



The Housing Authority of
Gloucester County
REGULAR BOARD MEETING
JUNE 22ND, 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 June 22nd, 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
- ✓ Christopher Grupico, Financial Director
- ✓ Jessica Laine, Esq., Assistant to the Executive Director
- ✓ Nelly Rojas, Administrative Aide
- ✓ Grace Seeney, Accountant

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:

PUBLIC PORTION:

Agenda only items. Seeing no Public, the Public Portion is closed.

Motion to approve:

MOTION: COMMISSIONER JOHN GIOVANNITTI

SECOND: COMMISSIONER FRANK SMITH

All commissioners in favor

COMMENTS FROM COMMISSIONERS:

Commissioner Betty Purnell: On the Agenda are Resolutions concerning Security Guards at Deptford Park and Carino Park. Is the idea to go forward and hire an outside company for the other buildings, including Colonial Park? Also, Ms. Purnell finds that personal phones are a deterrent to the guards doing their job properly.

Executive Director Kimberly Gober: HAGC has always had our own employees as the security to Colonial Park. HAGC intends to keep Colonial Park as it is presently. As far as the phones are concerned, Ms. Gober will look into it.

The Phones were a problem with a specific guard, who is no longer employed here. Ms. Gober will address phones in orders to the guards at each building.

CORRESPONDENCE AND REPORTS:

- A. Review and Action of Minutes –May 25th, 2016
- B. Consider Interim Bill List, 16-06 Sections A, B, C, D
- C. Consider Bill List 16-06 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, J

DIRECTOR’S REPORT – MAY 2016

TENANT BASED VASH VOUCHERS:

HAGC was awarded 19 Tenant Based VASH Vouchers which means the client can take the voucher anywhere they would like as long as the unit meets the Housing Quality Standards and the landlord is approved. A meeting with the Philadelphia VA office was held on June 15th, 2016 and the VA seems very happy to be working with the Housing Authority of Gloucester County.. The VA refers the client to the HAGC; The Housing Authority evaluates the client for the income requirement but the VA determines the *chronic homelessness* and the need for housing for the Veteran.

This month the landlord checks have a letter included stating HAGC will be implementing



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the VASH Program and requesting if any of the landlords would be interested in the program. The VA makes determinations for the client as well as the needs for the client. If the client has a crisis, the VA will go to the residence and deal with it. These are for Gloucester and Camden County. We do not maintain a waiting list for this. The VA determines their eligibility.

Chairman Bain: This is for homeless veterans and there is no list that supersedes this. On behalf of the whole Board of Commissioners, Chairman Bain would like to thank the Executive Director Kim Gober and her staff for all the work they have done to obtain these vouchers. It is well appreciated. There is a need in Gloucester County for housing for Veterans. Not only off the streets but help in general. The Veterans Administration will respond to these Veterans and their needs, physically and mentally. As we find things that will be a fit for these Veterans we will move forward.

§ **FINANCE REPORTS:**

Finance Director Christopher Grupico stated that for the last few months HAGC has been talking about the State Pension Fund and the effect it will have on our Agency. The State had an audit done on the State Pension Fund. The State had an Actuary look into every participating Governmental Entity in the state and came up with an amount for every single agency. Effective as of June of 2015.....Our Liability is over \$6 million dollars. It will be close to \$7 million dollars, the amount we will owe, by the end of the year. This is an unbelievable amount. Mr. Grupico had no way to know what the amount was to book. Every bill that has been sent from the State has been paid.

Executive Director Kim Gober reports that essentially the State is saying “for your employees who contributed into the Pension Fund....their fund is unfunded for this amount of money”. The choices we have are to book this or have a qualified audit.

Commissioner Kintzing reports he spoke to our auditors and we are not allowed to have a Qualified Audit. Our Audit has to be in conformance with GASB. He would hope that HUD would not penalize us because of what the State is doing to us. We don't know if there are any damages yet.

Chairman Bill Bain would like to know if there is an Appeal process for this.

Commissioner Frank Smith suggests contacting or visiting DC to complain about this. This is a way that the State is trying to cover up a long history of non-funding of Pensions.

Commissioner Brenden Garozzo questioned what are the other Housing Authority's doing? Is there a lobbying effort as a group? This is going to have a drastic impact on our Authority.

Kim Gober reports that this is promulgated by Governmental Accountant Standards Boards (GASB) Pronouncement #68. It is not unique to Housing Authorities. Other States are going to have to do the same thing. This will affect our REAC scores. We have a legitimate response to HUD and we will not be the only Housing Authority that will have this. There will be extra administrative work for us.

The ED will contact Bill Snyder of NJ NAHRO and John Clarke of PHADA.

The Commissioners are requesting more info on this by the next meeting from Executive Director Kim Gober, Finance Director Chris Grupico, and Commissioner Scott Kintzing.



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RESOLUTIONS:

2016-45	RESOLUTION EXECUTING A CONTRACT FOR SECURITY GUARDS (CARINO PARK)
2016-46	RESOLUTION EXECUTING A CONTRACT FOR SECURITY GUARDS (DEPTFORD PARK)
2016-47	RESOLUTION EXECUTING A CONTRACT WITH FOR ROOFING ON 12 SCATTERED SITE HOMES
2016-48	RESOLUTION VOIDING OUTSTANDING CHECKS WRITTEN ON VARIOUS ACCOUNTS DATED PRIOR TO 12/15/2015
2016-49	RESOLUTION AUTHORIZING EXECUTION OF A MOU BETWEEN HAGC AND GLOUCESTER COUNTY WORKFORCE DEVELOPMENT BOARD (GC WDB)
2016-50	RESOLUTION AUTHORIZING EXECUTIVE SESSION

Motion to approve the AGENDA:

MOTION: COMMISSIONER JOHN GIOVANNITTI
SECOND: COMMISSIONER FRANK SMITH
All commissioners in favor

PUBLIC PORTION:

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

Motion to approve:

MOTION: COMMISSIONER FRANK SMITH
SECOND: COMMISSIONER JOHN GIOVANNITTI
All commissioners in favor

ADJOURNMENT:

A motion to adjourn:

MOTION: COMMISSIONER FRANK SMITH
SECOND: COMMISSIONER BRENDEN GAROZZO
All commissioners in favor

Respectfully submitted,

Kimberly Gober, Secretary

Dated: June 29th, 2016