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*Housing Authority of the  
City of Vineland*

*191 W. Chestnut Ave. – Vineland, NJ 08360*




*Board of Commissioners'*

*Meeting*

*April 21, 2022*

*6 p.m.*

*Board of Commissioners*  
Mario Ruiz-Mesa, Chairman  
Chris Chapman  
Brian Asselta  
Daniel Peretti  
Harry Furman, Esquire – Solicitor



**Housing Authority  
of the  
City of Vineland**

Administration Building  
191 W. Chestnut Avenue  
Vineland, New Jersey 08360  
  
Telephone: 856-691-4099  
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TTY: 800-852-7899

*Jacqueline S. Jones, Executive Director*

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April 14, 2022


The Board of Commissioners  
Housing Authority of the City of Vineland  
Vineland, New Jersey 08360

Dear Commissioner:

The Regular Meeting for the Housing Authority of the City of Vineland will be held in person on Thursday, April 21, 2022 at **6:00 p.m.** at the Administrative Building, 191 W. Chestnut Avenue, Vineland, NJ 08360.

The Board may go into executive session to discuss personnel matters and any other housing business that meets the criteria for an executive session. Formal action may be taken.

Sincerely,



Jacqueline S. Jones  
Executive Director

JSJ:gp

Enclosures

**REVISED**  
**Housing Authority of the City of Vineland**

**A G E N D A**

Thursday, April 21, 2022  
6:00 p.m.

1. Open Meeting
2. Roll Call
3. Reading of the "Sunshine Law Statement"
4. Approval of Minutes of the Regular Meeting conducted on March 24, 2022
5. Fee Accountant's Report
6. Executive Director's Report
7. Committee Report
8. Old Business
9. New Business
10. Resolutions:
  - # 2022-20 Monthly Expenses *(updated)*
  - # 2022-21 Award an OMNIA Cooperative Contract with Trane Building Solutions
  - # 2022-22 Award As-Needed Electrical Services
  - # 2022-23 Approving Change Orders #6 and #7 for Kidston & Olivio Towers Interior and Plumbing Renovations
  - # 2022-24 Approving the Executive Director and/or Assistant Executive Director and/or to Take All Actions Necessary to Bring up to Code, Market and Sell the Scattered Site Homes consistent with the U.S. Department of Housing and Urban Development (HUD) Approved Inventory Removal Application
11. Comments from the press and/or public *(limited to 5 minutes for each speaker)*
12. Comments from Board Members
13. Adjournment

# Housing Authority of the City of Vineland

*REGULAR MEETING*  
**Thursday, March 24, 2022**  
**6:00 p.m.**

The Regular Meeting of the Housing Authority of the City of Vineland was called to order by Vice Chairman Peretti on Thursday, March 24, 2022, at 6:00 p.m. at the office of the Authority located at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

The following Commissioners were present:

Commissioner Chris Chapman  
Commissioner Daniel Peretti  
Commissioner Brian Asselta  
Chairman Mario Ruiz-Mesa

Also present were Jacqueline Jones, Executive Director, Wendy Hughes, Assistant Executive Director, Harry Furman, Esquire – Solicitor, Linda Cavallo – Accountant, Mike Thilker and Nina Sorelle of Bowman and Company and Gloria Pomales, Executive Assistant.

Vice Chairman Peretti read the Sunshine Law.

Vice Chairman Peretti entertained a motion to approve the minutes of the Regular Meeting held on February 17, 2022. A motion was made by Commissioner Asselta and seconded by Commissioner Chapman. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

**New Business:** Vice Chairman Peretti moved the order of the meeting and requested the audit report from Mike Thilker of Bowman and Company. Nina Sorelle introduced herself and explained that she is the Partner that oversees the work on the audit that Mike Thilker performs. She indicated Mike will present the audit. Mike Thilker thanked Jackie, the VHA staff and the accountants for their assistance.

Mr. Thilker discussed the pending letter of governance. There are several items in the letter. One of the items required to be put in the letter is any difficulties they encountered in conducting the audit which there were none outside of receiving the reports from the State. He reported there was no management letter. Any issues or any matters that came up during the audit they were small enough to get through them with management and nothing the auditors felt it was necessary to bring to the Boards attention. The audit for FYE 2020 for the Vineland Housing Authority was clean with no issues, finding or modifications. The major changes on the balance sheet were cleared. The other post employments benefits liability went up from just over five million to about 8.1 million. The pension liability stayed about the same at 2.5 million dollars. Mr. Thilker discussed the income statement and operating expenses. Some of the changes compared to the previous years were due the RAD conversions and the pandemic. The overall cash flow is positive and there was an overall cash increase. He asked if there were any questions. Commissioner Chapman stated Mr. Thilker mentioned there were no findings on the management end and he assumes that their firm does multiple audits of other housing authorities, is it generally the case that they have a lot of cooperation from the management end if there times when that is a difficult process. Mr. Thilker stated there are definitely difficulties they run into, but generally people want

to do the right thing and be helpful. Nina Sorelle stated their firm chooses to only associate themselves with housing authorities that they believe are above board in their operations. They do not bid on housing authority work where they do not have confidence in their management.

Mrs. Jones stated the post-employment benefit number that came through from the State, this increase from five million to eight million dollars from 2019 to 2020 to her makes no sense because half of the VHA's active employees were hired after July 2015. These employees do not get the health benefits upon 55 years of age and 25 years of service upon retirement. The other twenty something people that are on health benefits and retired are mostly over 65 years of age. That premium is not outrageous for those over 65 years of age because Medicare kicks in first. Last year the Chapter 48 form was refiled with the State, which is a form that indicates who gets post-employment benefits and who does not upon retirement. Commissioner Chapman discussed changes in actuarial tables and are dramatically changing under COVID.

Mrs. Jones questioned the journal entry adjustment. There is a liability and an expense. How is the expense determined from that liability because there is still an expense that must be booked for both pension and post-employment benefits that is not very large. Mr. Thilker stated the expense is the current period cost determined by the actuary. It comes from the actuary report.

Mr. Thilker briefly reviewed The Vineland Housing Development Corporation (VHDC) audit stating the reports are clean with no issues and/or findings. There were no further questions for the auditors.

Vice Chairman Peretti called for the Financial Report from the Fee Accountant. Linda Cavallo reviewed the Financial Report for the five months ending February 28, 2022. Brief discussion on HUD held reserves.

### **Executive Director's Report:**

Mrs. Jones provided an update on the COVID-19 operation status. The office has not officially reopened. Mrs. Jones continuously monitors the infection rate in Cumberland County. It has been decreasing and decreasing fast. There has been some remote work as well as in the office work. Most employees have been back in the office, but the office will officially reopen on April 11<sup>th</sup> and masks will be optional.

There is a change order in the resolution section of the meeting for the exterior renovations project at Kidston and Olivio for mortar repairs on the 9-10 floor off of the balconies. This was outside of the scope of the original RFP specs. The project is still waiting for some windows due to supply chain issues.

There is also a change order for Kidston interior plumbing for requested straps and supports for wiring on the first floor requested by a Vineland code official. G & H risers are almost complete with replacement of bathrooms and all the plumbing associated with those risers as well. By the beginning of April residents from two other risers will temporarily move into the G & H risers, which are considered the "hotel" units. The residents are expected to be there for about 4-6 weeks. These units are outfitted with furniture, full cable, and telephone. They will have access to their original units by appointment only due to the construction process.

There are three scattered sites homes under contract for sale. All three homes are selling for double of the appraised value from 2015. These funds will come in handy for the Olivio Towers elevator refurbishment, which is expected to be in the \$6-700,000 range. Another house was listed yesterday.

Vice Chairman Peretti requested the Executive Administrative Report. Mrs. Jones

**Committee Report:** None.

**Old Business:** None.

With no other discussion in related matters the Vice Chairman moved to the Resolutions.

**Resolution #2022-12**  
**Resolution to Approve Monthly Expenses**

Vice Chairman Peretti stated Commissioner Chapman has reviewed the expenses and recommended them for payment in the sum of \$1,103,139.97. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

**Resolution #2022-13**  
**Approving Change Orders #4 and #5 for Kidston & Olivio Towers Interior and Plumbing Renovations**

Vice Chairman Peretti called for a motion to approve Resolution #2022-13. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

**Resolution #2022-14**  
**Approving Change Orders #1 for Kidston & Olivio Towers Exterior Renovations**

Vice Chairman Peretti called for a motion to approve Resolution #2022-14. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

**Resolution #2022-15**  
**Resolution to Dispose of Furniture and Equipment Utilizing the Disposition Policy**

Vice Chairman Peretti called for a motion to approve Resolution #2022-15. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. Mrs. Jones stated these are items in the shop that were no longer operable or no longer needed. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

**Resolution #2022-16**  
**Resolution Authorizing a Shared Services Agreement  
with the Bridgeton City Housing Authority**

Vice Chairman Peretti called for a motion to approve Resolution #2022-16. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. Mrs. Jones stated the VHA has a current relationship with the Bridgeton Housing Authority for landscaping services, which has worked out well. For this Shared Services Agreement, maintenance repairer services were added like what is being done with Ocean City and Cape May. The housing authorities are all in the same situation needing employees and sometimes one has more than the other. This will allow the authorities to help each other when needed. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

**Resolution #2022-17**  
**Resolution Authorizing a Special Legal Services Landlord/Tenant**

Vice Chairman Peretti called for a motion to approve Resolution #2022-17. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. Mrs. Jones stated the VHA has an active contract with Eisenstat, Gabage and Furman that will take us through September 30, 2022. This contract is for Gruccio, Pepper, DeSanto & Ruth for additional services in case it is needed. Mrs. Jones spoke with Mr. Furman today about this. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

**Resolution #2022-18**  
**Certifying the 2020 Fiscal Year Annual Audit**

Vice Chairman Peretti called for a motion to approve Resolution #2022-18. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. This resolution is required for the State that the Auditor presented the audit and the Board had an opportunity to ask questions and are satisfied with the results of the audit. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

**Resolution #2022-19**  
**Resolution Approving New Job Description/Revised Organizational Chart**

Vice Chairman Peretti called for a motion to approve Resolution #2022-19. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. Mrs. Jones explained this resolution will allow the conversion of three occupancy specialist positions to senior occupancy specialist positions. The three senior occupancy specialists will report to their prospective managers but they will be taking on more responsibility for the end product of a tenant file. These positions take a long time to train someone and understand all the details on how to calculate rent and to be proficient at it. The goal is to pair up an occupancy specialist with a senior occupancy

specialist. No positions are being added. The titles are being changed slightly and they will be rewarded financially now and then assess this in October to see how it is going. The following vote was taken:

Commissioner Chris Chapman	(Yes)
Commissioner Daniel Peretti	(Yes)
Commissioner Brian Asselta	(Yes)
Chairman Mario Ruiz-Mesa	(Yes)

There is no need for Executive Session.

Vice Chairman Peretti asked for comments from the press and/or public. No press or public comments. No additional comments from Board Members.

With no further business to discuss, Vice Chairman Peretti entertained a motion for adjournment of the Regular Meeting. A motion was made by Commissioner Asselta; seconded by Commissioner Chapman. The vote was carried unanimously by the Board Members present. The Regular Meeting of the Board of Commissioners was adjourned at 6:38 p.m.

Respectfully submitted,



Jacqueline S. Jones, Secretary/Treasurer



**HOUSING AUTHORITY OF THE CITY OF VINELAND**  
**FINANCIAL REPORT FOR THE SIX MONTHS ENDED MARCH 31, 2022**

	<u>ANNUAL BUDGET</u>	<u>BUDGET THRU MARCH</u>	<u>ACTUAL THRU MARCH</u>	<u>FROM BUDGET (+OVER/-UNDER)</u>
<b><u>INCOME</u></b>				
TENANT RENT	842,700	421,350	389,494	(31,856)
LAUNDRY AND VENDING	1,900	950	694	(256)
OTHER INCOME MISC.	11,000	5,500	522	(4,978)
PHA OPERATING SUBSIDY	409,040	204,520	220,127	15,607
HUD ASSET REPOSITIONING FEE	168,140	84,070	69,527	(14,543)
SECTION 8 ADMIN. FEE INCOME	932,600	466,300	497,927	31,627
CAPITAL FUNDS	231,210	115,605	39,000	(76,605)
FSS GRANT-PH	70,000	35,000	35,000	0
CSP-CONGREGATE SERVICES INCOME	103,750	51,875	46,001	(5,874)
INVESTMENT INCOME	4,540	2,270	2,296	26
CF MANAGEMENT FEE	47,500	23,750	15,833	(7,917)
MGMT FEE-PH	142,080	71,040	72,562	1,522
MGMT FEE-SEC 8	147,650	73,825	65,112	(8,713)
MGMT FEE-MELROSE	10,200	5,100	5,100	0
MGMT FEE-RAD	331,000	165,500	165,342	(158)
BOOKKEEPING FEE	13,020	6,510	7,215	705
BOOKKEEPING FEE-SEC 8	92,300	46,150	40,695	(5,455)
ASSET MGMT FEE	17,420	8,710	10,320	1,610
SHOP RENT	64,800	32,400	32,400	0
INCOME FROM OTHER AUTHORITIES	307,420	153,710	156,421	2,711
SERVICE INCOME FROM MELROSE	47,500	23,750	22,524	(1,226)
MISCELLANEOUS INCOME	1,540	770	38,493	37,723
<b>TOTAL INCOME</b>	<b>3,997,310</b>	<b>1,998,655</b>	<b>1,932,605</b>	<b>(66,050)</b>
<b><u>EXPENSES</u></b>				
<b>ADMINISTRATION:</b>				
ADMINISTRATIVE SALARIES	1,009,090	504,545	478,612	(25,933)
PAYROLL TAXES	88,860	44,430	37,437	(6,993)
HEALTH BENEFITS	265,080	132,540	122,863	(9,677)
PENSION EXPENSE	71,310	35,655	60,930	25,275
CRIMINAL BACKGROUND CHECKS	6,010	3,005	7,424	4,419
TNT/EMPL SCREENING	8,100	4,050	6,340	2,290
LEGAL-GENERAL	30,120	15,060	8,350	(6,710)
LEGAL-OTHER	5,000	2,500	6,194	3,694
STAFF TRAINING	15,000	7,500	4,365	(3,135)
TRAVEL	3,250	1,625	10	(1,615)
ACCOUNTING	85,000	42,500	42,500	0
AUDITING	34,400	17,200	17,200	0
PORT OUT ADMIN FEES	4,500	2,250	1,813	(437)
MANAGEMENT FEES	289,730	144,865	136,598	(8,267)
BOOKKEEPING FEES	90,440	45,220	47,910	2,690
ASSET MGMT FEES	8,640	4,320	10,320	6,000
CONSULTANTS	8,000	4,000	5,680	1,680
IT CONSULTANTS	70,000	35,000	29,959	(5,041)
CONSULTANTS-RAD	8,000	4,000	0	(4,000)
RAD CONVERSION EXPENSES	6,000	3,000	0	(3,000)
MEMBERSHIP DUES/FEES	7,200	3,600	1,525	(2,075)
PUBLICATIONS	2,300	1,150	0	(1,150)

**HOUSING AUTHORITY OF THE CITY OF VINELAND**  
**FINANCIAL REPORT FOR THE SIX MONTHS ENDED MARCH 31, 2022**

	<b>ANNUAL BUDGET</b>	<b>BUDGET THRU MARCH</b>	<b>ACTUAL THRU MARCH</b>	<b>FROM BUDGET (+OVER/-UNDER)</b>
<b>ADVERTISING</b>	5,200	2,600	1,796	(804)
<b>OFFICE SUPPLIES</b>	17,100	8,550	3,760	(4,790)
<b>COMPUTER &amp; SOFTWARE EXPENSES</b>	131,480	65,740	61,184	(4,556)
<b>FUEL-ADMIN</b>	5,000	2,500	0	(2,500)
<b>PHONE AND INTERNET</b>	51,600	25,800	15,219	(10,581)
<b>POSTAGE</b>	9,400	4,700	4,356	(344)
<b>COPIER SUPPLIES</b>	9,500	4,750	4,513	(237)
<b>INSPECTION FEES</b>	11,920	5,960	6,641	681
<b>MISCELLANEOUS EXPENSES</b>	23,840	11,920	10,328	(1,592)
<b>TOTAL ADMINISTRATION EXPENSES</b>	<b>2,381,070</b>	<b>1,190,535</b>	<b>1,133,827</b>	<b>(56,708)</b>
<b>TENANT SERVICES:</b>				
<b>SALARIES-CONGREGATE SERVICES</b>	43,430	21,715	21,605	(110)
<b>PAYROLL TAXES</b>	3,820	1,910	1,690	(220)
<b>MEALS</b>	44,000	22,000	18,612	(3,388)
<b>FSS ESCROWS-PH</b>	4,800	2,400	1,542	(858)
<b>OTHER</b>	16,950	8,475	16,913	8,438
<b>TOTAL TENANT SERVICES</b>	<b>113,000</b>	<b>56,500</b>	<b>60,362</b>	<b>3,862</b>
<b>UTILITIES:</b>				
<b>WATER</b>	38,000	19,000	17,981	(1,019)
<b>ELECTRIC</b>	168,100	84,050	79,884	(4,166)
<b>GAS</b>	31,800	15,900	16,823	923
<b>GARBAGAE/TRASH REMOVAL</b>	20,200	10,100	9,480	(620)
<b>SEWER</b>	60,400	30,200	30,200	0
<b>TOTAL UTILITIES EXPENSE</b>	<b>318,500</b>	<b>159,250</b>	<b>154,368</b>	<b>(4,882)</b>
<b>ORDINARY MAINTENANCE AND OPERATIONS:</b>				
<b>MAINTENANCE LABOR</b>	194,170	97,085	86,632	(10,453)
<b>PAYROLL TAXES</b>	16,920	8,460	6,777	(1,683)
<b>HEALTH BENEFITS</b>	54,960	27,480	22,520	(4,960)
<b>PENSION EXPENSE</b>	13,370	6,685	11,028	4,343
<b>MAINTENANCE UNIFORMS</b>	1,680	840	933	93
<b>VEHICLE GAS, OIL, GREASE</b>	16,490	8,245	11,614	3,369
<b>MATERIALS</b>	148,800	74,400	49,228	(25,172)
<b>CONTRACT-COSTS</b>	171,870	85,935	67,372	(18,563)
<b>REPAIRS-VEHICLES</b>	9,880	4,940	9,091	4,151
<b>RENT EXPENSE</b>	18,570	9,285	9,288	3
<b>EXTERMINATION</b>	8,800	4,400	1,716	(2,684)
<b>TRASH REMOVAL</b>	9,200	4,600	4,381	(219)
<b>TOTAL ORDINARY MAINT. &amp; OPERATIONS EXP.</b>	<b>664,710</b>	<b>332,355</b>	<b>280,580</b>	<b>(51,775)</b>
<b>GENERAL EXPENSES:</b>				
<b>BAD DEBTS</b>	95,060	47,530	47,530	0
<b>COMPENSATED ABSENCES</b>	23,910	11,955	11,955	0
<b>FSS ESCROWS-SEC 8</b>	23,180	11,590	25,793	14,203
<b>INSURANCE</b>	94,160	47,080	65,441	18,361
<b>INTEREST EXPENSE</b>	15,000	7,500	7,500	0
<b>OTHER GENERAL EXPENSES</b>	1,500	750	750	0

**HOUSING AUTHORITY OF THE CITY OF VINELAND**  
**FINANCIAL REPORT FOR THE SIX MONTHS ENDED MARCH 31, 2022**

	<b><u>ANNUAL BUDGET</u></b>	<b><u>BUDGET THRU MARCH</u></b>	<b><u>ACTUAL THRU MARCH</u></b>	<b><u>FROM BUDGET (+OVER/-UNDER)</u></b>
<b>PAYMENTS IN LIEU OF TAXES</b>	57,660	28,830	25,852	(2,978)
<b>PORT-IN HAP EXPENSE</b>	500	250	0	(250)
<b>REPLACEMENT RESERVES</b>	95,000	47,500	47,500	0
<b>RETIREE HEALTH BENEFITS</b>	61,440	30,720	21,096	(9,624)
<b>TOTAL GENERAL EXPENSES</b>	<u>467,410</u>	<u>233,705</u>	<u>253,417</u>	<u>19,712</u>
<b>TOTAL OPERATING EXPENSES</b>	<u>3,944,690</u>	<u>1,972,345</u>	<u>1,882,554</u>	<u>(89,791)</u>
<b>PROFIT (LOSS) EXCLUDING HAP</b>	<u>52,620</u>	<u>26,310</u>	<u>50,051</u>	<u>23,741</u>
		0		
<b>HAP REVENUES</b>	6,926,190	3,463,095	3,274,084	(189,011)
<b>HAP EXPENSES</b>	6,903,300	3,451,650	3,366,467	(85,183)
<b>NET HAP (LOSS)</b>	<u>22,890</u>	<u>11,445</u>	<u>(92,383)</u> *	<u>(103,828)</u>
<b>GRAND TOTAL PROFIT (LOSS)</b>	<u>75,510</u>	<u>37,755</u>	<u>(42,332)</u>	<u>(80,087)</u>

\*HUD HELD RESERVES \$475,000

# Housing Authority of the City of Vineland

## Administrative Report

**DATE:** April 12, 2022

**TO:** Board of Commissioners, Vineland Housing Authority

**FROM:** Jacqueline S. Jones, Executive Director

**SUBJECT:** Monthly Report (Stats for March 2022)

**PERIOD:** March 18, 2022 to April 11, 2022

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### COVID-19 Pandemic – Operating Status

Effective, April 11, 2022, the Administrative Staff is back to pre-pandemic in-office working hours.

The “COVID Rooms” at the Authority’s Administrative offices are being used by staff for face-to-face meetings. These rooms are designed with a window between staff and applicants or residents and is equipped with an outdoor entrance.

## Rental Assistance Demonstration (RAD) Conversions - Status

Below is a table with the RAD Conversion Status for each property. Tarkiln Asselta Acres, Parkview Apartments, Kidston Towers and Olivio Towers have been converted to RAD. These properties are no longer considered “Public Housing” and are now known as Project Based Section 8 properties.

<b>Development</b>	<b>CHAP Award Date</b>	<b>RAD Closing Date</b>	<b>RAD Effective Date</b>
<b>Kidston/Olivio</b>	<b>02/13/2018</b>	<b>11/06/2020</b>	<b>12/01/2020</b>
<b>Tarkiln/Asselta</b>	<b>03/25/2015</b>	<b>11/16/2018</b>	<b>12/01/2018</b>
<b>Parkview</b>	<b>03/25/2015</b>	<b>11/16/2018</b>	<b>12/01/2018</b>
<b>D’Orazio</b>	<b>12/07/2018</b>	<b>TBD</b>	<b>TBD</b>

## Renovation Projects – Complete or On Hold

<b>Scope of Work</b>	<b>Work Status</b>	<b>Comments</b>
<b>Asselta Acres – New Cameras &amp; Recording System</b>	<b>Awarded at March 2021 Meeting</b>	<b>12/2021 Update – This project is complete;</b>
<b>KT/OT Roof Replacements</b>	<b>Contract Awarded/In Progress/</b>	<b>11/2021 Update – Project is complete and closed out;</b>
<b>Tarkiln Acres – Roof Replacements</b>	<b>In Planning Stage – On Hold</b>	<b>6/2021 – No Update; 9/2021 – A&amp;E proposals received and under review;</b>
<b>KT/OT – Elevator Refurbishment;</b>	<b>In Planning Stage – On Hold</b>	<b>6/2021 – Project kickoff meetings scheduled with Architect; 8/2021 – Project scope has been determined, working with Professional Team on design documents;</b>

## **Kidston & Olivio Towers – Renovation Projects - Active**

The following renovation projects are part of the improvements as a result of the RAD conversion:

Scope of Work	Work Status	Comments
<p><b>KT/OT Exterior Renovations (Façade caulking/sealing &amp; selective repointing);</b></p> <p><b>KT – New elevator lobby windows; stair tower window replacement;</b></p> <p><b>OT – Complete window replacement in units &amp; common areas; painting of A/C sleeves; replace window unit stools throughout;</b></p>	<p><b>Contract Award Expected April 2021</b></p>	<p><b>5/2021 – Resolution to Reject Bids; Bids are Over Budget; Re-bidding project under consideration;</b></p> <p><b>6/2021 – No Update;</b></p> <p><b>7/2021 – No Update;</b></p> <p><b>9/2021- No Update;</b></p> <p><b>10/2021 – Contract Award recommendation via resolution for October meeting;</b></p> <p><b>11/2021 Update: Contract was awarded in October to Gary F. Gardener, Inc.: Project meetings have begun;</b></p> <p><b>12/2021 Update: Project construction to begin 1<sup>st</sup> quarter of 2022;</b></p> <p><b>1/2022 Update: Window submittals have been approved; Construction meetings continue;</b></p> <p><b>2/2022 Update: Window submittals have been approved; Construction meetings continue; Supply chain issues are anticipated for receipt of windows;</b></p> <p><b>3/2022 Update: Change Order #1 is on the Agenda to repair mortar &amp; brick cracks at units 10A &amp; 9A;</b></p> <p><i>4/2022 Update: All window materials has been ordered; Possible June delivery for window materials; Mortar repair will be completed along with window replacement project;</i></p>

Scope of Work	Work Status	Comments
<p><b>KT – Interior Plumbing Renovations (Replacement of plumbing stacks; domestic water filtration system; new fire-rated access panels; complete unit bathroom replacements; accessibility upgrades common area restrooms; domestic water filtration system; domestic water pump; Accessibility upgrades to common area restrooms;</b></p>	<p><b>July-August 2021 Award Anticipated</b></p>	<p><b>Pre-bid meeting was held on site May 11, 2021, with potential contractors; 6/2021 - Bids Received on June 10, 2021 – under review; Resolution to Reject Bids; Bids are Over Budget; 7/2021- Re-bidding project; Bids are due July 15, 2021, a recommendation will be made after the bid opening; 7/2021 – Contract Awarded; 8/2021 – Kick-off meeting held with contractor; 9/2021 – Currently in submittals process with Professional Team; 10/2021 – Submittals in process; 11/2021 Update: Construction to begin in November; 12/2021 Update: Project construction to begin 1<sup>st</sup> quarter of 2022; 01/2022 Update: Preliminary work has begun on plumbing work; “Hotel” units are being refurbished and staged with furniture; 2/2022 Update: Some unknown issues have been uncovered as preliminary work has begun; Change orders are being reviewed prior to presenting to the Board for approval;</b></p> <p><b>3/2022 Update: Change Order #4 is included on the Agenda for Code Official requested straps &amp; supports for wiring in 1<sup>st</sup> floor drop ceiling; eliminate an unneeded wiring; black off any junction boxes without covers; G &amp; H risers are almost complete; these will become the “hotel units” for temporary relocation; work on the next two risers is expected to begin in early April;</b></p> <p><i>4/2022 Update: Change Order #4 is included on the Agenda for Code Official requested straps G &amp; H risers are complete and work continues on E &amp; F risers; Residents are temporarily relocating to G &amp; H;</i></p>

## **Scattered Site Disposition – Status**

- *Three Real Estate Sales Professionals were awarded for the sale of the homes; Walk through of three (3) homes has been completed; The suggested sales prices are over a very wide range; Update appraisals are ordered to provide a reasonable market price*
- *A questionnaire to Scattered Site residents was sent and approximately 80% of the residents have responded to the survey; these responses will indicate which families would like to purchase a home or continue to rent; once the surveys have been reviewed, meetings with each family will be scheduled;*
- *An RFP has been issued for a credit counseling service to assist residents in purchasing a home or obtaining rental housing; No responses were received for credit counseling services; Credit counseling service agencies will be contacted to negotiate pricing;*
- **Voucher briefing classes are being scheduled for residents that are interested in using a Voucher for relocation to another rental unit;**
- **The appraiser will be engaged to appraise the three (3) homes ready for sale;**
- **As homes are vacated, they will be appraised and listed for sale;**
  
- **There are two families in the process of moving; One to an Authority owned property and one to a privately owned property using a Section 8 Voucher;**
  
- **Several homes will be listed once the appraisals are received; Appraisals have been delayed due to the active selling market; Appraisals are expected for several homes by the end of January 2022;**
  
- *Three homes have signed listing agreements; Waiting on appraisals for two more homes;*
  
- *Three homes are under contract for sale; At this writing, the contracts are in attorney review status;*
  
- *The fourth home is ready to be listed for sale;*
  
- *The fourth home has been listed for sale; There are three homes under contract for sale and are working toward settlement dates;*



## **D’Orazio Terrace – Redevelopment**

*The board discussion regarding the D’Orazio Terrace will continue. The Scattered Site homes are to be sold prior to the redevelopment of D’Orazio Terrace; the proceeds from the sale of the Scattered Site homes will be used in the D’Orazio Terrace redevelopment, but the sales must occur prior to redevelopment or the Authority must return the sales proceeds to HUD.*

## **Melrose Court**

The property 100% occupied and is financially sound. The waiting list is strong with applicants.

### **Board of Commissioners NJ Local Housing Authority Training Program Status**

<b>Commissioner</b>	<b>Training Program Status</b>
<b>Brian Asselta</b>	Completed
<b>Chris Chapman</b>	Completed
<b>Mario Ruiz-Mesa</b>	Completed
<b>Daniel J. Peretti, Jr.</b>	Completed
<b>Vacant – Resident Commissioner</b>	
<b>Vacant</b>	
<b>Vacant</b>	

- **The Spring 2022 Schedule for the NJ Local Housing Authority and Redevelopment Training**

**Program classes are to be determined: The courses can be reviewed at:**

**<https://cgs.rutgers.edu/programs/housing> NJ Local Housing Authority and Redevelopment**

**Agency Training Program**

**Please contact Gloria Pomales, Executive Assistant, to register for these classes –**

**[gpomales@vha.org](mailto:gpomales@vha.org) or 856-691-4099 Ext 106.**

**Program Statistics Report**

**10/2021 - 10/2022**

Mar2022

Feb2022

Jan2022

<b>Tenant Accounts Receivable</b>			
Number of "non-payment of rent" cases referred to the solicitor	22	0	0
<b>Unit Inspections</b>			
Total number of units to be inspected in fiscal year	600	600	600
Number of inspections actually completed this month - all sites	39	53	12
Total number of units inspected year-to-date - all sites	286	247	194
City Inspections	0	0	0
<b>Occupancy</b>			
Monthly Unit Turnaround Time (Avg) (Down, Prep & Leasup Time)	313	288	186
Annual Unit Turnaround Time (For Fiscal Year)	276	213	195
Monthly - Number of Vacancies Filled (this month)	5	6	7
Monthly - Average unit turnaround time in days for Lease Up	147	104	136
Monthly - Average unit turnaround time in days to Prep Unit (Maint)	141	94	29
PIC Score	98.14%	98.77%	98.14%
Occupancy Rate (excludes Kidston rehab units and Scattered Sites)	95.33%	95.00%	94.33%
<b>Public Housing &amp; RAD Waiting List Applicants</b>			
Families - <b>OPEN FOR 3,4,5 &amp; 6 Bedrooms; 2 Bedroom List Remains Closed;</b>	323	310	310
Elderly (Seniors - 62+)/Disabled - <b>OPEN FOR 0 &amp; 1 Bedrooms</b>	454	446	463
Average work order turnaround time in days - Tenant Generated	0.11	0.13	0.09
Number of routine work orders written this month	595	429	502
Number of outstanding work orders from previous month	743	838	878
Total number of work orders to be addressed this month	1338	1267	1380
Total number of work orders completed this month	726	524	542
Total number of work orders left outstanding	612	743	838
Number of emergency work orders written this month	1	1	0
Total number of work orders written year-to-date	2,598	2,623	2,194
AFTER HOUR CALLS: (plumbing, lockouts, toilets stopped-up, etc.)	7	3	13
<b>Section 8</b>			
Level of leased units of previous month was:	917	913	915
Level of leased units this month is:	913	917	910
Number of increased leased-units over last month	-4	4	-5
Total number of units inspected this month	51	83	33
<b>Programs (Voucher):</b>			
ABA Utilization %	100.82%	101.29%	103.99%
Repayment Agreements	28	29	28
Total repayments due YTD	\$89,179	\$90,152	\$89,614
Total repayments received YTD	\$6,738	\$5,765	\$4,603
PIC Score (Oakview added 10/13)	101.86%	100.77%	100.44%
Section 8 Housing Choice Voucher Waiting List Applicants - <b>Closed 11/19/2021</b>	2,266	2,275	2,282
Section 8 Project Based Waiting List Applicants- <b>Oakview - OPEN</b>	212	215	202
Section 8 Project Based Waiting List Applicants- <b>Buena HA - OPEN</b>	170	150	63
Section 8 - Percentage Housed Based on Income Limit - ELI vs VLI/LI	78%/22%	80%/20%	85%/15%
<b>Department of Social Services - FSS</b>			
<b>Family Self-Sufficiency - Public Housing and Section 8 Voucher Combined</b>			
The number of residents that received "outreach" information about FSS	15	20	14
The number of residents signed on to the program. (FSS Contracts).	30	30	30
The number of FSS Participants with established escrow accounts.	23	22	22
Number of residents in need of employment skills (GED, DL, Job Training.)	2	4	4
The number of meetings, workshops and case management services	3	2	0

**Program Statistics Report**

**10/2021 - 10/2022**

Mar2022

Feb2022

Jan2022

<b>Congregate Services</b>			
Number of clients on the Congregate Program	28	32	32
Number of clients on Meal Program	17	19	18
Number of clients on Homemaking Program	18	18	19
Number of clients on Laundry Services (This service is included in housekeeping)	11	11	11
Number of clients on Shopping Services (This service is included in	8	8	8
<b>Registered Nurse</b>			
Number of clients served this month	121	76	0
Blood Pressure Clinics ( clinics) # of residents attending	0	0	0
Health Assessments/re-assessments	8	5	7
Meds Supervision	31	16	18
<b>VHA - ROSS (FAMILY)</b>			
Number of Residents on ROSS (Family)	38	40	37
Number of residents that received case management services	25	20	14
Number of Meetings	30	4	4
Number of residents enrolled in academic/employment workshops (FSS)	2	4	4
<b>VHA - ROSS (MEDICAL)</b>			
Number of residents received health assessments for the month	8	5	0
Number of residents - health activities of daily living assessments	8	5	7
ROSS - residents medical monitoring for the month	31	16	18
ROSS / self-sufficiency - improve living conditions	8	5	7
<b>Community Development Block Grant Program</b>			
<b>Clients Served</b>			
Number of new clients served	0	0	2
Number of ongoing clients	72	72	72
Total clients currently being served this month	30	4	4
<b>Income</b>			
Median Family Income (MFI)	0	0	0
Moderate 80%-51% (MFI)	28%	28%	28%
Low 50%-31% (MFI)	28%	28%	28%
Very Low 30%-0% (MFI)	44%	44%	44%
<b>Client Demographics</b>			
White	11	11	11
Black	6	6	6
American Indian	0	0	0
Asian	0	0	0
Other	0	0	0
Hispanic	56	56	56
Non-Hispanic	16	16	16

**Housing Authority of the City of Vineland  
County of Cumberland  
State of New Jersey**

**RESOLUTION #2022-20**

**A Resolution Approving Regular Monthly Expenses**

**WHEREAS**, the Housing Authority of the City of Vineland incurred various financial obligations since the last meeting; and it is the desire of the Commissioners of said Authority to have their obligations kept current; and,

**WHEREAS**, prior to the Board meeting, a member of the Board of Commissioners read and reviewed the itemized list of incurred expenses attached hereto and does recommend payment of the expenses on the Check List in the amount of **\$1,062,029.46**.

**NOW, THEREFORE, BE IT RESOLVED** that the Secretary-Treasurer be and is hereby authorized to pay the monthly bills that are presented to the Board of Commissioners for consideration on this date.

**ADOPTED:** April 21, 2022

**MOVED/SECONDED:**

**Resolution moved by Commissioner**

**Resolution seconded by Commissioner**

**VOTE:**

<b>Commissioner</b>	<b>Yes</b>	<b>No</b>	<b>Abstain</b>	<b>Absent</b>
Chris Chapman				
Daniel Peretti				
Brian Asselta				
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

\_\_\_\_\_  
BY: Mario Ruiz-Mesa, Chairman

**ATTESTATION:**

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on April 21, 2022 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By: \_\_\_\_\_  
Jacqueline S. Jones, Executive Director  
Secretary/Treasurer

HOUSING AUTHORITY OF THE CITY OF VINELAND  
BOARD MEETING  
**LIST OF CHECKS**  
04/21/22

<u>CHECK NO.</u>	<u>ACCOUNT</u>	<u>AMOUNT</u>
	<b>SECTION 8 HAP PROGRAM</b>	\$ 585,878.00
3295 - 3328	LANDLORD/TENANT CHECKS AND OTHER	\$ 34,472.00
17304- 17443	DIRECT DEPOSITS-LANDLORDS HAPS	\$ 551,406.00
	<b>SECTION 8 ADM FEE ACCOUNT</b>	243.20
632 - 635	COMPUTER CHECKS- Ocean First	\$ 243.20
-	COMPUTER CHECKS- BB&T	\$ -
	<b>SECTION 8 NHOP</b>	
-	COMPUTER CHECKS	\$0.00 0.00
	<b>NHOP INVESTMENTS</b>	0.00
-	COMPUTER CHECKS- Ocean First	\$0.00
-	COMPUTER CHECKS- BB&T	
	<b>OCEAN FIRST BANK PH SECURITY DEPOSIT</b>	
202 - 202	COMPUTER CHECKS	725.22
	<b>OCEAN FIRST BANK FSS ESCROW</b>	
-	COMPUTER CHECKS	0.00
	<b>CAPITAL BANK GEN/FUND PH</b>	
2392 - 2402	COMPUTER CHECKS	226,594.63
	<b>COCC CASH ACCOUNT</b>	
10590 - 10678	COMPUTER CHECKS	143,565.64
	<b>COCC EXPENDITURES</b>	
	PAYROLL/PAYCHEX INVOICES	04/01/22 -04/14/22 770.66
	PAYROLL TAX LIABILITY	04/01/22 -04/14/22 39,659.79
	HEALTH BENEFITS PAID	Apr-22 51,480.27
	PENSION PAYMENTS	Mar-22 13,112.05
	<b>TOTAL</b>	<b>\$ 1,062,029.46</b>

## Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check	Post	Total
			Date	Month	Amount Reconciled
sec8hap - Section 8 HAP	3295	0ahctaaa - AFFORDABLE HOUSING CORPORATION	3/30/2022	03-2022	1,117.00
sec8hap - Section 8 HAP	3296	0ahcvktot - AFFORDABLE HOUSING CORP OF VINELAND	3/30/2022	03-2022	13,790.00
sec8hap - Section 8 HAP	3297	0oakview - OAKVIEW APARTMENTS LLC	3/30/2022	03-2022	0.00
sec8hap - Section 8 HAP	3298	0ochabvsp - OCEAN CITY HSING AUTH- BVM/SPEITEL	3/30/2022	03-2022	4,797.00
sec8hap - Section 8 HAP	3299	0oakview - OAKVIEW APARTMENTS LLC	3/30/2022	03-2022	4,370.00
sec8hap - Section 8 HAP	3300	0caguas - CAGUAS OF MUNICIPALITY	4/1/2022	04-2022	714.00
sec8hap - Section 8 HAP	3301	0canell - CANDELARIA	4/1/2022	04-2022	507.00
sec8hap - Section 8 HAP	3302	0millif - LIFESPRING OF MILLVILLE INC	4/1/2022	04-2022	596.00
sec8hap - Section 8 HAP	3303	0osccos8 - OSCEOLA COUNTY HOUSING	4/1/2022	04-2022	918.00
sec8hap - Section 8 HAP	3304	t0000482 - SUAREZ	4/1/2022	04-2022	37.00
sec8hap - Section 8 HAP	3305	t0000559 - PEREZ	4/1/2022	04-2022	24.00
sec8hap - Section 8 HAP	3306	t0000613 - ALEJANDRO	4/1/2022	04-2022	79.00
sec8hap - Section 8 HAP	3307	t0002385 - CARRION	4/1/2022	04-2022	42.00
sec8hap - Section 8 HAP	3308	t0003326 - DIAZ	4/1/2022	04-2022	45.00
sec8hap - Section 8 HAP	3309	t0003327 - CORALLUZZO	4/1/2022	04-2022	31.00
sec8hap - Section 8 HAP	3310	t0003357 - KENNEDY	4/1/2022	04-2022	26.00
sec8hap - Section 8 HAP	3311	t0004508 - CRUZ	4/1/2022	04-2022	39.00
sec8hap - Section 8 HAP	3312	t0005188 - MELENDEZ	4/1/2022	04-2022	45.00
sec8hap - Section 8 HAP	3313	t0005666 - BALDWIN	4/1/2022	04-2022	4.00
sec8hap - Section 8 HAP	3314	t0005731 - HAROLD	4/1/2022	04-2022	8.00
sec8hap - Section 8 HAP	3315	t0006020 - CARDONA	4/1/2022	04-2022	4.00
sec8hap - Section 8 HAP	3316	t0006533 - VILLAFANE	4/1/2022	04-2022	14.00
sec8hap - Section 8 HAP	3317	t0007057 - DESAI	4/1/2022	04-2022	63.00
sec8hap - Section 8 HAP	3318	t0007113 - RIOS	4/1/2022	04-2022	4.00
sec8hap - Section 8 HAP	3319	t0008517 - LUGO	4/1/2022	04-2022	4.00
sec8hap - Section 8 HAP	3320	t0008553 - CARLO	4/1/2022	04-2022	105.00
sec8hap - Section 8 HAP	3321	t0010166 - ORTIZ	4/1/2022	04-2022	195.00
sec8hap - Section 8 HAP	3322	t0010325 - AVILES	4/1/2022	04-2022	41.00
sec8hap - Section 8 HAP	3323	t0010635 - BUTLER	4/1/2022	04-2022	14.00
sec8hap - Section 8 HAP	3324	t0012229 - AGOSTO-GREGORY	4/1/2022	04-2022	42.00
sec8hap - Section 8 HAP	3325	t0012304 - MEDINA	4/1/2022	04-2022	36.00
sec8hap - Section 8 HAP	3326	vf1033 - SEMINOLE COUNTY	4/1/2022	04-2022	1,165.00
sec8hap - Section 8 HAP	3327	vf1093 - ORANGE COUNTY HOUSING & C D	4/1/2022	04-2022	1,408.00
sec8hap - Section 8 HAP	3328	0housin - VINELAND HOUSING AUTHORITY	4/8/2022	04-2022	4,188.00
sec8hap - Section 8 HAP	17304	02llbtw - BTW 2 LLC	4/4/2022	04-2022	690.00
sec8hap - Section 8 HAP	17305	0537grap - 529-537 GRAPE STREET,LLC	4/4/2022	04-2022	405.00
sec8hap - Section 8 HAP	17306	0abrawi - ABRAHAN & AWILDA HEREDIA	4/4/2022	04-2022	1,227.00
sec8hap - Section 8 HAP	17307	0acojor - ACOSTA	4/4/2022	04-2022	1,955.00
sec8hap - Section 8 HAP	17308	0ahcvp - AFFORDABLE HOUSING CORPORATION	4/4/2022	04-2022	10,294.00
sec8hap - Section 8 HAP	17309	0ahctaaa - AFFORDABLE HOUSING CORPORATION	4/4/2022	04-2022	80,284.00
sec8hap - Section 8 HAP	17310	0ahcvktot - AFFORDABLE HOUSING CORP OF VINELAND	4/4/2022	04-2022	61,335.00
sec8hap - Section 8 HAP	17311	0albreb - REBECCA C THOMPSON-ALBERT	4/4/2022	04-2022	319.00
sec8hap - Section 8 HAP	17312	0andcar - ANDUJAR	4/4/2022	04-2022	765.00
sec8hap - Section 8 HAP	17313	0andron - RONALD ANDRO	4/4/2022	04-2022	360.00

## Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check Date	Post Month	Total Amount	Date Reconciled
sec8hap - Section 8 HAP	17314	0aparab - AB APARTMENTS LLC	4/4/2022	04-2022	1,222.00	
sec8hap - Section 8 HAP	17315	0arbors - ROSEMAR PROPERTIES III LLC/THE ARBORS	4/4/2022	04-2022	7,575.00	
sec8hap - Section 8 HAP	17316	0assind - INDEPENDENCE ASSOCIATES LLC	4/4/2022	04-2022	832.00	
sec8hap - Section 8 HAP	17317	0barric - RICHARD BARSUGLIA	4/4/2022	04-2022	856.00	
sec8hap - Section 8 HAP	17318	0behhar - HARRY & BARBARA BEHRENS	4/4/2022	04-2022	462.00	
sec8hap - Section 8 HAP	17319	0beredw - EDWIN C & SAVALYN BERGAMO	4/4/2022	04-2022	1,083.00	
sec8hap - Section 8 HAP	17320	0berksh - ROSEMAR PROPERTIES IV LLC / CAMELOT AF	4/4/2022	04-2022	4,177.00	
sec8hap - Section 8 HAP	17321	0berobe - OBED BERMUDEZ	4/4/2022	04-2022	981.00	
sec8hap - Section 8 HAP	17322	0betalp - ALPHA BETA CAMDEN LLC	4/4/2022	04-2022	1,377.00	
sec8hap - Section 8 HAP	17323	0bretow - BRENTWOOD TOWERS HOLDINGS, LLC	4/4/2022	04-2022	1,806.00	
sec8hap - Section 8 HAP	17324	0brewst - BREWSTER GARDEN APARTMENTS LLC	4/4/2022	04-2022	1,184.00	
sec8hap - Section 8 HAP	17325	0buebor - BOROUGH OF BUENA HOUSING AUTHORITY	4/4/2022	04-2022	17,699.00	
sec8hap - Section 8 HAP	17326	0camnil - NILZA R CAMACHO	4/4/2022	04-2022	1,080.00	
sec8hap - Section 8 HAP	17327	0carjos - CARVALHO	4/4/2022	04-2022	714.00	
sec8hap - Section 8 HAP	17328	0carmar - SIMOES	4/4/2022	04-2022	1,699.00	
sec8hap - Section 8 HAP	17329	0casros - CASTILLO	4/4/2022	04-2022	598.00	
sec8hap - Section 8 HAP	17330	0cdgard - CD GARDENS INC.	4/4/2022	04-2022	2,023.00	
sec8hap - Section 8 HAP	17331	0chainv - CHAAD INVESTMENTS LLC	4/4/2022	04-2022	618.00	
sec8hap - Section 8 HAP	17332	0chajos - JOSEPH T CHAMBERS	4/4/2022	04-2022	950.00	
sec8hap - Section 8 HAP	17333	0cheshol - CHESTNUT SQUARE HOLDINGS LLC	4/4/2022	04-2022	3,023.00	
sec8hap - Section 8 HAP	17334	0colmac - MACY A COLLINS	4/4/2022	04-2022	896.00	
sec8hap - Section 8 HAP	17335	0corjua - CORTES	4/4/2022	04-2022	1,666.00	
sec8hap - Section 8 HAP	17336	0cridan - DANA CRISS	4/4/2022	04-2022	675.00	
sec8hap - Section 8 HAP	17337	0delsia - SIAN DELUCA	4/4/2022	04-2022	390.00	
sec8hap - Section 8 HAP	17338	0dondel - DELROY T DONALDSON	4/4/2022	04-2022	723.00	
sec8hap - Section 8 HAP	17339	0eas307 - 307 N EAST AVE LLC	4/4/2022	04-2022	789.00	
sec8hap - Section 8 HAP	17340	0eas710 - 710 EAST ALMOND STREET ASSOCIATES LLC	4/4/2022	04-2022	699.00	
sec8hap - Section 8 HAP	17341	0edwdip - EDWARD DIPALMA	4/4/2022	04-2022	809.00	
sec8hap - Section 8 HAP	17342	0egbmar - MARY J EGBEH	4/4/2022	04-2022	1,453.00	
sec8hap - Section 8 HAP	17343	0einmar - MARTIN JAY EINSTEIN	4/4/2022	04-2022	613.00	
sec8hap - Section 8 HAP	17344	0equacc - ACCUMULATING EQUITY PARTNERS LLC	4/4/2022	04-2022	3,356.00	
sec8hap - Section 8 HAP	17345	0estros - ESTATE OF LUIS A ROSADO-TORRES	4/4/2022	04-2022	528.00	
sec8hap - Section 8 HAP	17346	0flodor - FLOWERS	4/4/2022	04-2022	922.00	
sec8hap - Section 8 HAP	17347	0garabn - ABNER GARCIA	4/4/2022	04-2022	249.00	
sec8hap - Section 8 HAP	17348	0garitz - ITZAMAR GARCIA	4/4/2022	04-2022	932.00	
sec8hap - Section 8 HAP	17349	0garsal - GARCIA	4/4/2022	04-2022	2,290.00	
sec8hap - Section 8 HAP	17350	0garvin - VINELAND GARDENS LLC	4/4/2022	04-2022	76.00	
sec8hap - Section 8 HAP	17351	0ghebre - BRENDAN G GHEEN	4/4/2022	04-2022	960.00	
sec8hap - Section 8 HAP	17352	0gibjam - GRIBBLE JR	4/4/2022	04-2022	869.00	
sec8hap - Section 8 HAP	17353	0guzjos - V & V TRUCKING	4/4/2022	04-2022	926.00	
sec8hap - Section 8 HAP	17354	0hemtom - BTW 4 LLC	4/4/2022	04-2022	1,058.00	
sec8hap - Section 8 HAP	17355	0hereri - 123 SOUTH 4TH STREET LLC	4/4/2022	04-2022	2,463.00	
sec8hap - Section 8 HAP	17356	0hersof - SOFIA HEREDIA-TORRES AND RUBEN TORRES	4/4/2022	04-2022	2,349.00	
sec8hap - Section 8 HAP	17357	0hfprop - HF PROPERTY MANAGEMENT	4/4/2022	04-2022	1,709.00	

## Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check Date	Post Month	Total Amount	Date Reconciled
sec8hap - Section 8 HAP	17358	0holasm - ASM HOLDINGS LLC	4/4/2022	04-2022	455.00	
sec8hap - Section 8 HAP	17359	0holbull - BULLSEYE HOLDINGS LLC	4/4/2022	04-2022	418.00	
sec8hap - Section 8 HAP	17360	0homhec - HECS HOMES LLC	4/4/2022	04-2022	457.00	
sec8hap - Section 8 HAP	17361	0homoa - O&A HOME	4/4/2022	04-2022	892.00	
sec8hap - Section 8 HAP	17362	0homtar - TARKILN HOMES LLC	4/4/2022	04-2022	2,265.00	
sec8hap - Section 8 HAP	17363	0houriv - RIVERGROVE HOUSING PARTNERS LLC	4/4/2022	04-2022	881.00	
sec8hap - Section 8 HAP	17364	0inters - VINELAND ASSOCIATES LLC	4/4/2022	04-2022	561.00	
sec8hap - Section 8 HAP	17365	0invegh - E. G. H. R. E. INVESTMENTS LLC	4/4/2022	04-2022	2,569.00	
sec8hap - Section 8 HAP	17366	0jhorn - JOHN HORNER	4/4/2022	04-2022	121.00	
sec8hap - Section 8 HAP	17367	0josber - BERNADETTE P JOSEPH	4/4/2022	04-2022	708.00	
sec8hap - Section 8 HAP	17368	0kapala - PANDA REALTY GROUP LLC	4/4/2022	04-2022	1,296.00	
sec8hap - Section 8 HAP	17369	0katjay - JAY-KAT INVESTMENTS, LLC	4/4/2022	04-2022	815.00	
sec8hap - Section 8 HAP	17370	0kotmir - KOTZIN	4/4/2022	04-2022	872.00	
sec8hap - Section 8 HAP	17371	0landic - LANDICINI 566 LLC	4/4/2022	04-2022	1,029.00	
sec8hap - Section 8 HAP	17372	0lebza - LEBRON	4/4/2022	04-2022	2,539.00	
sec8hap - Section 8 HAP	17373	0legmay - MAYERFELD LEGACY TRUST	4/4/2022	04-2022	1,086.00	
sec8hap - Section 8 HAP	17374	0lhrent - L & H RENTALS	4/4/2022	04-2022	689.00	
sec8hap - Section 8 HAP	17375	0linrob - ROBERT LINDNER	4/4/2022	04-2022	569.00	
sec8hap - Section 8 HAP	17376	0llciig - IIG-1 LLC	4/4/2022	04-2022	907.00	
sec8hap - Section 8 HAP	17377	0locloc - LOCATION LOCATION & TIMING LLC	4/4/2022	04-2022	810.00	
sec8hap - Section 8 HAP	17378	0londav - DAVID LONGINI	4/4/2022	04-2022	543.00	
sec8hap - Section 8 HAP	17379	0lopyad - YADIRA LOPEZ	4/4/2022	04-2022	639.00	
sec8hap - Section 8 HAP	17380	0manmil - MILLVILLE MANOR LLC	4/4/2022	04-2022	1,086.00	
sec8hap - Section 8 HAP	17381	0marjoe - JOEL MARTIN	4/4/2022	04-2022	752.00	
sec8hap - Section 8 HAP	17382	0melrose - MELROSE COURT LP	4/4/2022	04-2022	19,552.00	
sec8hap - Section 8 HAP	17383	0menbre - MENDEZ	4/4/2022	04-2022	304.00	
sec8hap - Section 8 HAP	17384	0millvil - MILLVILLE REALTY CORPORATION	4/4/2022	04-2022	2,665.00	
sec8hap - Section 8 HAP	17385	0miryar - MIRANDA	4/4/2022	04-2022	1,167.00	
sec8hap - Section 8 HAP	17386	0oakview - OAKVIEW APARTMENTS LLC	4/4/2022	04-2022	285.00	
sec8hap - Section 8 HAP	17387	0ochabvsp - OCEAN CITY HSING AUTH- BVM/SPEITEL	4/4/2022	04-2022	29,439.00	
sec8hap - Section 8 HAP	17388	0olilui - LUIS A OLIVERAS	4/4/2022	04-2022	670.00	
sec8hap - Section 8 HAP	17389	0paeast - EAST PARK APARTMENTS	4/4/2022	04-2022	4,905.00	
sec8hap - Section 8 HAP	17390	0pagang - ANGEL L PAGAN	4/4/2022	04-2022	1,260.00	
sec8hap - Section 8 HAP	17391	0parkto - PARK TOWNE APTS LLC	4/4/2022	04-2022	12,604.00	
sec8hap - Section 8 HAP	17392	0poisil - SILVER POINT MANAGEMENT LLC	4/4/2022	04-2022	300.00	
sec8hap - Section 8 HAP	17393	0proexc - EXCEL PROPERTY MANAGEMENT LLC	4/4/2022	04-2022	841.00	
sec8hap - Section 8 HAP	17394	0profai - FAIOLA PROPERTY MANAGEMENT AND MAINT	4/4/2022	04-2022	900.00	
sec8hap - Section 8 HAP	17395	0profam - FAM PROPERTY MANAGEMENT LLC	4/4/2022	04-2022	805.00	
sec8hap - Section 8 HAP	17396	0protim - TIMARIA PROPERTIES LLC	4/4/2022	04-2022	1,497.00	
sec8hap - Section 8 HAP	17397	0quince - QUINCE REALTY LLC	4/4/2022	04-2022	667.00	
sec8hap - Section 8 HAP	17398	0radoak - RADIANT OAKVIEW APARTMENTS LLC	4/4/2022	04-2022	135,039.00	
sec8hap - Section 8 HAP	17399	0rafbar - RAFES	4/4/2022	04-2022	527.00	
sec8hap - Section 8 HAP	17400	0ramchr - RAMOS	4/4/2022	04-2022	581.00	
sec8hap - Section 8 HAP	17401	0ramnic - NICHOLAS P RAMBONE	4/4/2022	04-2022	1,400.00	



## Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check	Post	Total	Date
			Date	Month	Amount	Reconciled
sec8hap - Section 8 HAP	17402	Oreala - S & A REALTY ENTERPRISES LLC	4/4/2022	04-2022	1,561.00	
sec8hap - Section 8 HAP	17403	Orearoc - ROCCO REAL ESTATE LLC	4/4/2022	04-2022	1,780.00	
sec8hap - Section 8 HAP	17404	Oreasar - SARA REAVES	4/4/2022	04-2022	625.00	
sec8hap - Section 8 HAP	17405	Oregche - REGENCY CHESTNUT COURT	4/4/2022	04-2022	8,418.00	
sec8hap - Section 8 HAP	17406	Oregeas - REGENCY EAST LLC	4/4/2022	04-2022	1,988.00	
sec8hap - Section 8 HAP	17407	Orenaco - ACOSTA RENTAL LLC	4/4/2022	04-2022	616.00	
sec8hap - Section 8 HAP	17408	Orenokg - K G RENOVATIONS LLC	4/4/2022	04-2022	1,009.00	
sec8hap - Section 8 HAP	17409	Oriscam - CAMDEN RISING 2 LLC	4/4/2022	04-2022	795.00	
sec8hap - Section 8 HAP	17410	Orivdie - DIEGO A RIVERA	4/4/2022	04-2022	461.00	
sec8hap - Section 8 HAP	17411	Orivic - VICTORIANO RIVERA JR	4/4/2022	04-2022	681.00	
sec8hap - Section 8 HAP	17412	Oroceli - ELIZABETH ROCHE	4/4/2022	04-2022	649.00	
sec8hap - Section 8 HAP	17413	Orodhen - HENRY RODRIGUEZ	4/4/2022	04-2022	923.00	
sec8hap - Section 8 HAP	17414	Orogsal - SALVATORE W ROGGIO	4/4/2022	04-2022	1,146.00	
sec8hap - Section 8 HAP	17415	Oromvic - VICTOR M ROMAN	4/4/2022	04-2022	823.00	
sec8hap - Section 8 HAP	17416	Orpjpro - RPJ PROPERTIES LLC	4/4/2022	04-2022	11,538.00	
sec8hap - Section 8 HAP	17417	Oruppab - RUPERTO	4/4/2022	04-2022	725.00	
sec8hap - Section 8 HAP	17418	Orusnic - RUSSO JR	4/4/2022	04-2022	591.00	
sec8hap - Section 8 HAP	17419	Osaldasda - DAMIAN & ELAINE SALAS	4/4/2022	04-2022	818.00	
sec8hap - Section 8 HAP	17420	Oshabru - BRUCE D SHAW	4/4/2022	04-2022	1,180.00	
sec8hap - Section 8 HAP	17421	Osimseb - SIMONE	4/4/2022	04-2022	568.00	
sec8hap - Section 8 HAP	17422	Oskgcom - SKG & CO	4/4/2022	04-2022	1,701.00	
sec8hap - Section 8 HAP	17423	Oslinco - 1890 S LINCOLN ASSOCIATES LLC	4/4/2022	04-2022	1,961.00	
sec8hap - Section 8 HAP	17424	Osolpro - ASSURED PROPERTY SOLUTIONS LLC	4/4/2022	04-2022	444.00	
sec8hap - Section 8 HAP	17425	Ototalb - ALBERTO SOTO	4/4/2022	04-2022	1,075.00	
sec8hap - Section 8 HAP	17426	Ospring - SPRING GARDENS ASSOCIATES LLC	4/4/2022	04-2022	7,573.00	
sec8hap - Section 8 HAP	17427	Osqulan - LANDIS SQUARE SR APTS	4/4/2022	04-2022	2,241.00	
sec8hap - Section 8 HAP	17428	Oswaway - WAYNE SWANSON	4/4/2022	04-2022	1,099.00	
sec8hap - Section 8 HAP	17429	Otayver - TAYLOR	4/4/2022	04-2022	625.00	
sec8hap - Section 8 HAP	17430	Othapau - ALBERTA A QUAIROLI ESTATE	4/4/2022	04-2022	1,126.00	
sec8hap - Section 8 HAP	17431	Otimesus - SUSAN V TIMMRECK	4/4/2022	04-2022	755.00	
sec8hap - Section 8 HAP	17432	Ovasdap - DAPHNE VASSALOTTI	4/4/2022	04-2022	791.00	
sec8hap - Section 8 HAP	17433	Ovelmal - MALADA CRESPO VELEZ	4/4/2022	04-2022	755.00	
sec8hap - Section 8 HAP	17434	Ovinlan - VINELAND VILLAGE APTS	4/4/2022	04-2022	4,538.00	
sec8hap - Section 8 HAP	17435	Ovirulou - LOUIS A VIRUET	4/4/2022	04-2022	1,832.00	
sec8hap - Section 8 HAP	17436	Ovitdor - VITALO	4/4/2022	04-2022	952.00	
sec8hap - Section 8 HAP	17437	Owaca - WACA INVESTMENTS LLC	4/4/2022	04-2022	1,277.00	
sec8hap - Section 8 HAP	17438	Owalnut - WALNUT REALTY ASSOCIATES LLC	4/4/2022	04-2022	8,011.00	
sec8hap - Section 8 HAP	17439	Owassey - SEYMOUR WASSERSTRUM	4/4/2022	04-2022	554.00	
sec8hap - Section 8 HAP	17440	Owatrob - ROBERT H WATSON	4/4/2022	04-2022	1,400.00	
sec8hap - Section 8 HAP	17441	Owhejon - WHEELER	4/4/2022	04-2022	508.00	
sec8hap - Section 8 HAP	17442	Owrialf - ALFRED WRIGHT	4/4/2022	04-2022	1,723.00	

### Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check Date	Post Month	Total Amount	Date Reconciled
sec8hap - Section 8 HAP	17443	0crofre - FREDDIE L CROSS	4/20/2022	04-2022	210.00	
					<b>585,878.00</b>	

### Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check Date	Post Month	Total Amount	Date Reconciled
sec8admn - Section 8 Admi	632	0caguas - CAGUAS OF MUNICIPALITY	4/1/2022	04-2022	60.80	
sec8admn - Section 8 Admi	633	0osccos8 - OSCEOLA COUNTY HOUSING	4/1/2022	04-2022	60.80	
sec8admn - Section 8 Admi	634	vf1033 - SEMINOLE COUNTY	4/1/2022	04-2022	60.80	
sec8admn - Section 8 Admi	635	vf1093 - ORANGE COUNTY HOUSING & C D	4/1/2022	04-2022	60.80	
					<b>243.20</b>	

### Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check Date	Post Month	Total Amount	Date Reconciled
capsecdp - PH Sec Dep Acc	202	vha - HOUSING AUTHORITY CITY OF VINELAND	3/25/2022	03-2022	725.22	
					<b>725.22</b>	

### Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check Date	Post Month	Total Amount	Date Reconciled
capgenfd - Public Housing C	2392	vmu - Vineland Municipal Utilities	3/25/2022	03-2022	1,871.67	
capgenfd - Public Housing C	2393	vmu - Vineland Municipal Utilities	4/1/2022	04-2022	585.72	
capgenfd - Public Housing C	2394	sjgas - South Jersey Gas Company	4/1/2022	04-2022	149.90	
capgenfd - Public Housing C	2395	vha - HOUSING AUTHORITY CITY OF VINELAND	4/1/2022	04-2022	1,548.00	
capgenfd - Public Housing C	2396	t0011380 - MENDEZ	4/4/2022	04-2022	91.00	
capgenfd - Public Housing C	2397	vha - HOUSING AUTHORITY CITY OF VINELAND	4/8/2022	04-2022	14,973.22	
capgenfd - Public Housing C	2398	vha - HOUSING AUTHORITY CITY OF VINELAND	4/8/2022	04-2022	257.00	
capgenfd - Public Housing C	2399	vmu - Vineland Municipal Utilities	4/8/2022	04-2022	314.39	
capgenfd - Public Housing C	2400	sjgas - South Jersey Gas Company	4/14/2022	04-2022	2,296.04	
capgenfd - Public Housing C	2401	vmu - Vineland Municipal Utilities	4/14/2022	04-2022	4,707.69	
capgenfd - Public Housing C	2402	vha - HOUSING AUTHORITY CITY OF VINELAND	4/14/2022	04-2022	199,800.00	
					<b>226,594.63</b>	

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hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check Date	Post Month	Total Amount	Date Reconciled
cocc - Central Office Cost	10590	aflac - AFLAC	3/25/2022	03-2022	350.90	
cocc - Central Office Cost	10591	axaequ - Equitable	4/1/2022	04-2022	2,695.00	
cocc - Central Office Cost	10592	browco - Robert M Browne Court Officer	4/1/2022	04-2022	122.29	
cocc - Central Office Cost	10593	njfam - NJ FAMILY SUPPORT PAYMENT CENTER	4/1/2022	04-2022	336.00	
cocc - Central Office Cost	10594	acehar - Vineland Ace Hardware East	4/1/2022	04-2022	59.51	
cocc - Central Office Cost	10595	aceplu - Ace Plumbing and Electrical Supplies Inc	4/1/2022	04-2022	359.73	
cocc - Central Office Cost	10596	amacap - Amazon Capital Services Inc	4/1/2022	04-2022	1,261.65	
cocc - Central Office Cost	10597	bobaut - BOB'S AUTO SUPPLY, INC	4/1/2022	04-2022	781.69	
cocc - Central Office Cost	10598	brownc - Brown and Connery	4/1/2022	04-2022	3,403.00	

## Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check	Post	Total
			Date	Month	Amount Reconciled
cocc - Central Office Cost	10599	ccia - Cumberland Co Improvement Auth	4/1/2022	04-2022	84.99
cocc - Central Office Cost	10600	fiocch - Fiocchi Tire Center Inc	4/1/2022	04-2022	885.80
cocc - Central Office Cost	10601	getrai - G & E Trailer Sales LLC	4/1/2022	04-2022	150.00
cocc - Central Office Cost	10602	jccupa - JC'S Custom Painting	4/1/2022	04-2022	2,648.00
cocc - Central Office Cost	10603	jdrcon - JDR Construction LLC	4/1/2022	04-2022	5,442.00
cocc - Central Office Cost	10604	mason - W B Mason Co Inc	4/1/2022	04-2022	267.19
cocc - Central Office Cost	10605	pdq - PDQ Supply Inc	4/1/2022	04-2022	510.40
cocc - Central Office Cost	10606	schneider - KAREN SCHNEIDER	4/1/2022	04-2022	82.00
cocc - Central Office Cost	10607	sherwi - Sherwin Williams Company	4/1/2022	04-2022	228.35
cocc - Central Office Cost	10608	verivi - Verizon Wireless	4/1/2022	04-2022	1,059.93
cocc - Central Office Cost	10609	vhapet - Gloria Pomales	4/1/2022	04-2022	200.92
cocc - Central Office Cost	10610	carahsoft - Carahsoft Technology Corporation	4/8/2022	04-2022	1,240.98
cocc - Central Office Cost	10611	ccia - Cumberland Co Improvement Auth	4/8/2022	04-2022	37.59
cocc - Central Office Cost	10612	cdwgov - CDW Government Inc	4/8/2022	04-2022	263.46
cocc - Central Office Cost	10613	genelec - Gen X Electrical Contractors LLC	4/8/2022	04-2022	1,050.78
cocc - Central Office Cost	10614	mendibleseva - YALEXUS MENDIBLES-EVANS	4/8/2022	04-2022	1,786.97
cocc - Central Office Cost	10615	nelbud - Nelbud Services Group, Inc.	4/8/2022	04-2022	585.00
cocc - Central Office Cost	10616	pbrese - Reserve Account	4/8/2022	04-2022	1,000.00
cocc - Central Office Cost	10617	wallac - Wallace Supply Co	4/8/2022	04-2022	99.59
cocc - Central Office Cost	10618	weaequ - Weaver Equipment Sales & Service	4/8/2022	04-2022	50.75
cocc - Central Office Cost	10619	wex - WEX Bank	4/8/2022	04-2022	3,279.98
cocc - Central Office Cost	10620	axaequ - Equitable	4/14/2022	04-2022	2,695.00
cocc - Central Office Cost	10621	browco - Robert M Browne Court Officer	4/14/2022	04-2022	122.29
cocc - Central Office Cost	10622	njfam - NJ FAMILY SUPPORT PAYMENT CENTER	4/14/2022	04-2022	336.00
cocc - Central Office Cost	10623	irs - INTERNAL REVENUE SERVICE	4/14/2022	04-2022	248.13
cocc - Central Office Cost	10624	sjgas - South Jersey Gas Company	4/14/2022	04-2022	1,289.60
cocc - Central Office Cost	10625	acehar - Vineland Ace Hardware East	4/21/2022	04-2022	228.83
cocc - Central Office Cost	10626	adcass - Advanced Cabinetry & Storage Systems LLC	4/21/2022	04-2022	930.00
cocc - Central Office Cost	10627	ahcvktot - AFFORDABLE HOUSING CORPORATION	4/21/2022	04-2022	11,420.00
cocc - Central Office Cost	10628	ahcvpv - AFFORDABLE HOUSING CORP OF VINELAND	4/21/2022	04-2022	1,875.00
cocc - Central Office Cost	10629	ahcvtaaa - AFFORDABLE HOUSING CORP OF VINELAND	4/21/2022	04-2022	10,017.00
cocc - Central Office Cost	10630	airduc - Air Duct Cleaning Solutions	4/21/2022	04-2022	1,610.00
cocc - Central Office Cost	10631	amacap - Amazon Capital Services Inc	4/21/2022	04-2022	638.61
cocc - Central Office Cost	10632	ambcom - Ambient Comfort	4/21/2022	04-2022	305.00
cocc - Central Office Cost	10633	avena - Linda M Avena CPA	4/21/2022	04-2022	7,083.33
cocc - Central Office Cost	10634	blocklsi - BLOCK LINE SYSTEMS, LLC	4/21/2022	04-2022	1,489.58
cocc - Central Office Cost	10635	bowman - BOWMAN & COMPANY, LLP	4/21/2022	04-2022	4,950.00
cocc - Central Office Cost	10636	briplu - Bridgeton Plumbing & Heating Supply Co.	4/21/2022	04-2022	1,436.57
cocc - Central Office Cost	10637	brooke - The Brooke Group LLC	4/21/2022	04-2022	2,080.00
cocc - Central Office Cost	10638	callexp - Call Experts New Jersey	4/21/2022	04-2022	426.82
cocc - Central Office Cost	10639	canbus - Canon Solutions America Inc	4/21/2022	04-2022	191.40
cocc - Central Office Cost	10640	carahsoft - Carahsoft Technology Corporation	4/21/2022	04-2022	940.08
cocc - Central Office Cost	10641	ccia - Cumberland Co Improvement Auth	4/21/2022	04-2022	3,355.93
cocc - Central Office Cost	10642	cintas - Cintas Corporation #100	4/21/2022	04-2022	425.40
cocc - Central Office Cost	10643	conser - County Conservation Company LLC	4/21/2022	04-2022	135.00
cocc - Central Office Cost	10644	cullig - South Jersey Culligan Water	4/21/2022	04-2022	33.00
cocc - Central Office Cost	10645	gabage - Eisenstat Gabage and Furman PC	4/21/2022	04-2022	1,391.67

## Payment Summary

hcv061,hcv072,hcv100,hcv103,hcv119,hcv150,hcve01,hcve02,hcvh01,hcvms40,hcvp01,kidston,melrose,newhop,nhopinv,olivio,parkview,pbv\_asse,pvaa,r

Bank	Check#	Vendor	Check Date	Post Month	Total Amount	Date Reconciled
cocc - Central Office Cost	10646	genelec - Gen X Electrical Contractors LLC	4/21/2022	04-2022	193.00	
cocc - Central Office Cost	10647	gogogen - GOGO Generator LLC	4/21/2022	04-2022	16,345.20	
cocc - Central Office Cost	10648	graing - Grainger	4/21/2022	04-2022	2,046.06	
cocc - Central Office Cost	10649	hdsupp - HD Supply Facilities Maintenance LTD	4/21/2022	04-2022	1,024.72	
cocc - Central Office Cost	10650	hill - Ronald Hill	4/21/2022	04-2022	1,125.00	
cocc - Central Office Cost	10651	himinha - H I MINHAS LLC	4/21/2022	04-2022	452.50	
cocc - Central Office Cost	10652	homede - Home Depot Credit Services	4/21/2022	04-2022	1,053.75	
cocc - Central Office Cost	10653	homest - HP Homestead Plumbing and Heating Inc	4/21/2022	04-2022	1,879.89	
cocc - Central Office Cost	10654	hompro - The Home Depot Pro - SupplyWorks	4/21/2022	04-2022	1,412.47	
cocc - Central Office Cost	10655	inspira - Inspira Health Network Urgent Care, PC	4/21/2022	04-2022	60.00	
cocc - Central Office Cost	10656	jccupa - JC'S Custom Painting	4/21/2022	04-2022	1,272.00	
cocc - Central Office Cost	10657	lowes - Lowes Business Account	4/21/2022	04-2022	53.12	
cocc - Central Office Cost	10658	mason - W B Mason Co Inc	4/21/2022	04-2022	110.28	
cocc - Central Office Cost	10659	miles - Miles Technologies	4/21/2022	04-2022	4,115.00	
cocc - Central Office Cost	10660	nahro - NAHRO	4/21/2022	04-2022	672.00	
cocc - Central Office Cost	10661	natten - National Tenant Network	4/21/2022	04-2022	65.00	
cocc - Central Office Cost	10662	omega - Omega Pest Management LLC	4/21/2022	04-2022	1,295.50	
cocc - Central Office Cost	10663	pdq - PDQ Supply Inc	4/21/2022	04-2022	234.90	
cocc - Central Office Cost	10664	peters - Peterson Service Co Inc	4/21/2022	04-2022	8,460.56	
cocc - Central Office Cost	10665	pitneq - Pitney Bowes Global Financial Services, LLC.	4/21/2022	04-2022	574.26	
cocc - Central Office Cost	10666	pitney - Pitney Bowes, Inc.	4/21/2022	04-2022	159.57	
cocc - Central Office Cost	10667	pomale - Gloria Pomales	4/21/2022	04-2022	170.73	
cocc - Central Office Cost	10668	presso - The Press of Atlantic City	4/21/2022	04-2022	35.60	
cocc - Central Office Cost	10669	sherwi - Sherwin Williams Company	4/21/2022	04-2022	5.16	
cocc - Central Office Cost	10670	sjweld - South Jersey Welding Supply Co	4/21/2022	04-2022	277.28	
cocc - Central Office Cost	10671	staadv - Staples, Inc.	4/21/2022	04-2022	525.67	
cocc - Central Office Cost	10672	standard - Standard Elevator Corporation	4/21/2022	04-2022	2,348.00	
cocc - Central Office Cost	10673	stinson - THOMAS STINSON	4/21/2022	04-2022	100.00	
cocc - Central Office Cost	10674	tennan - Tennant Sales	4/21/2022	04-2022	263.88	
cocc - Central Office Cost	10675	totsec - Total Security Alarms, LLC.	4/21/2022	04-2022	164.00	
cocc - Central Office Cost	10676	vann - Vann Dodge Chrysler LLC	4/21/2022	04-2022	86.80	
cocc - Central Office Cost	10677	vha - HOUSING AUTHORITY CITY OF VINELAND	4/21/2022	04-2022	7,917.00	
cocc - Central Office Cost	10678	wheat - Wheat Road Cold Cuts	4/21/2022	04-2022	3,088.05	
					<b>143,565.64</b>	

**Housing Authority of the City of Vineland  
County of Cumberland  
State of New Jersey**

**RESOLUTION #2022-21**

**Resolution Authorizing use of Contract #15-JLP-023  
Pursuant to N.J.S.A. 52:34-6.2(b)(3)**

**WHEREAS**, the Housing Authority of the City of Vineland, pursuant to N.J.S.A. 52:34-6.2(b)(3), may by resolution and without advertising for bids, join national cooperative purchasing agreements; and

**WHEREAS**, the Housing Authority of the City of Vineland has the need on a timely basis to purchase goods or services utilizing national cooperative contracts; and

**WHEREAS**, the Vineland Housing Authority is a registered member agency with OMNIA with the identification code 5171519; and

**WHEREAS**, the Housing Authority of the City of Vineland intends to award an OMNIA Cooperative Contract (membership # 5171519) to Trane Building Solutions (#15-JLP-023) through this resolution and properly executed contracts, which shall be subject to all the conditions applicable to the current national contracts; and

**WHEREAS**, the Housing Authority of the City of Vineland may through the use of the aforementioned contract purchase in excess of the bid threshold; and

**NOW, THEREFORE, BE IT RESOLVED**, that the Housing Authority of the City of Vineland authorizes the Purchasing Agent to purchase certain goods or services utilizing national cooperative contract with Trane Building Solutions (#15-JLP-023), in excess of the bid threshold pursuant to all conditions of the contract; and

**BE IT FURTHER RESOLVED**, that the governing body of the Housing Authority of the City of Vineland pursuant to N.J.A.C. 5:30-5.5(b), the certification of available funds, shall either certify the full maximum amount against the budget at the time the contract is awarded, or no contract amount shall be chargeable or certified until such time as the goods or services are ordered or otherwise called for prior to placing the order, and a certification of availability of funds is made by the Executive Director.

**ADOPTED:** April 21, 2022

**MOVED/SECONDED:**  
Resolution moved by Commissioner

Resolution seconded by Commissioner

**VOTE:**

Commissioner	Yes	No	Abstain	Absent
Chris Chapman				
Daniel Peretti				
Brian Asselta				
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

\_\_\_\_\_  
BY: Mario Ruiz-Mesa, Chairman

**ATTESTATION:**

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on April 21, 2022 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By: \_\_\_\_\_  
Jacqueline S. Jones, Executive Director  
Secretary/Treasurer

**Housing Authority of the City of Vineland  
County of Cumberland  
State of New Jersey**

**RESOLUTION #2022-22**

**Resolution Awarding As-Needed Electrical Services**

**WHEREAS**, the Vineland Housing Authority has solicited Requests for Quotes for As-Needed Electrical Services; and

**WHEREAS**, four proposals were submitted and reviewed; and

**WHEREAS**, the Vineland Housing Authority recommends to its Board of Commissioners to authorize the use of the proposals received from the following vendors:

**Blue Star Services, LLC – 1149 Rodgers Avenue, Vineland, NJ**  
**High Point Electrical LLC dba; Eric M. Krise Electric – 80 Broad Street, Elmer, NJ**  
**Gen X Electrical Contractors LLC – 1452 S. Delsea Drive, Vineland, NJ**  
**Lee-Way Electrical LLC – 105 Morris Avenue, Landisville, NJ**

to provide the Vineland Housing Authority with as-needed Electrical Services commencing May 1, 2022 through April 30, 2023 in accordance with the attached fee schedules; and

**WHEREAS**, it is recommended to the Board of Commissioners to contract with the above listed contractors to provide the Vineland Housing Authority with As-Needed Electrical Services in amounts not to exceed \$44,000 per the attached schedules.

**NOW, THEREFORE, BE IT RESOLVED** that the Board of Commissioners hereby authorizes its executive director or his designee to utilize the services of As-Needed Electrical Services with the above listed contractors as indicated above.

**ADOPTED:** April 21, 2022

**MOVED/SECONDED:**

**Resolution moved by Commissioner**

**Resolution seconded by Commissioner**

**VOTE:**

<b>Commissioner</b>	<b>Yes</b>	<b>No</b>	<b>Abstain</b>	<b>Absent</b>
Chris Chapman				
Daniel Peretti				
Brian Asselta				
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

\_\_\_\_\_  
BY: Mario Ruiz-Mesa, Chairman

**ATTESTATION:**

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on April 21, 2022 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By: \_\_\_\_\_  
Jacqueline S. Jones, Executive Director  
Secretary/Treasurer

## CERTIFICATION

Funding is available for:

### **AS-NEEDED ELECTRICAL SERVICES CONTRACT**

from the Operating Budget Account # 4430-06 (Contract – Electrical) and Kidston/Olivio Towers Project Construction Funding Account # 1405-05 (Construction in Progress).

\_\_\_\_\_  
Wendy Hughes  
Certifying Financial Officer

\_\_\_\_\_  
Date

**FORM OF PROPOSAL**

**Vineland Housing Authority – As Needed Electrical Services RFQ**

**PRICING TABLE**

	Total
Cost per hour Electrician	\$ 121.09
Cost per hour Laborer	\$ 80.90

*Andrew J. Chalmers*  
Signature of Proposer

4-11-22  
Date

ANDREW J. CHALMERS  
Printed Name of Above Signature

BLUE STAR SERVICES, LLC  
Printed Company Name

1149 ROGERS AVENUE

Address

VINELAND, NJ 08361  
City, State, Zip

856-691-7755  
Phone

Sworn to and subscribed  
before me this 11  
day of April, 2022.

*Mileidy Caceres*  
Notary Public (SEAL)

MILEIDY CACERES  
NOTARY PUBLIC OF NEW JERSEY  
My Commission Expires June 4, 2024  
I.D. #2386111



# FORM OF PROPOSAL

Vineland Housing Authority – As Needed Electrical Services RFQ

## PRICING TABLE

	Total
Cost per hour Electrician	\$ 124.00
Cost per hour Laborer	\$ 124.00

  
\_\_\_\_\_  
Signature of Proposer

4/13/22

\_\_\_\_\_  
Date

JAMES PARKS  
Printed Name of Above Signature  
High Point Electrical, LLC  
dba; Eric M. Krise Electric  
\_\_\_\_\_  
Printed Company Name

\_\_\_\_\_  
80 Broad St  
\_\_\_\_\_  
Address

Elmer, NJ 08318

\_\_\_\_\_  
City, State, Zip

\_\_\_\_\_  
856-769-3932  
\_\_\_\_\_  
Phone

Sworn to and subscribed  
before me this 13  
day of APRIL, 2022

  
\_\_\_\_\_  
Notary Public (SEAL)

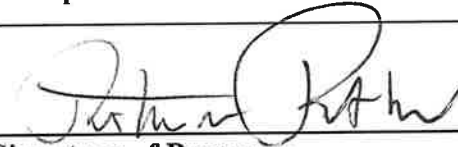
Wendy D. Seagraves  
WENDY D SEAGRAVES  
Notary Public, State of New Jersey  
My Commission Expires  
August 14, 2022

# FORM OF PROPOSAL

Vineland Housing Authority – As Needed Electrical Services RFQ

## PRICING TABLE

	Total
Cost per hour Electrician	\$ 95.00
Cost per hour Laborer	\$

  
\_\_\_\_\_  
Signature of Proposer

~~4-8-22~~ 4-14-22  
\_\_\_\_\_  
Date

Robert Moke Jr  
\_\_\_\_\_  
Printed Name of Above Signature

Gen X Electrical Contractors LLC  
\_\_\_\_\_  
Printed Company Name

\_\_\_\_\_  
1452 S. Delsea Dr  
\_\_\_\_\_  
Address

VINELAND NJ 08360  
\_\_\_\_\_  
City, State, Zip

856 297-0394  
\_\_\_\_\_  
Phone

Sworn to and subscribed  
before me this 14<sup>th</sup>  
day of April, 2022

  
\_\_\_\_\_  
Notary Public (SEAL)


SARABJIT SINGH  
NOTARY PUBLIC OF NEW JERSEY  
My Commission Expires 05/01/2025

**FORM OF PROPOSAL**

**Vineland Housing Authority – As Needed Electrical Services RFQ**

**PRICING TABLE**

	<b>Total</b>
<b>Cost per hour Electrician</b>	<b>\$ 122.00</b>
<b>Cost per hour Laborer</b>	<b>\$ 65.00</b>

  
\_\_\_\_\_  
**Signature of Proposer**

4/12/22  
\_\_\_\_\_  
**Date**

Wayne Owsley  
\_\_\_\_\_  
**Printed Name of Above Signature**

Lee-Way Electrical LLC  
\_\_\_\_\_  
**Printed Company Name**

105 Morris Ave Landisville NJ 08326  
\_\_\_\_\_

\_\_\_\_\_  
**Address**

\_\_\_\_\_  
**City, State, Zip**

856-507-0899  
\_\_\_\_\_

\_\_\_\_\_  
**Phone**

**Sworn to and subscribed**  
**before me this** 12  
**day of** April, **20** 22

  
\_\_\_\_\_  
**Notary Public (SEAL)**

MARIA M. DONATO  
NOTARY PUBLIC OF NEW JERSEY  
My Commission Expires July 17, 2024  
I.D. #2448021

**Housing Authority of the City of Vineland  
County of Cumberland  
State of New Jersey**

**RESOLUTION #2022-23**

**Approving Change Orders #6 and #7 for  
Kidston & Olivio Towers Interior and Plumbing Renovations**

**WHEREAS**, the Vineland Housing Authority solicited Invitation for Bids for contractors for Interior and Plumbing Renovations at Kidston and Olivio Towers; and

**WHEREAS**, the apparent lowest, responsible bidder for this project was Gary F. Gardner, Inc. – 624 Gravelly Hollow Road; Medford, NJ 08055 with a bid of \$2,747,981; and

**WHEREAS**, the contract was awarded to Gary F. Gardner, Inc. with Resolution 2021-38 at the August 5, 2021 board meeting; and

**WHEREAS**, change order 006 (\$10,631.82) is necessary to replace 93 units of flush kits and gaskets; and

**WHEREAS**, change order 007 (\$766.72) is necessary for asbestos testing; and

**WHEREAS**, the aforementioned change orders shall not exceed \$11,398.54 and is described and attached herein; and

**NOW, THEREFORE, BE IT RESOLVED** the Board of Commissioners hereby accepts the change orders of \$11,398.54 for the Kidston & Olivio Towers Interior and Plumbing Renovations.

**ADOPTED:** April 21, 2022

**MOVED/SECONDED:**

**Resolution moved by Commissioner**

**Resolution seconded by Commissioner**

**VOTE:**

<b>Commissioner</b>	<b>Yes</b>	<b>No</b>	<b>Abstain</b>	<b>Absent</b>
Chris Chapman				
Daniel Peretti				
Brian Asselta				
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

\_\_\_\_\_  
BY: Mario Ruiz-Mesa, Chairman

**ATTESTATION:**

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on April 21, 2022 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By: \_\_\_\_\_  
Jacqueline S. Jones, Executive Director  
Secretary/Treasurer



# AIA Document G701™ – 2017

## Change Order

**PROJECT:** (Name and address)  
18-036 Kidston and Olivio Towers  
Interior and Plumbing Renovations  
1044 E Landis Ave.  
Vineland, NJ 08360

**CONTRACT INFORMATION:**  
Contract For: General Construction  
  
Date: 07/15/2021

**CHANGE ORDER INFORMATION:**  
Change Order Number: 006  
  
Date: 04/19/2022

**OWNER:** (Name and address)  
Vineland Housing Authority  
191 W. Chestnut Ave.  
Vineland, NJ 08360

**ARCHITECT:** (Name and address)  
Donovan Architects, LLC  
9 Tanner Street, Suite 20  
Haddonfield, NJ 08033

**CONTRACTOR:** (Name and address)  
Gary F. Gardner, Inc.  
624 Gravelly Hollow Road  
Medford, NJ 08055

**THE CONTRACT IS CHANGED AS FOLLOWS:**

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

04/19/2022 - Replace 93 units of flush kits and gaskets. Approved CO #01 included 10 toilet replacements already including 10 flush kits.

The original Contract Sum was	\$ 2,747,981.00
The net change by previously authorized Change Orders	\$ 90,671.39
The Contract Sum <del>as previously authorized</del> Change Order was	\$ 2,838,652.39
The Contract Sum will be increased by this Change Order in the amount of	\$ 10,631.82
The new Contract Sum <del>as previously authorized</del> this Change Order will be	\$ 2,849,284.21

The Contract Time will be unchanged by Zero (0) days.  
The new date of Substantial Completion will be

**NOTE:** ~~This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Architect and Contractor, in which case the Change Order is executed to supersede the Construction Change Directive.~~

**NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.**

Donovan Architects, LLC  
ARCHITECT (Firm name)

SIGNATURE

Michael R. Donovan, Principal  
PRINTED NAME AND TITLE

04/19/2022  
DATE

Gary F. Gardner, Inc.  
CONTRACTOR (Firm name)

SIGNATURE

Douglas Shendock, Vice-President  
PRINTED NAME AND TITLE

DATE

Vineland Housing Authority  
OWNER (Firm name)

SIGNATURE

Jacqueline Jones, Executive Director  
PRINTED NAME AND TITLE

DATE



# AIA Document G701™ – 2017

## Change Order

**PROJECT:** (Name and address)  
18-036 Kidston and Olivio Towers  
Interior and Plumbing Renovations  
1044 E Landis Ave.  
Vineland, NJ 08360

**CONTRACT INFORMATION:**  
Contract For: General Construction  
  
Date: 07/15/2021

**CHANGE ORDER INFORMATION:**  
Change Order Number: 007  
  
Date: 04/19/2022

**OWNER:** (Name and address)  
Vineland Housing Authority  
191 W. Chestnut Ave.  
Vineland, NJ 08360

**ARCHITECT:** (Name and address)  
Donovan Architects, LLC  
9 Tanner Street, Suite 20  
Haddonfield, NJ 08033

**CONTRACTOR:** (Name and address)  
Gary F. Gardner, Inc.  
624 Gravelly Hollow Road  
Medford, NJ 08055

### THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

04/19/2022 - There was a concern that the pipe insulation might contain Asbestos. GFG had a hygienist test the insulation and provide us with a report.

The original Contract Sum was	\$ 2,747,981.00
The net change by previously authorized Change Orders	\$ 101,303.21
The Contract Sum prior to this Change Order was	\$ 2,849,284.21
The Contract Sum will be increased by this Change Order in the amount of	\$ 766.72
The new Contract Sum including this Change Order will be	\$ 2,850,050.93

The Contract Time will be unchanged by Zero (0) days.  
The new date of Substantial Completion will be

~~NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Architect and Contractor, in which case the Change Order is executed to supersede the Construction Change Directive.~~

### NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Donovan Architects, LLC  
ARCHITECT (Firm name)

SIGNATURE

Michael R. Donovan, Principal  
PRINTED NAME AND TITLE

04/19/2022  
DATE

Gary F. Gardner, Inc.  
CONTRACTOR (Firm name)

SIGNATURE

Douglas Shendock, Vice-President  
PRINTED NAME AND TITLE

DATE

Vineland Housing Authority  
OWNER (Firm name)

SIGNATURE

Jacqueline Jones, Executive Director  
PRINTED NAME AND TITLE

DATE

**Housing Authority of the City of Vineland  
County of Cumberland  
State of New Jersey**

**RESOLUTION #2022-24**

**Resolution of the Housing Authority of the City of Vineland Approving the Executive Director and/or Assistant Executive Director and/or Chairperson to Take All Actions Necessary to Bring up to Code, Market and Sell the Scattered Site Homes consistent with the U.S. Department of Housing and Urban Development (HUD) Approved Inventory Removal Application**

**WHEREAS**, the Vineland Housing Authority (VHA) owns a family housing site known as the Scattered Site Project with the Project number NJ063000004 (the Project); and

**WHEREAS**, the Project is a scattered site project consisting of 72 housing units located throughout the City of Vineland, New Jersey 08360; and

**WHEREAS**, the VHA submitted an Inventory Removal Application to HUD to receive approval to dispose of the units; and

**WHEREAS**, HUD approved the application on February 18, 2020; and

**WHEREAS**, to sell the units through a competitive process the VHA will need to have the units pass certain inspections, market the homes, enter into various agreements with potential homebuyers and execute documents to transfer the homes such as but not limited to deeds and affidavits of title; and

**NOW, THEREFORE BE IT RESOLVED ON THE 21<sup>st</sup> Day of April, 2022**, by the Board of Commissioners of the Vineland Housing Authority that the Executive Director and/or Assistant Executive Director and/or Chairperson are Authorized to take all actions necessary to bring up to code, market and sell the Scattered Site Homes consistent with the HUD approved Inventory Removal Application.

**ADOPTED:** April 21, 2022

**MOVED/SECONDED:**

**Resolution moved by Commissioner**

**Resolution seconded by Commissioner**

**VOTE:**

<b>Commissioner</b>	<b>Yes</b>	<b>No</b>	<b>Abstain</b>	<b>Absent</b>
Chris Chapman				
Daniel Peretti				
Brian Asselta				
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

\_\_\_\_\_  
BY: Mario Ruiz-Mesa, Chairman

**ATTESTATION:**

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on April 21, 2022 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By: \_\_\_\_\_  
Jacqueline S. Jones, Executive Director  
Secretary/Treasurer

4/14/22

**HOUSING AUTHORITY OF VINELAND - APRIL, 2022 - EVICTIONS**

**1. SHERRIE WILLIAMS**

This matter was referred for eviction based on unpaid rent and a complaint is in the process of being filed with the Court.

**2. ROSIE BROOKS**

This matter was referred for eviction based on unpaid rent and a complaint is in the process of being filed with the Court.

**3. JUAN RODRIGUEZ**

This matter was referred for eviction based on unpaid rent and a complaint is in the process of being filed with the Court.

**4. JEANETTE VELEZ**

This matter was referred for eviction based on unpaid rent and a complaint is in the process of being filed with the Court.

**5. GLADYS MORALES**

This matter was referred for eviction based on unpaid rent and a complaint is in the process of being filed with the Court.

**6. JOSE SANCHEZ**

This matter was referred for eviction based on unpaid rent and a complaint is in the process of being filed with the Court.

**7. CRYSTAL PORRECA**

This matter was referred for eviction based on unpaid rent and a complaint is in the process of being filed with the Court.

**8. RAMIRO RIVERA**

This matter was referred for eviction based on unpaid rent and a complaint is in the process of being filed with the Court.