <li>• Update on pending litigation</li> <li>• Negotiation update with AFSME NJ Council 63, Local 1847</li> </ul>
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**MOTION TO CLOSE EXECUTIVE SESSION**

MOTION: Commissioner Frank Smith  
 SECOND: Commissioner Brenden Garozzo  
 ALL IN FAVOR

21-13	CONSIDER RESOLUTION AUTHORIZING SETTLEMENT OF THE MATTER ON DOCKET No. GLO-L-1216-18 MOTION: Commissioner Frank Smith SECOND: Commissioner Scott Kintzing ROLL CALL VOTE– ALL COMMISSIONERS RESPONDING “AYE”
21-14	CONSIDER RESOLUTION APPROVING AN AGREEMENT BETWEEN THE HAGC AND AFSCME AFL-CIO DISTRICT COUNCIL 63, LOCAL 1847 FOR THE PERIOD JANUARY 1, 2021 THROUGH DECEMBER 31, 2023 MOTION: Commissioner Brenden Garozzo SECOND: Commissioner Scott Kintzing ROLL CALL VOTE– ALL COMMISSIONERS RESPONDING “AYE”

**COMMENTS OR GENERAL QUESTIONS FROM THE PUBLIC:**

MOTION:  
 Commissioner Frank Smith  
 SECOND: 2<sup>nd</sup> Vice Chairman John Giovannitti  
 ALL IN FAVOR

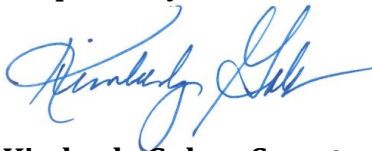
Seeing no members of the Public, motion to close, (virtually)

MOTION: Commissioner Frank Smith  
 SECOND: 2<sup>nd</sup> Vice Chairman John Giovannitti  
 ALL IN FAVOR

**ADJOURNMENT:**

MOTION: Commissioner Brenden Garozzo  
 SECOND: Commissioner Frank Smith  
 ALL IN FAVOR

**Respectfully submitted,**



**Kimberly Gober, Secretary**  
**Dated: FEBRUARY 24, 2021**