Housing Authority of the City of Vineland

191 W. Chestnut Ave. - Vineland, NJ 08360



Board of Commissioners'

Meeting

September 19, 2024

6 p.m.

Board of Commissioners
Mario Ruiz-Mesa, Chairman
Chris Chapman
Brian Asselta
Daniel Peretti
Albert Porter
Iris Acosta-Jimenez
Michael Watson, Esquire – Solicitor



Administration Building 191 W. Chestnut Avenue Vineland, New Jersey 08360

Telephone: 856-691-4099 Fax: 856-691-8404 TTY: 800-852-7899

Jacqueline S. Jones, Executive Director

September 11, 2024

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, September 19, 2024 at <u>6:00 p.m.</u> 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 *AGENDA*

Thursday, September 19, 2024 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 August 15, 2024
- 5. Fee Accountant's Report
- 6. Executive Director's Report
- 7. Committee Report
- 8. Old Business
- 9. New Business
- 10. Resolutions:

# 2024-40	Monthly Expenses (updated)
# 2024-41	Awarding Fee Accounting Services Contract
# 2024-42	Awarding Auditing Services Contract
# 2024-43	Awarding Architectural & Engineering Services Contract
# 2024-44	Awarding Legal Services Contract – General Counsel
# 2024-45	Awarding Special Legal Services Contract – Labor Relations Counsel
# 2024-46	Awarding Consulting Services Contract
# 2024-47	Extending Painting Services Contract (extension 2 of 2)
# 2024-48	Adopt State Budget (2024-2025)

Executive Session if required

- 11. Comments from the press and/or public (limited to 2 minutes for each speaker)
- 12. Comments from Board Members

The Board may act upon or discuss any other matters or resolutions deemed necessary to carry out Authority operations or required by law.

13. Adjournment

Housing Authority of the City of Vineland

REGULAR MEETING Thursday, August 15, 2024 6:15 p.m.

The Regular Meeting of the Housing Authority of the City of Vineland was called to order by Chairperson Ruiz-Mesa on Thursday, August 15, 2024, at 6:15 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
Commissioner Albert Porter
Commissioner Iris Acosta-Jimenez
Chairperson Mario Ruiz-Mesa
(Absent)
(Absent)

Also, present were Jacqueline Jones, Executive Director, Ron Miller, Director of Affordable Housing, Michael Watson, Esquire – Solicitor, Linda Cavallo – Accountant and Gloria Pomales, Executive Assistant.

Chairperson Ruiz-Mesa read the Sunshine Law.

Chairperson Ruiz-Mesa entertained a motion to approve the minutes of the Regular Meeting held on July 18, 2024. A motion was made by Commissioner Asselta and seconded by Commissioner Acosta-Jimenez. The following vote was taken:

Commissioner Chris Chapman	(Absent)
Commissioner Daniel Peretti	(Absent)
Commissioner Brian Asselta	(Yes)
Commissioner Albert Porter	(Yes)
Commissioner Iris Acosta-Jimenez	(Yes)
Chairperson Mario Ruiz-Mesa	(Yes)

Chairperson Ruiz-Mesa called for the Financial Report from the Fee Accountant. Linda Cavallo reviewed the Financial Report for the ten months ending July 31, 2024.

Executive Director's Report:

Chairperson Ruiz-Mesa requested the Executive Administrative Report. Mrs. Jones reported Ron Miller, Operations Director, will not be able to attend the meeting as he is in the building, but he is on a virtual court case regarding a resident placing improper trash at the curb of an Authority scattered site home.

Mrs. Jones informed the Board there is no status change in the Tarkiln roof project. Procurement procedures are being worked on before moving forward.

The Kidston and Olivio Towers refurbishment of the elevators is in motion as stated in the written report. Part of the project is completed and then they will switch over to another elevator car. One elevator remains in service at both buildings.

The last item with the Kidston and Olivio Towers interior plumbing project is the water filtration system. The Authority is looking for a specific engineering consultant to assist. There is an issue with the equipment that was procured.

The Kidston and Olivio fire pump replacement is substantially complete. There was a fueling station issue due to the delivery of the wrong piece of equipment. A replacement has been ordered. There was also a jockey pump that was replaced.

There is no new update on the Scattered Site disposition from Mrs. Jones report. There are five (5) agreements of sale waiting for settlement dates. This means that there a various documents that need to be completed. The declaration of trust needs to be released from HUD. Once the agreement is signed and it goes to HUD for sign off. It takes about 45 days to get the document back from HUD. There is one (1) house listed and one (1) house is vacant.

There are few payments on the bill list this evening for the ten (10) units being redeveloped at D'Orazio Terrace. A lot of work has been completed and there has been a lot of conversations with the architect. Mrs. Jones reminded the Board that this building will be the model building for the rest of the property. The Authority is also looking at curb appeal for this property. There may be some discussions at next month's meeting regarding working on the D'Orazio community room now rather than waiting for the tax credit process.

The waiting list is open for 0, 1-, 4-, 5- and 6-bedroom units. It will remain open until there are more applicants on the list. Mrs. Jones reviewed the current waiting list number. The Authority is at 98% occupancy.

Committee Report: None.

Old Business: None.

New Business: None.

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

Resolution #2024-39 Resolution to Approve Monthly Expenses

Chairperson Ruiz-Mesa stated the bills have been reviewed and are recommended for payment in the sum of \$1,342,678.86. A motion was made by Commissioner Asselta; seconded by Commissioner Porter. The following vote was taken:

Commissioner Chris Chapman	(Absent)
Commissioner Daniel Peretti	(Absent)
Commissioner Brian Asselta	(Yes)
Commissioner Albert Porter	(Yes)
Commissioner Iris Acosta-Jimenez	(Yes)
Chairperson Mario Ruiz-Mesa	(Yes)

There is no need for an Executive Session.

Chairperson Ruiz-Mesa asked for comments from the press, public or any Board Member. No further comments.

With no further business to discuss, Chairperson Ruiz-Mesa entertained a motion for adjournment of the Regular Meeting. A motion was made by Commissioner Asselta; seconded by

Commissioner Acosta-Jimenez. The Board Members unanimously carried the vote present. The Regular Meeting of the Board of Commissioners was adjourned at 6:27 p.m.

Respectfully submitted,

Jacqueline S. Jones Secretary/Treasurer

HOUSING AUTHORITY OF THE CITY OF VINELAND FINANCIAL REPORT FOR THE ELEVEN ENDED AUGUST 31, 2024

FINANCIAL REPORT FOR THE ELEVEN ENDED AU	ANNUAL BUDGET	BUDGET THRU AUGUST	ACTUAL THRU AUGUST	FROM BUDGET (+OVER/-UNDER)
INCOME				
TENANT RENT	804,440	737,403	656,218	(81,185)
OTHER INCOME MISC.	8,140	7,462	6,278	(1,184)
PHA OPERATING SUBSIDY	404,810	371,076	355,175	(15,901)
HUD ASSET REPOSITIONING FEE	29,150	26,721	26,361	(360)
SECTION 8 ADMIN. FEE INCOME	1,092,000	1,001,000	1,074,084	73,084
CAPITAL FUNDS	762,740	699,178	464,415	(234,763)
FSS GRANT-PH	101,820	93,335	93,335	(
CSP-CONGREGATE SERVICES INCOME	83,880	76,890	34,121	(42,769)
INVESTMENT INCOME	1,910	1,751	27,084	25,333
CF MANAGEMENT FEE	60,170	55,156	60,170	5,014
MGMT FEE-PH	155,160	142,230	117,545	(24,685)
MGMT FEE-SEC 8	138,240	126,720	133,176	6,456
MGMT FEE-MELROSE	10,200	9,350	10,140	790
MGMT FEE-RAD	450,000	412,500	512,500	100,000
BOOKKEEPING FEE	13,910	12,751	10,950	(1,801)
BOOKKEEPING FEE-SEC 8	86,400	79,200	83,235	4,035
ASSET MGMT FEE	19,680	18,040	17,310	(730)
SHOP RENT	64,800	59,400	59,411	` 11
INCOME FROM OTHER AUTHORITIES	330,000	302,500	502,567	200,067
SERVICE INCOME FROM MELROSE	55,000	50,417	49,974	(443)
FRAUD RECOVERY	11,840	10,853	11,631	`778 [′]
MISCELLANEOUS INCOME	9,650	8,846	1,803	(7,043)
TOTAL INCOME	4,693,940	4,302,778	4,307,483	4,705
EXPENSES				
ADMINISTRATION:				
ADMINISTRATIVE SALARIES	1,266,000	1,160,500	1,209,019	48,519
PAYROLL TAXES	111,500	102,208	94,727	(7,481)
HEALTH BENEFITS	360,700	330,642	251,215	(79,427)
PENSION EXPENSE	141,950	130,121	129,736	(385)
CRIMINAL BACKGROUND CHECKS	8,910	8,168	10,677	2,510
TNT/EMPL SCREENING	18,600	17,050	62,590	45,540
LEGAL-GENERAL	29,750	27,271	15,197	(12,074)
LEGAL-OTHER	6,500	5,958	6,337	379
STAFF TRAINING	11,000	10,083	3,492	(6,591)
TRAVEL	3,750	3,438	1,508	(1,930)
ACCOUNTING	85,000	77,917	77,917	0
AUDITING	50,580	46,365	46,365	0
PORT OUT ADMIN FEES	2,400	2,200	1,825	(375)
MANAGEMENT FEES	293,400	268,950	250,721	(18,229)
BOOKKEEPING FEES	100,310	91,951	94,184	2,233
ASSET MGMT FEES	19,680	18,040	17,310	(730)
CF MANAGEMENT FEES	47,500	43,542	Ó	(43,542)

HOUSING AUTHORITY OF THE CITY OF VINELAND FINANCIAL REPORT FOR THE ELEVEN ENDED AUGUST 31, 2024

		BUDGET	ACTUAL	FROM
	ANNUAL	THRU	<i>THRU</i>	BUDGET
	BUDGET	AUGUST	AUGUST	(+OVER/-UNDER)
CONSULTANTS	11,900	10,908	37,008	26,100
IT CONSULTANTS	46,270	42,414	55,117	12,703
CONSULTANTS-RAD	8,000	7,333	0	(7,333)
RAD CONVERSION EXPENSES	6,000	5,500	0	(5,500)
MEMBERSHIP DUES/FEES	6,800	6,233	3,564	(2,669)
PUBLICATIONS	1,500	1,375	214	(1,161)
ADVERTISING	5,000	4,583	6,183	1,600
OFFICE SUPPLIES	11,500	10,542	13,118	2,576
PAPER	4,000	3,667	2,332	(1,335)
COMPUTER & SOFTWARE EXPENSES	164,410	150,709	168,130	17,421
FUEL-ADMIN	3,000	2,750	0	(2,750)
TELEPHONE AND CELL	36,100	33,092	32,665	(427)
POSTAGE	9,400	8,617	16,146	7,529
COPIER SUPPLIES	10,900	9,992	7,372	(2,620)
INSPECTION FEES	13,700	12,558	11,663	(895)
COFFEE SUPPLIES	1,200	1,100	1,179	79
MISCELLANEOUS EXPENSES	21,160	19,397	51,839	32,442
TOTAL ADMINISTRATION EXPENSES	2,918,370	2,675,173	2,679,350	4,178
TENANT SERVICES:				
SALARIES-CONGREGATE SERVICES	64,000	58,667	29,836	(28,831)
PAYROLL TAXES	5,640	5,170	2,348	(2,822)
BENEFITS	20,000	18,333	0	(18,333)
FSS ESCROWS-PH	6,890	6,316	0	(6,316)
OTHER	19,450	17,829	54,507	36,678
TOTAL TENANT SERVICES	115,980	106,315	86,691	(19,624)
UTILITIES:				
WATER	37,600	34,467	32,136	(2,331)
ELECTRIC	161,530	148,069	149,295	1,226
GAS	34,610	31,726	32,173	447
GARBAGAE/TRASH REMOVAL	19,500	17,875	15,183	(2,692)
SEWER	62,140	56,962	53,635	(3,327)
TOTAL UTILITIES EXPENSE	315,380	289,098	282,422	(6,675)
ORDINARY MAINTENANCE AND OPERATIONS:				
MAINTENANCE LABOR	349,000	319,917	213,544	(106,373)
PAYROLL TAXES	30,580	28,032	16,803	(11,229)
HEALTH BENEFITS	60,140	55,128	47,345	(7,783)
PENSION EXPENSE	37,940	34,778	35,163	385
MAINTENANCE UNIFORMS	2,210	2,026	3,223	1,197
VEHICLE GAS, OIL, GREASE	30,550	28,004	23,424	(4,580)
MATERIALS	116,300	106,608	108,839	2,231
CONTRACT-COSTS	146,080	133,907	181,982	48,075
REPAIRS-VEHICLES	9,780	8,965	9,810	845

HOUSING AUTHORITY OF THE CITY OF VINELAND FINANCIAL REPORT FOR THE ELEVEN ENDED AUGUST 31, 2024

	ANNUAL BUDGET	BUDGET THRU AUGUST	ACTUAL THRU AUGUST	FROM BUDGET (+OVER/-UNDER)
RENT EXPENSE	18,570	17,023	17,028	6
EXTERMINATION	7,800	7,150	7,987	837
TRASH REMOVAL	9,600	8,800	9,444	644
TOTAL ORDINARY MAINT. & OPERATIONS EXP.	818,550	750,338	674,592	(75,746)
GENERAL EXPENSES:				
BAD DEBTS	18,900	17,325	17,325	0
COMPENSATED ABSENCES	14,000	12,833	12,833	(0)
FSS ESCROWS-SEC 8	30,000	27,500	33,713	6,213
INSURANCE	158,280	145,090	149,216	4,126
OTHER GENERAL EXPENSES	1,500	1,375	1,250	(125)
PAYMENTS IN LIEU OF TAXES	53,810	49,326	41,475	(7,851)
PORT-IN HAP EXPENSE	500	458	0	(458)
REPLACEMENT RESERVES	95,000	87,083	87,083	(0)
RETIREE HEALTH BENEFITS	93,520	85,727	64,401	(21,326)
TOTAL GENERAL EXPENSES	465,510	426,718	407,296	(19,422)
TOTAL OPERATING EXPENSES	4,633,790	4,247,641	4,130,351	(117,289)
PROFIT (LOSS) EXCLUDING HAP	60,150	55,138	177,132	121,994
HAP REVENUES	7,824,000	7,172,000	8,336,940	1,164,940
HAP EXPENSES	7,794,000	7,144,500	8,592,427	1,447,927
NET HAP (LOSS)	30,000	27,500	(255,487) *	(282,987)
GRAND TOTAL PROFIT (LOSS)	90,150	82,638	(78,355)	(160,994)
UNRECONCILED HUD HELD RESERVES AT 08/31/24			104,883	
GRAND TOTAL PROFIT (LOSS) AFTER HUD HELD RI	ESERVES		26,528	

Housing Authority of the City of Vineland

Administrative Report

DATE: September 9, 2024

TO: Board of Commissioners, Vineland Housing Authority

FROM: Jacqueline S. Jones, Executive Director

SUBJECT: Monthly Report (Stats for August 2024)

PERIOD: August 9, 2024 to September 8, 2024

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.

Development	CHAP Award	RAD	RAD
	Date	Closing Date	Effective
			Date
Kidston/Olivio	02/13/2018	11/06/2020	12/01/2020
Tarkiln/Asselta	03/25/2015	11/16/2018	12/01/2018
Parkview	03/25/2015	11/16/2018	12/01/2018
Scattered Sites	7/24/2024	TBD	TBD
D'Orazio	12/07/2018	TBD	TBD
	(Rescinded)		

Community Room Furniture

The furniture in the Kidston and Olivio community rooms is in the process of being replaced. Authority staff are working with a State Contract vendor for this purchase. This project is on hold pending availability of funds after the close-out of the current construction project and the award of the fire-pump project. The status of this project has not changed as the cost of the fire-pump project has not been determined.

Renovation Projects

Scope of Work	Work Status	Comments
Tarkiln Acres – Roof Replacements	In Planning Stage	6/2021 – No Update; 9/2021 – A&E proposals received and under review; 12/2023- Project is in the planning stages with the architects; 1/2024 – Architect is preparing a proposal for this project; The plan is to move forward in 2024; 2/2024 – A project kickoff meeting was held with the architects; Bid documents are in process; 9/2024 – No change in project status;
KT/OT – Elevator Refurbishment;	Bid opening on 5/17/22	06/2024 – Modernization work on elevators in both Kidston & Olivio continues; One elevator remains in service at both buildings;
07/2023 - Olivio Towers elevators are planned for a complete modernization including controllers, machine replacement, and cab interiors. Kidston Towers elevators are planned for machine replacement. The contract has been awarded and a preconstruction meeting has been scheduled with the Contractor and Professional Team. 8/2023 - The elevator contract has been awarded. A pre-construction meeting has been scheduled with the Contractor and Professional Team. 9/2023 - Olivio Towers is planned for a complete modernization including controllers, machine replacement, and cab interiors. Kidston Towers is planned for machine replacement. Contract has been awarded and signed, a pre-construction meeting was held with the Contractor and Professional Team. The contractor assumed regular maintenance of the elevators at both buildings as of August 1, 2023, the remainder of the project is currently in the submittals phase. Currently, Olivio Towers elevator car #2 is out-of-service waiting on motor repairs to be completed. 10/2023 - The contractor assumed regular maintenance of the elevators at both buildings as of August 1, 2023, the remainder of the project is currently in the submittals phase. Olivio Towers elevator car #2 has been repaired and is in service. The project remains in the submittals stage.	11/2023 - The project continues in the submittals stage. One potential change order has been received and is under review by our professional team for reasonableness. 12/2023 - The project team is meeting to discuss the potential change order and overall project status on December 11, 2023, further updates may be available for discussion at the Board Meeting. 1/2024 - A change order is needed to replace the rear door to one elevator in Kidston Towers along with the sill plate; The equipment for the elevator modernization has not been received. 2/2024 - Equipment for the modernization is pending delivery from the manufacturer. 04/2024 - Equipment has been received but not yet delivered to the property. The subcontractor (OTIS) plans to begin with Olivio Towers - Car #2 within the next 2-3 weeks. The car is expected to be out-of-service for a period of 10-12 weeks. Once completed, work will begin on Car #1. Work at Kidston Towers has not yet been scheduled. 05/2024 - The subcontractor (OTIS) continues to simultaneously work on the modernization of both Kidston & Olivio Towers - Car #2. One elevator car remains in service and operational at both buildings.	7/2024 - The subcontractor (OTIS) continues to simultaneously work on the modernization of both Kidston & Olivio Towers. Kidston Towers - Car #2 has been completed and returned to service, once the newly completed car has run successfully for a couple weeks Car #1 will be taken out of service for modernization. Olivio Towers - Car #2 is planned to be completed the last week in July 2024. One elevator car remains in service and operational at both buildings. A further explanation at the Board meeting regarding Kidston Towers. 8/2024-Kidston Towers - Car #1 will be taken out of service for modernization starting mid-August. Olivio Towers - Car #2 is scheduled for completion and inspection at the end of August, once completed work will begin on elevator Car #1. One elevator car remains in service and operational at both buildings. 09/2024 - The subcontractor (OTIS) continues to simultaneously work on the modernization of both Kidston & Olivio Towers. Kidston Towers - Car #1 will be taken out of service for modernization once Car #2 is operational. Olivio Towers - Car #2 is delayed - the contractor is working to obtain fire alarm devices that are required for proper operation of the car. One elevator car remains in service and operational at both buildings.

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Scope of Work	Work Status	Comments
KT – Interior Plumbing Renovations (Replacement of plumbing stacks; domestic water filtration system; new fire-rated access panels; complete unit bathroom replacements; accessibility upgrades communal area restrooms; domestic water filtration system; domestic water pump; Accessibility upgrades to communal area restrooms;	July- August 2021 Award Anticipate d	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; 3/2022 Update: Change Order #4 is included on the Agenda for Code Official requested straps & supports for wiring in first floor drop ceiling; eliminate an unneeded wiring; black off any junction boxes without covers; G & 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; 4/2022 Update: Change Order #4 is included on the Agenda for Code Official requested straps; G & H risers are complete, and work continues on E & F risers; Residents are temporarily relocating to G & H; 5/2022 Update: Work on E & F risers is in process; it is expected the work will be completed in four weeks & residents can return to their units; 3/2023 Update: This plumbing project is complete with the exception of the items listed above on Page 4; 4/2023 Update: New domestic water pump replacement — Complete; Kidston mechanical room piping replacement — Complete; Water filtration system - Olivio is complete; Kidston — parts are backordered; Currently in final punchlist stage; Substantial Completion issued; Close-out process beginning. Kidston/Olivio fire pump replacement is out for public bid; bids due June 1, 2023; 6/2023 Update: No status change; 8/2023 Update: Water filtration system - Kidston — parts are backordered; Currently in final punchlist stage; Substantial Completion issued; Close-out process beginning. Kidston/Olivio fire pump replacement initial bid was rejected; Project is out for public bid again;

Kidston &	Olivio Towers -	Renovation F	<u>Projects – Active</u>

Scope of Work	Work Status	Comments	
KT – Interior Plumbing Renovations (Replacement of plumbing stacks; domestic water filtration system; new fire-rated access panels; complete unit bathroom replacements; accessibility upgrades communal area restrooms; domestic water filtration system; domestic water pump; Accessibility upgrades to communal area restrooms;	I	02/2024 Update – Additional water testing has been ordered to compare the results of the test conducted in 2020 to condition today; no further update is available. The Close-out process is currently in process no further work is anticipated on the project. 04/2024 – Update: - Water filtration system – additional water testing has been received and reviewed; a flow test is being	
9/2023 Update: - Water filtration system - Kidston – parts are backordered; Currently in final punch-list stage; Substantial Completion issued; Close-out process beginning. Final punch list work is in process and expected to be completed by the end of September. The team is evaluating the installation of the water treatment systems for both buildings and will be making the necessary changes, Kidston Towers water treatment system has not yet been installed.		ordered to determine the best course of action; no further update is available. The Close-out process is currently in process, no further work is anticipated on this project. 05/2024 - Team met with a new vendor for the water filtration system; no further update is available until the vendor completes an on-site visit.	
10/2023 Update: - No update; 11/2023 Update: - Water filtration system – systems in both buildings are now installed; Currently in final punch-list stage; Substantial Completion issued; Close-out process beginning. Final punch list work is in process and expected to be completed by the end of October. The team is evaluating the installation of the water treatment systems to ensure it is functioning properly. 12/2023 Update – Close-out process in		06/2024 – New vendor for water filtration system on schedule for an on-site visit; 7/2024 - Team met with a new vendor for the water filtration system; no further update is available until the vendor completes an on-site visit. No update. 9/2024 - Team met with a new vendor for the water filtration system; no further update is	
motion; The water treatment system installation has been delayed; the system must be configured by the manufacturer, but the system was shipped without being configured; the system is being sent back to the manufacturer for configuration;		available until the vendor completes an on- site visit.	

Kidston/Olivio Towers – Fire Pump Replacement

9/2023 - Fire Pump Replacement

Project was bid on two occasions -

Round #1 – No Bids Received on June 1, 2023

Round #2 – 1 bid received on June 21, 2023

Negotiated Contract – the project team met with the sole bidder in an attempt to negotiate a contract. A follow-up meeting with the contractor has been scheduled for the end of August to review their new proposed pricing structure along with any possible value engineering cost savings. Negotiations are ongoing, our team began working with additional vendors to obtain more competitive pricing on this project.

10/2023 Update: Negotiated Contract – The project team negotiated with three (3) vendors and received best and final pricing; a recommendation for award is being presented on the Agenda for the October board meeting.

11/2023 Update: Negotiated Contract - Pending final contract completion.

12/2023 - Final contract has been received from the Contractor. The Team met to discuss the project, expectations were defined, and submittals are expected to be received for review. The Vineland Fire Department was made aware of the contract being awarded.

01/2024 - Final contract Underground utility infrastructure work is underway at the site. The construction team has been making regular site visits to inspect the work. The fire pump has been ordered but has not yet been shipped by the manufacturer.

03/2024 - Underground utility infrastructure work has been substantially completed. The tie-in at Kidston remains to be completed. The construction team has been making regular site visits to inspect the work. The fire pump has been shipped by the manufacturer, but not yet delivered to the site. Electrical, mechanical, and concrete work are being completed within the space to prepare for the pump delivery.

04/2024 - The fire pump has been installed in the building, the general contractor is working on piping and electrical work within the building.

05/2024 - Underground utility infrastructure work has been substantially completed. The tie-in at Kidston remains to be completed. The construction team has been making regular site visits to inspect the work. The fire pump has been installed in the building and the general contractor is working on piping and electrical work within the building. The fueling station for the pump has not yet been delivered to the property. Once received, the contractor will schedule an initial startup of the equipment and begin testing. Olivio is planned to be brought online first. Once the new system is activated in Olivio the construction team will focus their efforts on bringing Kidston up on the new system. Both buildings remain fully protected throughout the process.

06/2024 – The wrong fueling station for the pump was delivered to the property; a replacement has been ordered; The new diesel fired pump is now in service; The Vineland Fire Department, Water Department, Code Officials have been kept informed throughout the process. Electrical work related to the old fire pumps needs to be completed. Both buildings are fully protected throughout the project.

7/2024 - The new diesel fire pump is now in service. A change order is required to replace the jockey pump at Olivio Towers. Both buildings remain fully protected throughout the process. The project is currently substantially completed and in the closeout phase.

8/2024 - The wrong fueling station for the pump was delivered to the property, a replacement has been ordered. The new diesel fire pump is in service. The replacement jockey pump at Olivio Towers has been installed. Both buildings remain fully protected throughout the process. The project is currently substantially completed and in the closeout phase.

09/2024 – Pump testing and training was completed with the assistance of the Vineland Fire Department. The project is currently substantially completed and in the closeout phase.

<u>Scattered Site Disposition – Status</u>

- The Scattered Site program was approved for disposition by HUD.
- Several homes have been listed for sale. The below chart summarizes the status of the 72 homes;
- Due to market conditions, many residents have been unable to obtain rental housing using their Housing Choice Voucher; the is due to the low or no availability of rental housing.
- The board was presented with a concept at the September 2022 meeting of the Authority retaining approximately 35 of the 72 homes. The 35 homes could be converted to the Rental Assistance Demonstration (RAD) program while receiving a higher fair market rent. The Authority staff and consultant are working a presentation for the board to consider, which will change the status of 35 homes from "disposition" to RAD conversion;
- A conference call was held in November 2022 with the HUD Special Applications Center (SAC) staff to discuss the concept of converting some of the Scattered Site homes to a RAD project. The SAC staff gave an initial "ok" to move forward with the plan; Some additional work on the project is needed prior to presenting the plan to the board for approval;
- The Authority staff and consultant are working on a plan to move residents from the houses that are to be sold into houses that are being kept; The financial plan for the program as well as the steps needed to complete this program are being formulated and will be presented to the board at the February meeting;
- Staff continues to work with residents to move them from houses that are going to be sold to homes that are not going to be sold;
- Staff continue to work with residents to move them from houses that are going to be sold to homes that are not going to be sold; homes are in the process of being vacated and appraised. Listings are active on several units. Please see the below chart for status details;

Date	Addresses	Status	Total Hom
			39 Keepii
2022 Activity	4209 Marilyn Avenue	SOLD - 5/4/22	
•	1441 Nylund Drive	SOLD - 05/10/22	
	612 Oxford Street	SOLD - 5/16/22	
	1137 East Elmer Rd	SOLD - 6/28/22	
	864 Columbia Avenue	SOLD - 9/30/22	
	1409 Brown Road	SOLD - 9/8/22	
	1745 Jackson Drive	SOLD – 11/10/22	
	4331 Robert Drive	SOLD - 2/12/22	8 Sold
	4331 Robert Drive	5020 - 2/12/22	0 5014
2023 Activity	760 N. Mill Rd	SOLD – 12/1/23	
	1091 N. Mill Rd	SOLD – 10/31/23	
	1290 Old Lake Rd	SOLD – 12/29/23	
	930 Charles St	SOLD – 1/11/2024	
	30 Avon Place	SOLD – 1/31/2024	
	5578 High Ridge Rd	SOLD – 1/31/2024	
	1479 Brown Rd	SOLD - 2/21/2024	
	2174 Sunset Ave	SOLD - 4/04/2024	
	5599 Lodge Place	SOLD – 7/01/2024	9 Sold
2024 Activity	3188 Hance Bridge Rd	SOLD 4/22/2024	
	5633 High Ridge Rd	SOLD – 5/2024	
	721 S. Valley Ave	SOLD - 5/30/2024	
	2961 Athens Way	SOLD - 6/19/2024	
	4630 Bernard Rd	SOLD - 7/02/2024	
	1659 Venus Drive	SOLD - 6/20/2024	
	4509 Noel Drive	SOLD - 5/28/2024	
	38 Victory Lane	SOLD 7/17/24	
	4511 Robin Road	SOLD 8/30/24	9 Sold
	1460 Neptune Terr	Agreement of Sale signed 6/30/24	
	2935 Athens Way	Settlement 9/16/24 – pm??	
		3November 202Settlement 9/27/24?	2 Settlemen
	1017 Alexander Dr	Listed for Sale – Buyer backed out;	1 Listed
	5691 High Ridge Rd	Agreement of Sale – 8/24	2 Agreemen
	4486 Robin Road	Listed for Sale – Vineland Realty – 8/30/24	
	2149 Berkley Dr	Listed for Sale – Vineland Realty – 8/30/24	2 Listed
		33 Houses being sold;	End of List

D'Orazio Terrace – Redevelopment

The board discussion regarding the D'Orazio Terrace will continue. The Scattered Site homes must 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 Scattered Site sales proceeds to HUD.

Update: The Contract to enter into a Housing Assistance Payment (CHAP) the Authority currently has with HUD may need to be rescinded as the funds from the scattered site sales are needed to move forward with this project as stipulated above. A new CHAP may be permitted to be issued in the future. Waiting for confirmation from HUD before moving forward.

September 2022 Update: The CHAP for D'Orazio Terrace has been withdrawn by the Authority as more time is needed to develop the required financial plan;

September 2023 Update: Staff continue to work with the JIF assigned insurance adjuster and contractor to finalize a scope of work (SOW) for the fire that occurred in Building #1 in January of 2023. The tenants in Building #1 have been relocated to other VHA properties due to the extensive nature of work needed in their units. Due to time constraints, a new architect is being utilized, Pederson Architects of Vineland will be assisting with this project. Limited demolition of affected areas has begun, the professional team will be evaluating and making recommendations on the repairs needed. We continue to work with our partners to obtain pricing on a complete rehab of building #1. We anticipate presenting options for Board consideration.

October 2023 Update: Board approved work on ten (10) units per Resolution. Limited demolition of the affected area has been completed. A scheduled of values is being finalized with All-Risk and the project Team met on site with the insurance company on October 11, 2023. Design documents remain in progress and under review.

November 2023 Update: Board approved work on ten (10) units per Resolution. Limited demolition of the affected area has been completed. We continue to work with our partners to obtain pricing on a complete rehab of building #1, we anticipate presenting options for Board consideration. Work has started at the building; a final scope is being developed in conjunction with the adjuster for presentation at the December JIF meeting.

December 2023 Update: Additional scope of work is required to rehab building #1; Additional investigation into perc rates and water tables are in process to determine best solutions; A verbal update will be given at the board meeting;

February 2024 Update: Additional scope of work is required to rehab building #1; Additional investigation into perc rates and water tables are in process to determine best solutions; A verbal update will be given at the board meeting;

March 2024 - Work continues within the Architects office to develop a comprehensive set of construction plans to make improvements to the building. Floor plans have been approved and interior framing, plumbing/electrical rough ins are underway. Repairs to the roof are expected to begin within the next few weeks, weather dependent. A limited Survey and Geotech study are being completed to better determine the correct course of action to prevent future water infiltration into the crawl spaces of the building. A further explanation of this project will be provided at the Board meeting.

April 2024 – Project status to be reviewed at board meeting;

May 2024 - Work continues within the Architects office to develop a comprehensive set of construction plans to make improvements to the building. Floor plans have been approved and interior framing, plumbing/electrical rough ins are underway. Repairs to the roof are underway. A limited Survey and Geotech

D'Orazio Terrace – Redevelopment - continued

study is being completed to better determine the correct course of action to prevent future water infiltration into the crawl spaces of the building. A further explanation of this project will be provided at the Board meeting.

June 2024 - Work continues within the Architects office to develop a comprehensive set of construction plans to make improvements to the building. Floor plans have been approved and interior framing, plumbing\electrical rough ins are underway. The survey for the project is being finalized along with the Geotech report. Change orders will be presented to discuss at the Board meeting.

July 2024 - Construction is fully engaged at the building, drywall, paint, and casework are all simultaneously underway throughout the building. Final plans are currently under review for drainage around the building and in the courtyard. A more detailed update will be provided at the Board meeting.

August 2024 - Construction is fully engaged at the building, drywall, paint, and casework are all simultaneously underway throughout the building. Final plans are currently under review for drainage around the building and in the courtyard. A more detailed update will be provided at the Board meeting.

September 2024 – Construction is fully engaged at the building - electrical, plumbing, drywall, paint, flooring, and casework are all simultaneously underway throughout the building. Several units now have flooring installed; work continues to move forward. A more detailed update will be provided at the Board meeting.

Melrose Court

The property is 100% occupied. The property is financially sound.

Board of Commissioners NJ Local Housing Authority Training Program Status

Commissioner	Training Program Status
Brian Asselta	Completed with Certificate
Chris Chapman	Completed with Certificate
Mario Ruiz-Mesa	Completed with Certificate
Daniel J. Peretti, Jr.	Completed with Certificate
Albert D. Porter	Completed with Certificate
Iris Acosta-Jimenez	Completed with Certificate
Vacant	

Program	Statistics	Report
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10/2023 - 10/2024

Aug2024 Jul2024

Jun2024

•	J		
Tenant Accounts Receivable	0	7	
Number of "non-payment of rent" cases referred to the solicitor	U	1	(
Unit Inspections			
Total number of units to be inspected in fiscal year	600	600	600
Number of inspections actually completed this month - all sites	33		
Total number of units inspected year-to-date - all sites	457	424	
City Inspections	14	100	(
Occupancy			
Monthly Unit Turnaround Time (Avg) (Down,Prep & Leasup Time)	40	49	7:
Annual Unit Turnaround Time (For Fiscal Year)	112	119	12
Monthly - Number of Vacancies (at start of month)	18	20	
Monthly - Number of Vacancies Filled (this month)	7	10	
Monthly - Average unit turnaround time in days for Lease Up	3	8	
Monthly - Average unit turnaround time in days to Prep Unit (Maint)	18	12	2
Monthly - Annual Average Number of Vacancies (at start of month)	19		
PIC Score	97.69		
Occupancy Rate	98.76%	97.69%	97.51%
Public Housing & RAD Waiting List Applicants 0,1,4,5,6 bedroom lists open.			_
Families - With Local Preference	112	97	8
Families - Without Local Preference	335	259	24
Elderly (Seniors - 62+)/Disabled - With Local preference	96		_
Elderly (Seniors - 62+)/Disabled - Without Local preference	184		
0/1 Bedroom	280		13-
2 Bedroom	152 111	149 110	15 11
3 Bedroom 4 Bedroom	129	52	5
5 Bedroom	47	37	2
6 Bedroom	8	8	
Success Rate	25%	25%	25%
Outdood Nate	2070	2070	207
Average work order turnaround time in days - Tenant Generated	0.09	0.13	0.08
Number of routine work orders written this month	451	613	507
Number of outstanding work orders from previous month	1,484	1,516	1,514
Total number of work orders to be addressed this month	1,935	2,129	2,021
Total number of work orders completed this month	451	645	505
Total number of work orders left outstanding	1,484	1,484	1,516
Number of emergency work orders written this month	3	0	
Total number of work orders written year-to-date	5,890	5,439	4,826
AFTER HOUR CALLS: (plumbing, lockouts, toilets stopped-up, etc.)	5	1	
Section 8			
Level of leased units of previous month was:	1028		
Level of leased units this month is:	1023		
Number of increased leased-units over last month	0	Ū	•
Total number of units inspected this month	24	13	3
Programs (Voucher):	400 700/	404 470/	00.000
ABA Utilization %	108.73% 35		
Repayment Agreements Total repayments due YTD	\$100,081.74		
		\$14,932.42	
Total repayments received YTD PIC Score (Oakview added 10/13)	101.97%		
Section 8 Housing Choice Voucher Waiting List Applicants - With Local Preference - CLOSED	630		
Section 8 Housing Choice Voucher Waiting List Applicants - Without Local Preference - CLOSED Section 8 Project Based Waiting List Applicants- Oakview - OPEN (2-4br lists open)	1213		
Section 8 Project Based Waiting List Applicants- With Local Preference - Buena HA - CLOSED	636		
Section 8 Project Based Waiting List Applicants- With Local Preference - Buena HA - CLOSED Section 8 Project Based Waiting List Applicants- Without Local Preference - Buena HA - CLOSED	45	_	
Section 8 - Percentage Housed Based on Income Limit - ELI vs VLI/LI	80%/20%	80%/20%	79%/21%
Section 8 - Choice Mobiltiy List	112	110	
Occion 0 - Onoice Mobility List	112	110	10
Department of Social Services - FSS			
Family Self-Sufficiency - Public Housing and Section 8 Voucher Combined			
The number of residents that received "outreach" information about FSS	7	20	8

Program Statistics Report	10/2023 - 10/2024	Aug2024	Jul2024	Jun2024
The number of residents signed on to the progr	ram. (FSS Contracts).	26	26	26
The number of FSS Participants with established		14	14	
Number of residents in need of employment sk		3	3	
The number of meetings, workshops and case		5	10	
Congregate Services				
Number of clients on the Congregate Progam		40	27	26
Number of clients on Meal Program		0	0	0
Number of clients on Housekeeping Program		13	18	19
Number of clients on Laundry Services		22	22	17
Number of clients on Shopping Services		5	6	4
Registered Nurse				
Number of clients served this month		123	130	123
Blood Pressure Clinics (clinics) # of residents	attending	1	1	1
Health Assessments/re-assessments	-	8	12	+
Meds Supervision		26	25	26
VHA - (FAMILY SW)				
Number of Residents on ROSS (Family)		0	0	0
Number of residents that received case manage	ement services	7	20	80
Number of Meetings		5	10	
Number of residents enrolled in academic/emp	loyment workshops (FSS)	3	3	
VHA - (MEDICAL)				
Number of residents received health assess	nent	8	12	8
Number of residents health activities of daily		35	12	3
Resident's medicine monitoring/supervision for		26		
Self-sufficiency - improved living conditions		11	12	
Community Development Block Grant Progr	ram_			
Clients Served				
Number of new clients served		0	0	0
Number of ongoing clients		64	64	64
Total clients currently being served this month		5	2	80
Income				
Median Family Income (MFI)				
Moderate 80%-51% (MFI)		14	14	14
Low 50%-31% (MFI)		18	18	18
Very Low 30%-0% (MFI)		32	32	32
Total		64	64	64
Client Demographics				<u> </u>
White		9	9	6
Black		7	7	
American Indian		0	0	
Asian		0	0	
Other		0		
Hispanic		48		48
Non-Hispanic		16		

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

RESOLUTION #2024-40

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 \$1,224,702.17.

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: September 19, 2024

MOVED/SECONDED:

Resolution moved by Commissioner ASSE Ha

Resolution seconded by Commissioner

VOTE:

Commissioner	Yes	No	Abstain	Absent
Chris Chapman				
Daniel Peretti				V
Brian Asselta				
Albert Porter				
Iris Acosta-Jimenez				
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

By. Chris (Philo) Chapman, Vice Chairman

ATTESTATION:

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on September 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By:

jueline S. Jones, Executive Directo

Secretary/Treasure

HOUSING AUTHORITY OF THE CITY OF VINELAND BOARD MEETING LIST OF CHECKS 9/19/24

CHECK NO.	ACCOUNT	ē:	AMOUNT
	SECTION 8 HAP PROGRAM	\$	818,092.00
4507 - 4563; 500061 - 500064	LANDLORD/TENANT CHECKS AND OTHER	\$17,223.00	
22464 - 22662	DIRECT DEPOSITS-LANDLORDS HAPS	\$800,869.00	
	200)	50 5	
	SECTION 8 ADM FEE ACCOUNT	\$	227.99
767 - 769	COMPUTER CHECKS- Ocean First	\$227.99	
<u>QW</u> (COMPUTER CHECKS- BB&T	\$0.00	
	SECTION 8 NEW HOMEOWNERSHIP	\$	0.00
	COMPUTER CHECKS	\$0.00	
W	NEW HOMEOWNERSHIP INVESTMENTS	\$	9,290.00
X	COMPUTER CHECKS- Ocean First	\$0.00	00
115	COMPUTER CHECKS- Truist	\$9,290.00	
.17	OCEAN FIRST BANK PH SECURITY DEPOSIT	\$	224.62
232	COMPUTER CHECKS	\$224.62	
	OCEAN FIRST BANK FSS ESCROW	\$	2,090.61
220 - 221	COMPUTER CHECKS	\$2,090.61	55
	CAPITAL BANK GEN/FUND PH	\$	29,058.42
2632 - 2640; 722873, 5464689834,	COMPUTER CHECKS	14	
20242430301 & 20242430304	e-		
		-	
Ÿ v	COCC CASH ACCOUNT	\$	183,254.05
13368 - 13463;	COMPUTER CHECKS		
82324,712164,1384629,1387196,		<u>F</u> (
8262024, 9062024, 24950853, 5467505812. 20242430308 &	2	X	
710208212024			
•	=		
	COCC EXPENDITURES PAYROLL	8/23/24 - 9/06/2024 \$	151,925.35
	PAYROLL	d/23/21 3/00/2011 P	9:
	PAYROLL TAX LIABILITY	8/23/24 - 9/06/2024 \$	30,539.13
	9C		
22	TOTAL	\$	1,224,702.17

			Check	Post	Total Date
Bank	Check#	Vendor	Date	Month	Amount Reconciled
sec8hap - Section 8 HAP	4507	Oapabar - BARCLAY APARTMENTS VENTURES LP	9/4/2024	09-2024	1,259.00
sec8hap - Section 8 HAP	4508	Ocbrenta - C & B RENTALS	9/4/2024	09-2024	2,268.00
sec8hap - Section 8 HAP	4509	Ohowkev - KEVIN HOWARD	9/4/2024	09-2024	1,161.00
sec8hap - Section 8 HAP	4510	0invfai - INVESTMENT GROUP LLC	9/4/2024	09-2024	1,893.00
sec8hap - Section 8 HAP	4511	Oosccos8 - OSCEOLA COUNTY HOUSING	9/4/2024	09-2024	942.00
sec8hap - Section 8 HAP	4512	b0000613 - ALEJANDRO	9/4/2024	09-2024	45.00
sec8hap - Section 8 HAP	4513	t0000066 - CORTES	9/4/2024	09-2024	56.00
sec8hap - Section 8 HAP	4514	t0001053 - MEDINA	9/4/2024	09-2024	137.00
sec8hap - Section 8 HAP	4515	t0001073 - PETERSON	9/4/2024	09-2024	5.00
sec8hap - Section 8 HAP	4516	t0002922 - LANE	9/4/2024	09-2024	52.00
sec8hap - Section 8 HAP	4517	t0003424 - WALLS	9/4/2024	09-2024	53.00
sec8hap - Section 8 HAP	4518	t0004305 - RIVERA LOPEZ	9/4/2024	09-2024	96.00
sec8hap - Section 8 HAP	4519	t0004557 - RAMOS	9/4/2024	09-2024	39.00
sec8hap - Section 8 HAP	4520	t0004672 - CRUZ	9/4/2024	09-2024	84.00
sec8hap - Section 8 HAP	4521	t0004846 - ROTHMALLER	9/4/2024	09-2024	101.00
sec8hap - Section 8 HAP	4522	t0005562 - GASKINS	9/4/2024	09-2024	49.00
sec8hap - Section 8 HAP	4523	t0005715 - VAZQUEZ	9/4/2024	09-2024	268.00
sec8hap - Section 8 HAP	4524	t0005884 - RUIZ	9/4/2024	09-2024	145.00
sec8hap - Section 8 HAP	4525	t0006629 - FORD	9/4/2024	09-2024	73.00
sec8hap - Section 8 HAP	4526	t0006704 - ORTIZ- RAMOS	9/4/2024	09-2024	37.00
sec8hap - Section 8 HAP	4527	t0006766 - MOSS	9/4/2024	09-2024	273.00
sec8hap - Section 8 HAP	4528	t0007021 - SHIELDS	9/4/2024	09-2024	6.00
sec8hap - Section 8 HAP	4529	t0007057 - DESAI	9/4/2024	09-2024	63.00
sec8hap - Section 8 HAP	4530	t0008495 - CASTRO	9/4/2024	09-2024	20.00
sec8hap - Section 8 HAP	4531	t0008497 - DEJESUS	9/4/2024	09-2024	160.00
sec8hap - Section 8 HAP	4532	t0008553 - CARLO	9/4/2024	09-2024	41.00
sec8hap - Section 8 HAP	4533	t0010164 - RIVERA MARTINEZ	9/4/2024	09-2024	63.00
sec8hap - Section 8 HAP	4534	t0010166 - ORTIZ	9/4/2024	09-2024	60.00
sec8hap - Section 8 HAP	4535	t0012267 - ACKLEY	9/4/2024	09-2024	6.00
sec8hap - Section 8 HAP	4536	t0012269 - PEYTON	9/4/2024	09-2024	44.00
sec8hap - Section 8 HAP	4537	t0012280 - LOPEZ	9/4/2024	09-2024	12.00
sec8hap - Section 8 HAP	4538	t0013322 - FLORES	9/4/2024	09-2024	90.00
sec8hap - Section 8 HAP	4539	t0013742 - Thomas	9/4/2024	09-2024	71.00
sec8hap - Section 8 HAP	4540	t0013746 - Rodriguez	9/4/2024	09-2024	159.00
sec8hap - Section 8 HAP	4541	t0013888 - SCARBROUGH	9/4/2024	09-2024	223.00
sec8hap - Section 8 HAP	4542	t0013930 - Quinones	9/4/2024	09-2024	26.00
sec8hap - Section 8 HAP	4543	t0014175 - Chavez	9/4/2024	09-2024	15.00
sec8hap - Section 8 HAP	4544	b0014235 - Hayes	9/4/2024	09-2024	72.00
sec8hap - Section 8 HAP	4545	t0014378 - HAND	9/4/2024	09-2024	52.00
sec8hap - Section 8 HAP	4546	t0014546 - Heggs	9/4/2024	09-2024	13.00
sec8hap - Section 8 HAP	4547	t0014727 - Rodriguez	9/4/2024	09-2024	197.00
·	4548	t0014786 - Rivera Viruet	9/4/2024	09-2024	75.00
sec8hap - Section 8 HAP sec8hap - Section 8 HAP	4549	t0014851 - Cancino	9/4/2024	09-2024	88.00
sec8hap - Section 8 HAP	4550	t0014859 - HALL	9/4/2024	09-2024	149.00
·	4551	t0014974 - Ortiz	9/4/2024	09-2024	16.00
sec8hap - Section 8 HAP	4331	COULIDIT OILL	2, 1,2321		

			Check	Post	Total Date
Bank	Čheck#	Vendor	Date	Month	Amount Reconciled
sec8hap - Section 8 HAP	4552	t0015043 - POWELL	9/4/2024	09-2024	133.00
sec8hap - Section 8 HAP	4553	t0015625 - MACIN	9/4/2024	09-2024	176.00
sec8hap - Section 8 HAP	4554	t0015634 - DICKS	9/4/2024	09-2024	52.00
sec8hap - Section 8 HAP	4555	t0015636 - WILSON	9/4/2024	09-2024	63.00
sec8hap - Section 8 HAP	4556	t0015850 - PURNELL	9/4/2024	09-2024	92.00
sec8hap - Section 8 HAP	4557	t0015908 - BEARDSLEY	9/4/2024	09-2024	103.00
sec8hap - Section 8 HAP	4558	t0015929 - ALICEA	9/4/2024	09-2024	79.00
ec8hap - Section 8 HAP	4559	t0018082 - JORDAN	9/4/2024	09-2024	90.00
sec8hap - Section 8 HAP	4560	t0018174 - TURNER	9/4/2024	09-2024	31.00
sec8hap - Section 8 HAP	4561	vfl093 - ORANGE COUNTY HOUSING & C D	9/4/2024	09-2024	1,379.00
sec8hap - Section 8 HAP	4562	vnj912 - NJDCA HOUSING ASSISTANCE PROGRAM	1 9/4/2024	09-2024	1,233.00
sec8hap - Section 8 HAP	4563	Ohousin - VINELAND HOUSING AUTHORITY	9/11/2024	09-2024	3,035.00
sec8hap - Section 8 HAP	22464	0537grap - 529-537 GRAPE STREET,LLC	9/5/2024	09-2024	580.00
sec8hap - Section 8 HAP	22465	Oabobab - BABATUNDE O ABORISADE	9/5/2024	09-2024	625.00
sec8hap - Section 8 HAP	22466	Oabrawi - ABRAHAN HEREDIA	9/5/2024	09-2024	662.00
sec8hap - Section 8 HAP	22467	Oacojol - ACOSTA III	9/5/2024	09-2024	840.00
sec8hap - Section 8 HAP	22468	Oacojor - ACOSTA	9/5/2024	09-2024	2,624.00
ec8hap - Section 8 HAP	22469	Oahcpv - AFFORDABLE HOUSING CORPORATION	9/5/2024	09-2024	13,306.00
ec8hap - Section 8 HAP	22470	Oahctaaa - AFFORDABLE HOUSING CORPORATIO	N 9/5/2024	09-2024	91,651.00
ec8hap - Section 8 HAP	22471	Oahcvktot - AFFORDABLE HOUSING CORP OF VIN	EL# 9/5/2024	09-2024	82,825.00
ec8hap - Section 8 HAP	22472	0albreb - REBECCA C THOMPSON-ALBERT	9/5/2024	09-2024	355.00
sec8hap - Section 8 HAP	22473	Oaljess - ALJESS LLC	9/5/2024	09-2024	911.00
sec8hap - Section 8 HAP	22474	Oandcar - ANDUJAR	9/5/2024	09-2024	1,265.00
sec8hap - Section 8 HAP	22475	Oandjon - JONATHAN ANDREOZZI	9/5/2024	09-2024	1,921.00
sec8hap - Section 8 HAP	22476	0andron - RONALD ANDRO	9/5/2024	09-2024	683.00
sec8hap - Section 8 HAP	22477	Oaparab - AB APARTMENTS LLC	9/5/2024	09-2024	3,695.00
sec8hap - Section 8 HAP	22478	Oapgava - VALLEY GARDEN APARTMENTS LLC	9/5/2024	09-2024	977.00
sec8hap - Section 8 HAP	22479	Oapsnew - NEWCOMB SENIOR APARTMENTS PH	2 9/5/2024	09-2024	256.00
sec8hap - Section 8 HAP	22480	Oarbors - ROSEMAR PROPERTIES III LLC/THE AR	BOF 9/5/2024	09-2024	7,078.00
sec8hap - Section 8 HAP	22481	Oassind - INDEPENDENCE ASSOCIATES LLC	9/5/2024	09-2024	892.00
sec8hap - Section 8 HAP	22482	Oasslop - LOPEZ & ASSOCIATES LLC	9/5/2024	09-2024	814.00
sec8hap - Section 8 HAP	22483	Oaugday - DAVID AUGUSTINE	9/5/2024	09-2024	1,876.00
sec8hap - Section 8 HAP	22484	0banvan - CAMPOS BANDALA	9/5/2024	09-2024	1,790.00
sec8hap - Section 8 HAP	22485	Obehant - ANTHONY BEHRENS	9/5/2024	09-2024	782.00
sec8hap - Section 8 HAP	22486	Oberedw - EDWIN C & SAVALYN BERGAMO	9/5/2024	09-2024	221.00
sec8hap - Section 8 HAP	22487	Oberksh - ROSEMAR PROPERTIES IV LLC / CAME	LOT 9/5/2024	09-2024	4,261.00
sec8hap - Section 8 HAP	22488	Obetalp - ALPHA BETA CAMDEN LLC	9/5/2024	09-2024	1,305.00
	22489	Obretow - BRENTWOOD TOWERS HOLDINGS, LL		09-2024	945.00
sec8hap - Section 8 HAP sec8hap - Section 8 HAP	22490	Obrewst - BREWSTER GARDEN APARTMENTS LLC		09-2024	1,019.00
sec8hap - Section 8 HAP	22491	Obuebor - BOROUGH OF BUENA HOUSING AUTH		09-2024	18,927.00
	22492	Obususa - USA BUSY BEE INC	9/5/2024	09-2024	944.00
sec8hap - Section 8 HAP	22492	Ocackim - KIMBERLY A CACCHIOLI	9/5/2024	09-2024	1,137.00
sec8hap - Section 8 HAP	22493	Ocamnil - NILZA R CAMACHO	9/5/2024	09-2024	1,044.00
sec8hap - Section 8 HAP		Ocarjos - CARVALHO	9/5/2024	09-2024	781.00
sec8hap - Section 8 HAP	22495	•	9/5/2024	09-2024	769.00
sec8hap - Section 8 HAP	22496	Ocarmar - SIMOES	2/2/2027	07 202 1	, 03.50

3 4				Check	Post	Total Date
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ec8hap -	- Section 8 HAP	22497	Ocasros - CASTILLO	9/5/2024	09-2024	637.00
ec8hap -	- Section 8 HAP	22498	Ocdgard - CD GARDENS INC.	9/5/2024	09-2024	5,609.00
ec8hap -	- Section 8 HAP	22499	Ochajos - JOSEPH T CHAMBERS	9/5/2024	09-2024	950.00
ec8hap -	- Section 8 HAP	22500	Ocheshol - CHESTNUT SQUARE HOLDINGS LLC	9/5/2024	09-2024	5,849.00
ec8hap -	- Section 8 HAP	22501	0chuoks - OKSANA CHUMAK	9/5/2024	09-2024	1,525.00
ec8hap -	- Section 8 HAP	22502	Oclafir - FIRST CLASS RENTAL PROPERTIES LLC	9/5/2024	09-2024	1,394.00
sec8hap -	- Section 8 HAP	22503	Ocomfar - ESTATE	9/5/2024	09-2024	570.00
ec8hap -	- Section 8 HAP	22504	Oconpat - PATRIOT CONSTRUCTION SERVICES LLC	9/5/2024	09-2024	1,900.00
sec8hap -	- Section 8 HAP	22505	Ocorjua - CORTES	9/5/2024	09-2024	3,277.00
ec8hap -	- Section 8 HAP	22506	0damjos - DAMATO	9/5/2024	09-2024	883.00
ec8hap	- Section 8 HAP	22507	0decant - ANTHONY P DECESERO	9/5/2024	09-2024	587.00
sec8hap -	- Section 8 HAP	22508	0dejyes - YESENIA DEJESUS	9/5/2024	09-2024	1,850.00
sec8hap	- Section 8 HAP	22509	Odelwil - WILSON ZUNUN DE LEON	9/5/2024	09-2024	639.00
sec8hap	- Section 8 HAP	22510	Odowter - DOWER	9/5/2024	09-2024	1,552.00
sec8hap	- Section 8 HAP	22511	0eas307 - 307 N EAST AVE LLC	9/5/2024	09-2024	599.00
sec8hap	- Section 8 HAP	22512	0eas710 - 710 EAST ALMOND STREET ASSOCIATES	l 9/5/2024	09-2024	679.00
sec8hap	- Section 8 HAP	22513	0edwdip - EDWARD DIPALMA	9/5/2024	09-2024	947.00
sec8hap	- Section 8 HAP	22514	0egbmar - MARY J EGBEH	9/5/2024	09-2024	1,415.00
sec8hap	- Section 8 HAP	22515	Oeinmar - MARTIN JAY EINSTEIN	9/5/2024	09-2024	718.00
sec8hap	- Section 8 HAP	22516	0equacc - ACCUMULATING EQUITY PARTNERS LLC	9/5/2024	09-2024	7,959.00
sec8hap	- Section 8 HAP	22517	0equsul - SULLIVAN EQUITIES LLC	9/5/2024	09-2024	1,175.00
sec8hap	- Section 8 HAP	22518	0estros - ESTATE OF LUIS A ROSADO-TORRES	9/5/2024	09-2024	479.00
sec8hap	- Section 8 HAP	22519	Ofamfai - Faiola Family LP	9/5/2024	09-2024	281.00
sec8hap	- Section 8 HAP	22520	Ofamip - FAIOLA FAMILY LP	9/5/2024	09-2024	1,079.00
sec8hap	- Section 8 HAP	22521	Oflodor - FLOWERS	9/5/2024	09-2024	1,046.00
sec8hap	- Section 8 HAP	22522	0g.b.ltd - G B LTD OPER CO INC	9/5/2024	09-2024	1,063.00
sec8hap	- Section 8 HAP	22523	0garabn - ABNER GARCIA	9/5/2024	09-2024	426.00
sec8hap	- Section 8 HAP	22524	Ogarsal - GARCIA	9/5/2024	09-2024	3,496.00
sec8hap	- Section 8 HAP	22525	Ogarspr - SPRING GARDENS VINELAND LLC	9/5/2024	09-2024	8,164.00
sec8hap	- Section 8 HAP	22526	Oghebre - BRENDAN G GHEEN	9/5/2024	09-2024	960.00
	- Section 8 HAP	22527	Ogibjam - GRIBBLE JR	9/5/2024	09-2024	1,125.00
	- Section 8 HAP	22528	Ogolrob - ROBERT D GALBIATI	9/5/2024	09-2024	1,220.00
	- Section 8 HAP	22529	0gonabr - GONZALEZ JR	9/5/2024	09-2024	1,012.00
	- Section 8 HAP	22530	0groche - CHERRY GROUP LLC	9/5/2024	09-2024	1,579.00
	- Section 8 HAP	22531	0gromad - MADHU GROUP LLC	9/5/2024	09-2024	2,744.00
sec8hap	- Section 8 HAP	22532	Ogromic - MICHAEL D RUPPERT JR	9/5/2024	09-2024	1,076.00
	- Section 8 HAP	22533	0gruedi - EDISON GRULLON	9/5/2024	09-2024	1,940.00
	- Section 8 HAP	22534	Ohagdan - DANIEL HAGEMAN JR	9/5/2024	09-2024	1,070.00
	- Section 8 HAP	22535	Ohemtom - BTW 4 LLC	9/5/2024	09-2024	1,150.00
	- Section 8 HAP	22536	Ohenreu - HENDLER	9/5/2024	09-2024	1,667.00
•	- Section 8 HAP	22537	Ohereri - 123 SOUTH 4TH STREET LLC	9/5/2024	09-2024	2,685.00
	- Section 8 HAP	22538	Ohersof - SOFIA HEREDIA-TORRES AND RUBEN TO	Ri 9/5/2024	09-2024	3,673.00
	- Section 8 HAP	22539	Ohfprop - HF PROPERTY MANAGEMENT	9/5/2024	09-2024	1,775.00
	- Section 8 HAP	22540	Oholasm - ASM HOLDINGS LLC	9/5/2024	09-2024	674.00
	o - Section 8 HAP	22541	Oholgle - GLEN PARK HOLDINGS LLC	9/5/2024	09-2024	7,725.00
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			Check	Post	Total Da	te
Bank	Check#	Vendor	Date	Month	Amount Re	conciled
sec8hap - Section 8 HAP	22542	Oholvin - VINELAND 18 HOLDINGS LLC	9/5/2024	09-2024	1,578.00	
sec8hap - Section 8 HAP	22543	Ohomfhd - FHD HOME INVESTMENT LLC	9/5/2024	09-2024	1,238.00	
sec8hap - Section 8 HAP	22544	0homhec - HECS HOMES LLC	9/5/2024	09-2024	929.00	
sec8hap - Section 8 HAP	22545	0homsky - SKYLO HOMES LLC	9/5/2024	09-2024	630.00	
sec8hap - Section 8 HAP	22546	Ohomtar - TARKILN HOMES LLC	9/5/2024	09-2024	6,186.00	
sec8hap - Section 8 HAP	22547	Ohopape - APEX HOPEWELL NJ LLC	9/5/2024	09-2024	610.00	
sec8hap - Section 8 HAP	22548	Ohougol - GOLD HOUSING PROVIDERS LLC	9/5/2024	09-2024	1,500.00	
sec8hap - Section 8 HAP	22549	Ohouriv - RIVERGROVE HOUSING PARTNERS LLC	9/5/2024	09-2024	459.00	
sec8hap - Section 8 HAP	22550	Oiaplis - LISA A IAPALUCCI	9/5/2024	09-2024	1,670.00	
sec8hap - Section 8 HAP	22551	0ingden - INGRALDI	9/5/2024	09-2024	1,006.00	
sec8hap - Section 8 HAP	22552	0invbot - BOTA INVESTMENTS LLC	9/5/2024	09-2024	2,932.00	
sec8hap - Section 8 HAP	22553	Oinvegh - E. G. H. R. E. INVESTMENTS LLC	9/5/2024	09-2024	3,808.00	
sec8hap - Section 8 HAP	22554	Oinvtra - T-RAY INVESTMENTS LLC	9/5/2024	09-2024	3,161.00	
sec8hap - Section 8 HAP	22555	Oinvweb - WEBER INVESTMENT GROUP LLC	9/5/2024	09-2024	6,202.00	
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sec8hap - Section 8 HAP	22557	Ojerpri - PRIME JERSEY ESTATES	9/5/2024	09-2024	15,614.00	
sec8hap - Section 8 HAP	22558	0katjay - JAY-KAT INVESTMENTS, LLC	9/5/2024	09-2024	877.00	
sec8hap - Section 8 HAP	22559	0klc1llc - KLC1 LLC	9/5/2024	09-2024	1,460.00	
sec8hap - Section 8 HAP	22560	Olabfel - LABOY	9/5/2024	09-2024	1,740.00	
sec8hap - Section 8 HAP	22561	Olandic - LANDICINI 566 LLC	9/5/2024	09-2024	335.00	
sec8hap - Section 8 HAP	22562	Olanedw - EDWARD J LANG	9/5/2024	09-2024	1,300.00	
sec8hap - Section 8 HAP	22563	Olebzai - LEBRON	9/5/2024	09-2024	2,358.00	
sec8hap - Section 8 HAP	22564	Olegmay - MAYERFELD LEGACY TRUST	9/5/2024	09-2024	152.00	
sec8hap - Section 8 HAP	22565	Olevgab - GABRIELLE LEVITT	9/5/2024	09-2024	507.00	
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sec8hap - Section 8 HAP	22568	Olickoo - KOONER LLC	9/5/2024	09-2024	1,694.00	
sec8hap - Section 8 HAP	22569	Ollcsn2 - SN 22 LLC	9/5/2024	09-2024	2,041.00	
sec8hap - Section 8 HAP	22570	Olocloc - LOCATION LOCATION & TIMING LLC	9/5/2024	09-2024	1,047.00	
sec8hap - Section 8 HAP	22571	Olondav - DAVID LONGINI	9/5/2024	09-2024	946.00	
sec8hap - Section 8 HAP	22572	Olopyad - YADIRA LOPEZ	9/5/2024	09-2024	710.00	
sec8hap - Section 8 HAP		Olospro - LOST PROPERTIES LLC	9/5/2024	09-2024	2,871.00	
sec8hap - Section 8 HAP	22574	Omalaug - MIKLAVCIC JR	9/5/2024	09-2024	1,914.00	
sec8hap - Section 8 HAP	22575	Omanarc - MANAGEMENT LLC	9/5/2024	09-2024	621.00	
sec8hap - Section 8 HAP	22576	Omapgre - GREENWOOD MAPLE JAY LLC	9/5/2024	09-2024	1,174.00	
sec8hap - Section 8 HAP	22577	Omelrose - MELROSE COURT LP	9/5/2024	09-2024	20,129.00	
sec8hap - Section 8 HAP	22578	Omenbre - MENDEZ	9/5/2024	09-2024	1,512.00	
sec8hap - Section 8 HAP	22579	Omilivil - MILLVILLE REALTY CORPORATION	9/5/2024	09-2024	2,295.00	
sec8hap - Section 8 HAP	22580	Omiryar - MIRANDA	9/5/2024	09-2024	2,984.00	
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sec8hap - Section 8 HAP	22582	Omriang - RIVERA	9/5/2024	09-2024	955.00	*
sec8hap - Section 8 HAP	22583	Omulqua - QUALITY MULTI BR RENTALS LLC	9/5/2024	09-2024	1,963.00	
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sec8hap - Section 8 HAP	22586		9/5/2024	09-2024	774.00	
Seconal - Section o HAP	22300	onegen Chicos recitorist	-, -, -,			

等的指導等			Check	Post	Total Date
Bank	Check#	Vendor	Date	Month	Amount Reconciled
sec8hap - Section 8 HAP	22587	Onottop - TOP NOTCH REAL ESTATE LLC	9/5/2024	09-2024	1,455.00
sec8hap - Section 8 HAP	22588	Oochabvsp - OCEAN CITY HSING AUTH- BVM/SPE	TTE 9/5/2024	09-2024	32,921.00
sec8hap - Section 8 HAP	22589	Opaeast - EAST PARK APARTMENTS	9/5/2024	09-2024	9,885.00
sec8hap - Section 8 HAP	22590	Opanpar - PARESH PANCHAL	9/5/2024	09-2024	1,940.00
sec8hap - Section 8 HAP	22591	Oparest - PARVIN ESTATES LLC	9/5/2024	09-2024	68.00
sec8hap - Section 8 HAP	22592	0parkto - PARK TOWNE APTS LLC	9/5/2024	09-2024	12,662.00
sec8hap - Section 8 HAP	22593	0pasmar - PASTORE	9/5/2024	- 09-2024	2,590.00
sec8hap - Section 8 HAP	22594	Opin173 - 173 PINE ST LLC	9/5/2024	09-2024	1,258.00
sec8hap - Section 8 HAP	22595	Oplacam - PHILLIP BLACK & KATHLEEN BLACK IR	A 9/5/2024	09-2024	3,806.00
sec8hap - Section 8 HAP	22596	Opoisil - SILVER POINT MANAGEMENT LLC	9/5/2024	09-2024	727.00
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sec8hap - Section 8 HAP	22601	Oproter - TERRAVESTRA PROPERTY MANAGEMEN	IT LI 9/5/2024	09-2024	16,377.00
sec8hap - Section 8 HAP	22602	Oprotim - TIMARIA PROPERTIES LLC	9/5/2024	09-2024	1,186.00
sec8hap - Section 8 HAP	22603	Oquilou - QUILES	9/5/2024	09-2024	291.00
sec8hap - Section 8 HAP	22604	Oradoak - RADIANT OAKVIEW APARTMENTS LLC	9/5/2024	09-2024	154,459.00
sec8hap - Section 8 HAP	22605	0ramnic - NICHOLAS P RAMBONE	9/5/2024	09-2024	1,107.00
sec8hap - Section 8 HAP	22606	Oraymar - RAYMOND HOLDINGS LLP	9/5/2024	09-2024	873.00
sec8hap - Section 8 HAP	22607	Oreabrt - BRT REAL ESTATE LLC	9/5/2024	09-2024	689.00
sec8hap - Section 8 HAP	22608	Oreadcb - Realty LLC	9/5/2024	09-2024	729.00
sec8hap - Section 8 HAP	22609	Oreahen - REAL ESTATE	9/5/2024	09-2024	1,893.00
sec8hap - Section 8 HAP	22610	Oreajba - JBAR REALTY LLC	9/5/2024	09-2024	903.00
sec8hap - Section 8 HAP	22611	Orealbf - B & F REAL ESTATE HOLDINGS LLC	9/5/2024	09-2024	1,684.00
sec8hap - Section 8 HAP	22612	Orealsa - S & A REALTY ENTERPRISES LLC	9/5/2024	09-2024	628.00
sec8hap - Section 8 HAP	22613	Oreamat - MATURO REALTY INC	9/5/2024	09-2024	2,724.00
sec8hap - Section 8 HAP	22614	Oreamil - MILLVILLE REALTY CORP	9/5/2024	09-2024	1,082.00
sec8hap - Section 8 HAP	22615	Oreasar - SARA REAVES	9/5/2024	09-2024	865.00
sec8hap - Section 8 HAP	22616	Oregche - REGENCY CHESTNUT COURT	9/5/2024	09-2024	12,220.00
sec8hap - Section 8 HAP	22617	Oregeas - REGENCY EAST LLC	9/5/2024	09-2024	3,115.00
sec8hap - Section 8 HAP	22618		9/5/2024	09-2024	1,797.00
sec8hap - Section 8 HAP	22619		9/5/2024	09-2024	2,059.00
sec8hap - Section 8 HAP	22620	Orenokg - K G RENOVATIONS LLC	9/5/2024	09-2024	1,107.00
sec8hap - Section 8 HAP	22621	Orensup - SUPERIOR RENTALS LLC	9/5/2024	09-2024	1,417.00
sec8hap - Section 8 HAP	22622	Orivdie - RIVERA	9/5/2024	09-2024	2,302.00
sec8hap - Section 8 HAP	22623	Oriviri - RIVERA	9/5/2024	09-2024	1,121.00
,	22624		9/5/2024	09-2024	766.00
sec8hap - Section 8 HAP sec8hap - Section 8 HAP	22625		9/5/2024	09-2024	802.00
· ·	22626	-	9/5/2024	09-2024	1,012.00
sec8hap - Section 8 HAP	22627		9/5/2024	09-2024	12,544.00
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sec8hap - Section 8 HAP			9/5/2024	09-2024	748.00
sec8hap - Section 8 HAP	22629		9/5/2024	09-2024	1,311.00
sec8hap - Section 8 HAP	22630		• •	09-2024	2,034.00
sec8hap - Section 8 HAP	22631	Osalasda - DAMIAN & ELAINE SALAS	9/5/2024	UY-2U24	2,007.00

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	JAN S. F. J.E.		Check	Post	Total Date
Bank	Check#	Vendor	Date	Month	Amount Reconcile
sec8hap - Section 8 HAP	22632	Osauaud - SAUNDERS	9/5/2024	09-2024	1,800.00
sec8hap - Section 8 HAP	22633	0saumar - SAUDERS	9/5/2024	09-2024	641.00
sec8hap - Section 8 HAP	22634	0schdan - SCHWARTZ	9/5/2024	09-2024	1,845.00
sec8hap - Section 8 HAP	22635	Oseaves - VESTA-SEABROOK URBAN RENEWAL III	LL 9/5/2024	09-2024	743.00
sec8hap - Section 8 HAP	22636	0senbri - HOUSING PARTNERS LLC	9/5/2024	09-2024	2,254.00
sec8hap - Section 8 HAP	22637	Osennew - NEWCOMB SENIOR APARTMENTS URBA	AN 9/5/2024	09-2024	210.00 💌
sec8hap - Section 8 HAP	22638	0shabru - BRUCE D SHAW	9/5/2024	09-2024	1,391.00
sec8hap - Section 8 HAP	22639	Oslinco - 1890 S LINCOLN ASSOCIATES LLC	9/5/2024	09-2024	2,117.00
sec8hap - Section 8 HAP	22640	Osolfin - FINANCIAL SOLUTIONS INVESTMENT GR	OU 9/5/2024	09-2024	993.00
sec8hap - Section 8 HAP	22641	Osolpro - ASSURED PROPERTY SOLUTIONS LLC	9/5/2024	09-2024	3,839.00
sec8hap - Section 8 HAP	22642	Osotalb - ALBERTO SOTO	9/5/2024	09-2024	1,069.00
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sec8hap - Section 8 HAP	22644	Ostrassoc - STREAMWOOD ASSOCIATES/VINELAN	D L 9/5/2024	09-2024	1,285.00
sec8hap - Section 8 HAP	22645	0swaway - WAYNE SWANSON	9/5/2024	09-2024	1,171.00
sec8hap - Section 8 HAP	22646	0swe101 - 101 S WEST LLC	9/5/2024	09-2024	1,898.00
sec8hap - Section 8 HAP	22647	0tayver - TAYLOR	9/5/2024	09-2024	746.00
sec8hap - Section 8 HAP	22648	Othapau - ALBERTA A QUAIROLI ESTATE	9/5/2024	09-2024	1,219.00
sec8hap - Section 8 HAP	22649	Otorism - TORRES	9/5/2024	09-2024	1,548.00
sec8hap - Section 8 HAP	22650	0vasdap - DAPHNE VASSALOTTI	9/5/2024	09-2024	698.00
sec8hap - Section 8 HAP	22651	Ovashen - VASQUEZ	9/5/2024	09-2024	971.00
sec8hap - Section 8 HAP	22652	0veljon - JONATHAN VELEZ	9/5/2024	09-2024	1,539.00
sec8hap - Section 8 HAP	22653	Ovhosri - SRI VHOMES LLC	9/5/2024	09-2024	1,650.00
sec8hap - Section 8 HAP	22654	Ovinlan - VINELAND VILLAGE APTS	9/5/2024	09-2024	5,473.00
sec8hap - Section 8 HAP	22655	Ovirulou - LOUIS A VIRUET	9/5/2024	09-2024	1,064.00
sec8hap - Section 8 HAP	22656	0walnut - WALNUT REALTY ASSOCIATES LLC	9/5/2024	09-2024	7,744.00
sec8hap - Section 8 HAP	22657	0wassey - SEYMOUR WASSERSTRUM	9/5/2024	09-2024	1,091.00
sec8hap - Section 8 HAP	22658	Owebric - WEBER	9/5/2024	09-2024	2,000.00
sec8hap - Section 8 HAP	22659	0whihen - WHITE III	9/5/2024	09-2024	918.00
sec8hap - Section 8 HAP	22660	Owolpro - WOLF PROPERTY HOLDINGS LLC	9/5/2024	09-2024	1,277.00
sec8hap - Section 8 HAP	22661	Owrialf - WRIGHT	9/5/2024	09-2024	1,610.00
sec8hap - Section 8 HAP	22662	Oyasmia - YASMIA 3 LLC	9/5/2024	09-2024	1,356.00
sec8hap - Section 8 HAP	500061	Opargle - GLEN PARK APARTMENTS LP	9/3/2024	09-2024	0.00
sec8hap - Section 8 HAP	500062		9/3/2024	09-2024	0.00
sec8hap - Section 8 HAP	500063	Ochainv - CHAAD INVESTMENTS LLC	9/5/2024	09-2024	0.00
sec8hap - Section 8 HAP	500064	Oprofam - FAM PROPERTY MANAGEMENT LLC	9/9/2024	09-2024	0.00

818,092.00

Bank=sec8hap AND mm/yy=08/2024-09/2024 AND Check Date=08/16/2024-09/19/2024 AND All Checks=Yes AND Include Voids=All Checks

			Check	Post	Total Date
Bank	Check#	Vendor	Date	Month	Amount Reconciled
sec8admn - Section 8 Admin Fee	767	0osccos8 - OSCEOLA COUNTY HOUSING	9/4/2024	09-2024	67.84
sec8admn - Section 8 Admin Fee	768	vfl093 - ORANGE COUNTY HOUSING & C D	9/4/2024	09-2024	65.90
sec8admn - Section 8 Admin Fee	769	vnj912 - NJDCA HOUSING ASSISTANCE PROGRAM	9/4/2024	09-2024	94.25
					227 99

Payment Summary

Bank=nhopbbt AND mm/yy=08/2024-09/2024 AND Check Date=08/16/2024-09/19/2024 AND All Checks=Yes AND Include Voids=All Checks

STATE OF THE PERSON			Check	Post	Total Date
Bank	Check#	Vendor	Date	Month	Amount Reconciled
nhopbbt - New HOP Inv - BB&T(Truist)	115	haldon - Donovan Architects, LLC.	9/13/2024	09-2024	9,290.00
					9.290.00

Payment Summary

Bank=capsecdp AND mm/yy=08/2024-09/2024 AND Check Date=08/16/2024-09/19/2024 AND All Checks=Yes AND Include Voids=All Checks

		10-21		Check	Post	Total Date
Bank	Ch	eck#	Vendor	Date	Month	Amount Reconciled
capsecdp - PH Sec Dep Acct	39	232	vha - HOUSING AUTHORITY CITY OF VINELAND	8/22/2024	08-2024	224.62 8/31/2024
						224.62

Payment Summary

Bank=capfsses AND mm/yy=08/2024-09/2024 AND Check Date=08/16/2024-09/19/2024 AND All Checks=Yes AND Include Voids=All Checks

	PER DELL'AND		Check	Post	Total Date
Bank	Check#	Vendor	Date	Month	Amount Reconciled
capfsses - VHA FSS Escrow Acct	220	beldrive - Bells Driving School	9/16/2024	09-2024	395.00
capfsses - VHA FSS Escrow Acct	221	geicoa - GEICO REMITTANCE CENTER	9/16/2024	09-2024	1,695.61
					2.090.61

Payment Summary

Bank=capgenfd AND mm/yy=08/2024-09/2024 AND Check Date=08/16/2024-09/19/2024 AND All Checks=Yes AND Include Voids=All Checks

			Check	Post	Total Date
Bank	Check#	Vendor	Date	Month	Amount Reconcile
capgenfd - Public Housing General Fund	2632	t0000648 - RAMOS	8/16/2024	08-2024	122.72
capgenfd - Public Housing General Fund	2633	t0015845 - MATLACK	8/16/2024	08-2024	197.39
capgenfd - Public Housing General Fund	2634	vmu - Vineland Municipal Utilities	8/27/2024	08-2024	2,503.22
capgenfd - Public Housing General Fund	2635	b0001737 - COLON	8/29/2024	08-2024	89.89
capgenfd - Public Housing General Fund	2636	vha - HOUSING AUTHORITY CITY OF VINELAND	8/29/2024	08-2024	710.11
capgenfd - Public Housing General Fund	2637	vmu - Vineland Municipal Utilities	8/29/2024	08-2024	800.00
capgenfd - Public Housing General Fund	2638	b0002119 - RIVERA	9/9/2024	09-2024	22.00
capgenfd - Public Housing General Fund	2639	t0002284 - PORTALATIN	9/9/2024	09-2024	15.00
capgenfd - Public Housing General Fund	2640	b0002096 - CHURCH-SHAPIRO	9/18/2024	09-2024	90.00
capgenfd - Public Housing General Fund	722873	vmu - Vineland Municipal Utilities	8/23/2024	08-2024	9,603.05
capgenfd - Public Housing General Fund	546468983	4 sigas - South Jersey Gas Company	8/19/2024	08-2024	797.78
capgenfd - Public Housing General Fund	2024243030	01vha - HOUSING AUTHORITY CITY OF VINELAND	8/30/2024	08-2024	1,548.00
capgenfd - Public Housing General Fund	202424303	04 vha - HOUSING AUTHORITY CITY OF VINELAND	8/30/2024	08-2024	12,559.26
					29,058.42

Payment Summary

		Check	Post	Total Date
Check#	Vendor	Date	Month	Amount Reconciled
13368	0invbot - BOTA INVESTMENTS LLC	8/20/2024	08-2024	4,025.00
13369	b0001737 - COLON	8/20/2024	08-2024	0.00
13370	amacap - Amazon Capital Services Inc	8/23/2024	08-2024	319.54
13371	babbit - Babbitt Manufacturing Co, Inc.	8/23/2024	08-2024	356.00
13372	bobaut - BOB'S AUTO SUPPLY, INC	8/23/2024	08-2024	29.00
13373	bolste - Bolster Hardware II LLC	8/23/2024	08-2024	102.13
	13368 13369 13370 13371 13372	13368 Oinvbot - BOTA INVESTMENTS LLC 13369 b0001737 - COLON 13370 amacap - Amazon Capital Services Inc 13371 babbit - Babbitt Manufacturing Co, Inc. 13372 bobaut - BOB'S AUTO SUPPLY, INC	Check# Vendor Date 13368 0invbot - BOTA INVESTMENTS LLC 8/20/2024 13369 b0001737 - COLON 8/20/2024 13370 amacap - Amazon Capital Services Inc 8/23/2024 13371 babbit - Babbitt Manufacturing Co, Inc. 8/23/2024 13372 bobaut - BOB'S AUTO SUPPLY, INC 8/23/2024	Check# Vendor Date Month 13368 0invbot - BOTA INVESTMENTS LLC 8/20/2024 08-2024 13369 b0001737 - COLON 8/20/2024 08-2024 13370 amacap - Amazon Capital Services Inc 8/23/2024 08-2024 13371 babbit - Babbitt Manufacturing Co, Inc. 8/23/2024 08-2024 13372 bobaut - BOB'S AUTO SUPPLY, INC 8/23/2024 08-2024

			Check	Post	Total [Date
Bank	Check#	Vendor	Date	Month	Amount F	Reconciled
cocc - Central Office Cost	13374	ccia - Cumberland Co Improvement Auth	8/23/2024	08-2024	128.97	
cocc - Central Office Cost	13375	eldpes - ELDER PEST CONTROL, INC.	8/23/2024	08-2024	95.00	
cocc - Central Office Cost	13376	highlan - Highland Carpet Outlet Inc.	8/23/2024	08-2024	1,125.00	
cocc - Central Office Cost	13377	hompro - HD SUPPLY formerly Home Depot Pro	8/23/2024	08-2024	404.14	
cocc - Central Office Cost	13378	housin - Housing Forms Inc	8/23/2024	08-2024	279.09	
cocc - Central Office Cost	13379	jccupa - JC'S Custom Painting	8/23/2024	08-2024	2,102.50	
cocc - Central Office Cost	13380	miles - Miles IT Company	8/23/2024	08-2024	129.00	
cocc - Central Office Cost	13381	secgcs - GCSI Security Group	8/23/2024	08-2024	220.00	
cocc - Central Office Cost	13382	sherwi - Sherwin Williams Company	8/23/2024	08-2024	655.89	
cocc - Central Office Cost	13383	sjglas - South Jersey Glass & Door Company	8/23/2024	08-2024	562.00	
cocc - Central Office Cost	13384	vldaut - Vineland Auto Electric Inc	8/23/2024	08-2024	134.54	
cocc - Central Office Cost	13385	yardi - Yardi Systems Inc	8/23/2024	08-2024	47.00	
cocc - Central Office Cost	13386	cwa - Communications Workers of America	8/28/2024	08-2024	236.90	
cocc - Central Office Cost	13387	adcass - Advanced Cabinetry & Storage Systems LLC	9/6/2024	09-2024	2,706.50	
cocc - Central Office Cost	13388	barret - Barretta Plumbing Heating Cooling	9/6/2024	09-2024	785.65	
cocc - Central Office Cost	13389	brownc - Brown & Connery LLP	9/6/2024	09-2024	1,029.00	
cocc - Central Office Cost	13390	canbus - Canon Solutions America Inc	9/6/2024	09-2024	91.25	ž.
cocc - Central Office Cost	13391	carahsoft - Carahsoft Technology Corporation	9/6/2024	09-2024	5,985.69	
cocc - Central Office Cost	13392	centur - Century Water Conditioning & Purification I	n 9/6/2024	09-2024	142.00	
cocc - Central Office Cost	13393	coloni - Colonial Electrical Supply	9/6/2024	09-2024	92.40	
cocc - Central Office Cost	13394	combus - COMCAST	9/6/2024	09-2024	295.69	
cocc - Central Office Cost	13395	ekrise - KRISE ELECTRICAL CONTRACTOR LLC	9/6/2024	09-2024	188.00	
cocc - Central Office Cost	13396	eldpes - ELDER PEST CONTROL, INC.	9/6/2024	09-2024	643.00	
cocc - Central Office Cost	13397	fazzalori - VILLA FAZZALORI	9/6/2024	09-2024	200.00	
cocc - Central Office Cost	13398	fedex - Federal Express	9/6/2024	09-2024	34.08	
cocc - Central Office Cost	13399	gannet - GANNETT NEW YORK/NEW JERSEY LOCAL	I(9/6/2024	09-2024	250.00	
cocc - Central Office Cost	13400	herald - Cape May County Herald Newspaper	9/6/2024	09-2024	183.00	
cocc - Central Office Cost	13401	highlan - Highland Carpet Outlet Inc.	9/6/2024	09-2024	1,125.00	
cocc - Central Office Cost	13402	homest - HP Homestead Plumbing and Heating Inc	9/6/2024	09-2024	350.00	
cocc - Central Office Cost	13403	hompro - HD SUPPLY formerly Home Depot Pro	9/6/2024	09-2024	878.78	
cocc - Central Office Cost	13404	jccupa - JC'S Custom Painting	9/6/2024	09-2024	4,727.50	
cocc - Central Office Cost	13405	joskel - JOSEPH KELLY	9/6/2024	09-2024	60.00	
cocc - Central Office Cost	13406	mason - W B Mason Co Inc	9/6/2024	09-2024	160.29	
cocc - Central Office Cost	13407	maxcom - Max Communications Inc	9/6/2024	09-2024	864.20	
cocc - Central Office Cost	13408	miles - Miles IT Company	9/6/2024	09-2024	9,367.01	
cocc - Central Office Cost	13409	pbrese - Reserve Account	9/6/2024	09-2024	2,000.00	
cocc - Central Office Cost	13410	siglas - South Jersey Glass & Door Company	9/6/2024	09-2024	33.40	
cocc - Central Office Cost	13411	smigre - GREG SMITH TREE SERVICE LLC	9/6/2024	09-2024	1,950.00	
cocc - Central Office Cost	13412	veriwi - Verizon Wireless	9/6/2024	09-2024	1,122.45	
cocc - Central Office Cost	13413	vldcourt - Vineland City Municipal Court	9/6/2024	09-2024	266.00	
cocc - Central Office Cost	13414	aprsup - APR SUPPLY CO	9/13/2024	09-2024	122.84	
cocc - Central Office Cost	13415	blocklsi - TELESYSTEM	9/13/2024	09-2024	2,040.36	
cocc - Central Office Cost	13416	bolste - Bolster Hardware II LLC	9/13/2024		21.58	
cocc - Central Office Cost	13417	callexp - Call Experts New Jersey	9/13/2024		370.85	
cocc - Central Office Cost	13418	ccia - Cumberland Co Improvement Auth	9/13/2024		53.04	
cocc - Central Office Cost	13419	genelec - Gen X Electrical Contractors LLC	9/13/2024		125.00	
cocc - Central Office Cost	13420	iccupa - JC'S Custom Painting	9/13/2024		690.00	
	13421	joskel - JOSEPH KELLY	9/13/2024		60.00	99
cocc - Central Office Cost		miles - Miles IT Company	9/13/2024		6,698.00	
cocc - Central Office Cost	13422		9/13/2024		72.65	
cocc - Central Office Cost	13423	riggin - Riggins Inc				
cocc - Central Office Cost	13424	haldon - Donovan Architects, LLC.	9/13/2024	09-2024	1,661.00	

Bank=sec8hap AND mm/yy=08/2024-09/2024 AND Check Date=08/16/2024-09/19/2024 AND All Checks=Yes AND Include Voids=All Checks

			Check	Post	Total Date
Bank	Check#	Vendor	Date	Month	Amount Reconciled
cocc - Central Office Cost	13425	aprsup - APR SUPPLY CO	9/19/2024	09-2024	27.16
cocc - Central Office Cost	13426	avena - Linda M Avena CPA	9/19/2024	09-2024	7,083.34
cocc - Central Office Cost	13427	babbit - Babbitt Manufacturing Co, Inc.	9/19/2024	09-2024	390.00
occ - Central Office Cost	13428	barret - Barretta Plumbing Heating Cooling	9/19/2024	09-2024	238.00
occ - Central Office Cost	13429	bobaut - BOB'S AUTO SUPPLY, INC	9/19/2024	09-2024	4,638.52
occ - Central Office Cost	13430	bolste - Bolster Hardware II LLC	9/19/2024	09-2024	131.08
occ - Central Office Cost	13431	brooke - The Brooke Group LLC	9/19/2024	09-2024	19,115.50
occ - Central Office Cost	. 13432	brownc - Brown & Connery LLP	9/19/2024	09-2024	945.00
occ - Central Office Cost	13433	canbus - Canon Solutions America Inc	9/19/2024	09-2024	178.72
occ - Central Office Cost	13434	ccia - Cumberland Co Improvement Auth	9/19/2024	09-2024	3,520.47
occ - Central Office Cost	13435	cdwgov - CDW Government Inc	9/19/2024	09-2024	1,695.28
occ - Central Office Cost	13436	chute - Chute Master Services Inc	9/19/2024	09-2024	1,865.00
occ - Central Office Cost	13437	cintas - Cintas Corporation #100	9/19/2024	09-2024	743.92
occ - Central Office Cost	13438	coloni - Colonial Electrical Supply	9/19/2024	09-2024	387.75
occ - Central Office Cost	13439	combus - COMCAST	9/19/2024	09-2024	372.89
occ - Central Office Cost	13440	copet - Wendy Hughes	9/19/2024	09-2024	184.50
occ - Central Office Cost	13441	eldpes - ELDER PEST CONTROL, INC.	9/19/2024	09-2024	5,353.00
occ - Central Office Cost	13442	gannet - GANNETT NEW YORK/NEW JERSEY LOCAL	I(9/19/2024	09-2024	515.25
occ - Central Office Cost	13443	getrai - G & E Trailer Sales LLC	9/19/2024	09-2024	309.00
occ - Central Office Cost	13444	hdsupp - HD Supply Facilities Maintenance LTD	9/19/2024	09-2024	1,838.67
occ - Central Office Cost	13445	hill - Ronald Hill	9/19/2024	09-2024	1,360.00
occ - Central Office Cost	13446	homest - HP Homestead Plumbing and Heating Inc	9/19/2024	09-2024	532.35
occ - Central Office Cost	13447	hompro - HD SUPPLY formerly Home Depot Pro	9/19/2024	09-2024	3,739.05
occ - Central Office Cost	13448	jccupa - JC'S Custom Painting	9/19/2024	09-2024	1,562.50
occ - Central Office Cost	13449	mason - W B Mason Co Inc	9/19/2024	09-2024	48.95
occ - Central Office Cost	13450	miles - Miles IT Company	9/19/2024	09-2024	13,653.01
occ - Central Office Cost	13451	nanmck - Nan McKay and Associates Inc	9/19/2024	09-2024	239.00
occ - Central Office Cost	13452	natten - National Tenant Network	9/19/2024	09-2024	909.00
occ - Central Office Cost	13453	pbrese - Reserve Account	9/19/2024	09-2024	2,000.00
occ - Central Office Cost	13454	pcrich - P C Richard and Son Builders Div	9/19/2024	09-2024	1,957.00
occ - Central Office Cost	13455	presso - Press of Atlantic City	9/19/2024	09-2024	445.50
occ - Central Office Cost	13456	robrob - Robinson & Robinson LLC	9/19/2024	09-2024	4,791.00
occ - Central Office Cost	13457	rpmlan - RPM Landscape Contractor LLC	9/19/2024	09-2024	1,999.00
cocc - Central Office Cost	13458	sherwi - Sherwin Williams Company	9/19/2024	09-2024	2,683.75
occ - Central Office Cost	13459	shred - STERICYCLE, INC.	9/19/2024	09-2024	74.79
occ - Central Office Cost	13460	sjglas - South Jersey Glass & Door Company	9/19/2024	09-2024	1,444.15
occ - Central Office Cost	13461	staady - Staples, Inc.	9/19/2024	09-2024	1,085.11
occ - Central Office Cost	13462	vann - Vann Dodge Chrysler LLC	9/19/2024	09-2024	127.40
occ - Central Office Cost	13463	vercon - Verizon Connect Fleet USA LLC	9/19/2024	09-2024	414.85
occ - Central Office Cost	82324	paychex - Paychex of New York LLC	8/23/2024	08-2024	420.34
occ - Central Office Cost	712164	vmu - Vineland Municipal Utilities	8/28/2024	08-2024	3,468.97
occ - Central Office Cost	1384629	· ·	8/26/2024	08-2024	2,035.00
occ - Central Office Cost	1387196		9/9/2024	09-2024	2,035.00
		aflac - AFLAC	8/26/2024	08-2024	156.00
cocc - Central Office Cost		paychex - Paychex of New York LLC	9/6/2024	09-2024	420.34
cocc - Central Office Cost		• •	9/5/2024	09-2024	16,137.72
cocc - Central Office Cost		3 pers - Public Employees Retirement System		08-2024	101.69
cocc - Central Office Cost		12 sigas - South Jersey Gas Company	8/19/2024	08-2024	7,917.00
cocc - Central Office Cost	202424303	08 vha - HOUSING AUTHORITY CITY OF VINELAND	8/30/2024	00-2024	7,317.00

183,254.05

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

RESOLUTION #2024-41 Resolution Awarding Management Fee Accountant Services Contract

WHEREAS, the Housing Authority of the City of Vineland is required to have a professional certified public accountant to act as its Management Fee Accountant; and

WHEREAS, the Housing Authority of the City of Vineland has solicited Requests for Proposals for Management Fee Accountant services; and

WHEREAS, the Contract Committee was notified that one proposal was submitted; and

WHEREAS, the Contract Committee has reviewed the one proposal submitted; and,

WHEREAS, the Contract Committee agreed to recommend to its Board of Commissioners a one-year contract to <u>Linda M. Avena, CPA, PA</u>, to provide the Housing Authority of the City of Vineland with its Management Fee Accountant services for its fiscal year commencing October 1, 2024 through September 30, 2025 for a cost of \$87,550.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby authorizes its executive director or his designee to prepare and execute the Management Fee Accountant contract to <u>Linda M. Avena, CPA, PA</u>, for the term indicated above.

ADOPTED: September 19, 2024

MOVED/SECONDED:

Resolution moved by Commissioner

Resolution seconded by Commissioner

VOTE:

Commissioner	Yes	No	Abstain	Absent
Chris Chapman				
Daniel Peretti				
Brian Asselta				
Albert Porter				
Iris Acosta-Jimenez				
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

BY: Chris (Philo) Chapman, Vice Chairman

ATTESTATION:

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on September 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By:

acqueline S. Jones, Executive Director

Secretary/Treasurer

CERTIFICATION

Funding is available for:

FEE ACCOUNTANT SERVICES CONTRACT

from the Operating Budget. The line item to be charged for the above expenditure is Account # 4170-00-000.

Wendy Hughes Certifying Financial Officer

Date

Comparison of Accounting Firms Submitting RFP 2024-2025

					Ver	ndor Nar	ne			
Evaluation Factors	Possible Points	AVENA ACCOUNTANTS					×			
Overall accounting approach and methodology	20						\	5		
Demonstrated experience and competence in the accounting of government agencies	20					ed.				
Proposer's accounting experience with Housing Authorities; Budgeting; Tenant Accounting; Project Based Accounting; Federal & State Housing Regulations and Statutes	30			ther REP	's recel					
Specialized experience of key personnel in Housing Authority programs	20		Noo	,						
 Firm's Equal Opportunity Policy. Each proposer must ensure that all employees and applicants for employment are not discriminated against because of race, color, religion, sex, or national origin 	10					A				
Cost Breakdown									r	10 50
Monthly Rate		\$ 7,150.00								
Attendance at Board Meeting		\$ 145.83								

THE HOUSING AUTHORITY OF THE CITY OF VINELAND
UNIT PRICING - VENDOR MUST FILL IN ALL FIELDS - DO NOT ALTER FORM
ACCOUNTING SERVICES
LINET PRICING TABLE PAGE 1 0F 1

	UNIT PRICING TABLE PAGE 1 0F 1			
CODE	CODE DESCRIPTION		MONTHS	TOTAL PRICE
ACCT-MONTHLY	Provide price per manth	\$7,150	12	\$85,800
ACCT-BOARD	Provide price to complete monthly report and present report at monthly Board of Commissioners Meeting.	\$145.83	12	\$ 1.750
ESTIMATED QUA	INTITIES LISTED ARE FOR CALCULATION PURPOSES ONLY.			1
THE HOUSING A	UTHORITY RESERVES THE RIGHT TO ADJUST THESE QUANTITIES AS NEEDED.			↓
:4:		Total Price of all rows \$	87,	550

The bid price is to contain all direct and indirect costs, including out- Linda M Avena, CPA, PA Firm Name	1 1 Tours 1 1 Tours 1 1 Tours 1 1 Tours 1 Tour	
2581 E Chestnut Ave., Suite Street, Town, State, Zip Code		
856-696-8000	856-794-12	95
Tolephone	Fax	Sworn to and subsectived before me
Signature of proposer if the properser is an individual Signature of partner if proposer is a partnership	8	day of 30 20 02/
Linda M Cavallo	President	(SEAL)
Signature of officer if the proposer is a corporation	Tille	
		PATRICIA J PEARSON NOTARY PUBLIC STATE OF NEW JERSEY ID # 2207910
		MY COMMISSION EXPIRES DEC. 03, 2027

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

RESOLUTION #2024-42

Resolution Awarding Professional Auditing Services Contract

WHEREAS, the Housing Authority of the City of Vineland is required to have professional auditing services performed annually; and

WHEREAS, the Housing Authority of the City of Vineland has solicited Requests for Proposals for auditing services for the fiscal year ending September 30, 2024; and

WHEREAS, one proposal for Auditing Services were submitted; and

WHEREAS, the Contract Committee has reviewed the one proposal submitted; and,

WHEREAS, the Contract Committee agreed to recommend to the Board of Commissioners contract to <u>Bowman & Company LLP</u> for the Authority's auditing services contract at a cost not to exceed \$66,500 for the fiscal year ending September 30, 2024; and

WHEREAS, said audit report shall be completed no later than June 30, 2025.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby authorizes its executive director or his designee to award the Auditing Services Contract to <u>Bowman & Company LLP</u> for the fiscal year ending September 30, 2024.

ADOPTED: September 19, 2024

MOVED/SECONDED:

Resolution moved by Commissioner

Resolution seconded by Commissioner

VOTE:

Commissioner	Yes	No	Abstain	Absent
Chris Chapman				
Daniel Peretti				
Brian Asselta				
Albert Porter				
Iris Acosta-Jimenez				
Mario Ruiz-Mesa – Chairman				1

VINELAND HOUSING AUTHORITY

BY/Chris (Philo) Chapman, Vice Chairman

ATTESTATION:

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on September 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By:

Jacqueline S. Jones, Executive Directo

Secretary/Treasurer

Funding is available for:

AUDITING SERVICES CONTRACT

from the Operating Budget. The line item to be charged for the above expenditure is Account # $\frac{4171-00-000}{0}$.

Mendy Hughes
Wendy Hughes
Certifying Financial Officer

Date

Comparison of Auditing Firms Submitting RFP 2024-2025

Γ			Vend	or Name		
	Possible Points	BOWMAN & COMPANY				
Evaluation Factors	Pos	BO				
Overall audit approach and methodology	10				12	
Demonstrated experience and competence in the audit of government agencies manner.	15					
Proposer's professional experience with the "Single Audit Act" or in audits of the United States Department of Housing and Urban Development (HUD) or similar governmental audits	20			. "		
Capability and capacity to accomplish work within the required time period	10			A		
Geographic location of the firm relative to the proximity to the Housing Authority	5		201	eceived		
Specialized experience of key personnel in Housing Authority programs	20	Noc	ther REP'S, "			
7. Firm's Equal Opportunity Policy. Each proposer must ensure that all employees and applicants for employment are not discriminated against because of race, color, religion, sex, or national origin	10					, A
8. Fee structure as shown on the unit pricing document in the RFP.	10			9		
Total Average Score	100	0.00				

Cost Breakdown			
Cost of Complete Audit	\$ 63,000.00		
Cosy of Qualified Report (if needed)	\$ 3,500,00	A	

TOTAL PRICE

UNIT PRICING - VENDOR MUST FILL IN ALL FIELDS - DO NOT ALTER FOR IA

AUDITING SERVICES

UNIT PRICING TABLE PAGE 1 0F 1

DESCRIPTION

\$ 63,000 AUDIT-COST \$ 3,500 Provide price to prepare and supply a Qualified Audit Report as defined in the scope above AUDIT-QUAL ESTIMATED QUANTITIES LISTED ARE FOR CALCULATION PURPOSES ONLY. THE HOUSING AUTHORITY RESERVES THE RIGHT TO ADJUST THESE QUANTITIES AS NEEDED. Total Price of all rows \$ 66,500 Sixty six thousand five hundred dollars TOTAL PRICE IN WRITTEN WORD FORM The bid price is to contain all direct and indirect costs, including out-of-pocket expenses. BOWMAN & COMPANY LLP MICHAEL J. THILKER, CPA, CITP | PARTNER BY: 6 NORTH BROAD STREET, SUITE 201, WOODBURY, NJ, 08096 Street, Town, State, Zip Code 856.845.4128 Telephone 29th Sworn to and subscribed before me 20 24 day of July Notary Public (SEAL) PARTNER Signature of officer if the proposer is a corporation Title

RESOLUTION #2024-43

Resolution Awarding Architectural and Engineering Services Contract

WHEREAS, the Housing Authority of the City of Vineland has solicited Requests for Proposals for Architectural and Engineering Services; and

WHEREAS, two Architectural and Engineering companies submitted proposals; and

WHEREAS, the Contract Committee has reviewed the two proposals submitted; and

WHEREAS, one proposal was non-responsive; and

WHEREAS, the Contract Committee agreed to recommend to the Board of Commissioners a one-year contract to <u>Clark Caton Hintz</u>, <u>PC</u> to provide the Housing Authority of the City of Vineland with its architectural and engineering services for one year commencing October 1, 2024 through September 30, 2025 per the rates attached hereunto.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby authorizes its executive director or his designee to prepare and execute the Architectural and Engineering Services contract to <u>Clark Caton Hintz, PC</u> for the term indicated above.

ADOPTED: September 19, 2024

MOVED/SECONDED:

Resolution moved by Commissioner

Resolution seconded by Commissioner

VOTE:

Commissioner	Yes	No	Abstain	Absent
Chris Chapman	2			
Daniel Peretti				
Brian Asselta	_ V			
Albert Porter				
Iris Acosta-Jimenez				
Mario Ruiz-Mesa – Chairman				1

VINELAND HOUSING AUTHORITY

BY: Chris (Philo) Chapman, Vice Chairman

ATTESTATION:

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on September 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By:

queling S. Jones, Executive Director

Secretary/Treasurer

Funding is available for:

ARCHITECTURAL & ENGINEERING SERVICES CONTRACT

from the Operating Budget. The line item to be charged for the above expenditure is Account # 4430-21-000.

Wendy Hughes
Certifying Financial Officer

Comparison of A&E Firms Submitting RFP 2024-2025

1				Vendor Na	me			
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3							8	
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	Po	Arc	alou					
		van	Ü		9			
Santa Parters	Possible Points	Donovan Architects	Clarke Caton Hintz PC					
Evaluation Factors 1. A/E Firm Qualifications/ Executive Summary	-	Δ	0					
The experience and qualifications of the A/E firm								
evidenced by resumes of the key members of the firm.	20		1				1 11	
The degree to which members of the firm have successfully worked together on similar projects will be	20							
given consideration.								
Previous experience working with the VHA						-		
The degree to which the references are relevant to the proposal and the degree to which reference checks								
provide affirmation of the Respondent's ability to develop	5							
and manage a project in a timely and professional				12				l
manner.								
3. LEED Experience and/or Certification	5					+		
4. Demonstrates expertise in affordable housing design	45					1		
and development in accordance with federal housing and	15							
low-income housing tax credit standards 5. Organizational Capacity to Complete Services in Timely						-		
Manner: Indicate the availability of the key members to	4.0	<u>w</u>						
complete the scope of work in a timely and efficient	10					1		
manner.		ON-RESPONSIVE			-	-		
6. Housing Experience Demonstrated success in assembling A/E design		(a)					1	
packages for public housing.		元			-			
Demonstrates the ability to meet project construction target; and any additional construction costs caused by	20	<u> </u>					1	
design deficiencies	20	Z	2			1		
Demonstrated successful experience completing similar projects (design and construction administration).							1	
7 Previous HUD Sponsored/Public Housing Projects								
SF-330 - Provide completed standard form 330.	15		5			1	1	
Form HUD-2530 – Provide completed Previous Participation Certificate	'						1	
8. Cost of Services								
What control techniques are planned?	10						1	
Who will be responsible for control Total Average Score	100	0.00	0.00	0.00	0.00			
Cost Breakdown	1	0.00						*
		1	T ₆ 000.00					
Principle Architect per hou			\$ 230.00					
Staff Architect per hou			\$ 125.00					
Clerical per hou	-		\$ 100.00		_		-	+
Draftsperson\CAD per hou	r		\$ 100.00			-	-	-
Project Manager per hou	r		\$ 155.00					
Civil Engineer per hou			\$ 250.00					
Electrical Engineer per hou	r	-	\$ 295.00		+	+	+	
	r	1	\$ 295.00	s I		1	1	11

UNIT PRICING - VENDOR MUST FILL IN ALL FIELDS - DO NOTALTER FORM
Architectural & Engineering Services
UNIT PRICING TABLE PAGE 1 0F 2

CODE	DESCRIPTION	BILLING RATE PER HOUR	ESTIMATED HOURS	TOTAL PRICE
AE-PRIN	Provide price per hour for Principle\Senior Architect	\$230	40	\$9,200
AE-ARCH	Provide price per hour for staff Architect	\$125	20	\$2,500
AE-CLERICAL	Provide price per hour for clerical work.	\$100	10	\$1,000
AE-CAD	Provide price per hour for Draftsperson\CAD operator	\$100	20	- \$1,000
AE-PJCTMGR	Provide price per hour for a project manager.	\$155	20	\$3,100
	Provide price per hour for civil engineering work. Principle Rate. Vendor must identify the firm being used as required in RFP.	\$250	5	\$1,250

CONTINUED ON PAGE 2

THE HOUSING AUTHORITY OF THE CITY OF VINELAND
UNIT PRICING - VENDOR MUST FILL IN ALL FIELDS - DO NOT ALTER FORM
Architectural & Engineering Services
UNIT PRICING TABLE PAGE 2 0F 2

	Provide price per hour	for electrical e	engineer. Principle Rate. Vendor	must identify the firm	\$295	5	\$1,475
	being used as required Provide price per hour firm being used as req	for mechanica	al engineer. Principle Rate. Vend	or must identify the	\$295	5	\$1,475
AE-ENG-MECH	ANTITIES LISTED ARE FOR	CALCULATION PL	IRPOSES ONLY.				
HE HOUSING A	UTHORITY RESERVES THE	RIGHT TO ADJUS	T THESE QUANTITIES AS NEEDED.				. ↓
	ä			Total Pri	ce of all rows	\$ 21,000	0.00
	B.,						
	Twe	nty-One Tho	usand Dollars				
		TOTAL PRICE	IN WRITTEN WORD FORM			€	
			· *				
The bid price is to	contain all direct and indirect	costs, including or	ut-of-pocket expenses	2			
	eton Hintz, PC	BY:	George M. Hibbs, AIA		=		
Firm Name							
100 Barra	ack Street, Trenton, I	A1 08608			<u>-</u>		
	Street, Town, State, Zip Code						
609-883- Telephone	-8383	×	609-883-4044 Fax	Sworn to and subscribed		Non	L Moor
	Trick and lead in the	id ral		before me		1 30	20 24
Signature of prop	poser if the proposer is an indi-	viduai	ğ.	Sl	Mon O	27	Voore
Signature of parti	mer if proposers a partnership	,	e e		(SEAL		
Signature of office	cer if the proposer is a corpora	tion	Principal Title		Notary Publ My Coi	ic, State	MOORE of New Jer on Expires 2029
	-		r r		aren.	M L. A	Transaction of the same of the



RESOLUTION #2024-44

Resolution Awarding Legal Services Contract – General Counsel

WHEREAS, the Housing Authority of the City of Vineland is required to have licensed legal representation to act as its solicitor; and

WHEREAS, the Housing Authority of the City of Vineland has solicited Requests for Proposals for Legal Services - General Counsel; and

WHEREAS, one proposal for Legal Services – General Counsel was submitted; and

WHEREAS, the Contract Committee has reviewed the one proposal submitted; and,

WHEREAS, the Contract Committee agreed to recommend to the Board of Commissioners a one-year contract to Brown & Connery, LLP to provide the Housing Authority of the City of Vineland with its general counsel legal services for its fiscal year commencing October 1, 2024 through September 30, 2025 for a yearly retainer of \$37,955 and per the rates attached hereunto.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby authorizes its executive director or his designee to prepare and execute the Legal Services -General Counsel Contract to Brown & Connery, LLP for the term indicated above.

ADOPTED: December 19, 2024

MOVED/SECONDED:

Resolution moved by Commissioner Porter
Resolution seconded by Commissioner Chapman

VOTE:

Commissioner	Yes	No	Abstain	Absent
Chris Chapman				
Daniel Peretti				1
Brian Asselta				
Albert Porter				
Iris Acosta-Jimenez				
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

Mario Ruizhesa 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 December 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By:

Secretary/Treasurer

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	unu	III IU	13	avai	ıav	ı	IUI
-							

LEGAL SERVICES CONTRACT

from the Operating Budget. The line item to be charged for the above expenditure is Account # $\frac{4130-04-000}{0}$.

Wendy Hughes Certifying Financial Officer

Comparison of Legal Firms Submitting RFP 2024-2025 GENERAL COUNSEL

	GENERAL COUNSEL Vendor Name							
Γ								
Evaluation Factors	Possible Points	BROWN AND CONNERY LLP						
Evaluation Factors		<u> </u>						
	20							
General Legal Experience Legal experience with Landlord/Tenant; Fair Housing; Contract; Litigation; Collection; Labor/Management Negotiations; Grievance Proceedings; Housing Issues; Administrative Law; Real Estate Acquisition;	20							
Experience representing a NJ Public Housing Authority; Knowledge & Experience with Federal & State Regulations and Statutes	20		ner RFP's re	ceived.				
Specialized experience of key personnel in Housing Authority programs	20		OK REP. S.					
 Firm's Equal Opportunity Policy. Each proposer must ensure that all employees and applicants for employment are not discriminated against because of race, color, religion, sex, or national origin 	10	No oth).*)	
Fee structure as shown in the RFP unit pricing document.	10	=						
Total		0.00		J				
Cost Breakdown		T			1	1	r	
Legal Counsel cost per huor		\$ 215.00						
Paralegal cost per hour		\$ 105.00						
Monthly Retainer Fee		\$ 215.00						
Cost to file for non-payment of rent		\$ 215.00						
Cost to appear for non-payment of rent case		\$ 215.00						

THE HOUSING AUTHORITY OF THE CITY OF VINELAND UNIT PRICING - VENDOR MUST FILL IN ALL FIELDS - DO NOT ALTER FORM LEGAL SERVICES UNIT PRICING TABLE PAGE 1 0F 1

CODE	DESCRIPTION	BILLING RATE PER HOUR	ESTIMATED HOURS	TOTAL PRICE
	Provide price per hour for General Counsel as defined in the scope above.	\$215.00	60	\$12,900.00
LEGAL-CNSL LEGAL-PARA	Provide price per hour for defined in the scope above.	\$105.00	40	\$ 4,200,00
LEGAL-RETAIN	Provide a price for monthly retainer fee as defined in the scope above.	\$215.00	12	\$ 2,580.00
LEGAL-FILING	Provide a price to file legal action for non-payment of rent as defined in the scope above, (residents - Public Housing, Section 8, Affordable Housing, Low Income Tax Credit)	\$215.00	75	\$16,125.00
LEGAL-APPEAR	Devide a price to account to represent VHA in non-payment of rent case as defined in the scope above.	\$215.00	10	\$ 2,150.00

ESTIMATED QUANTITIES LISTED ARE FOR CALCULATION PURPOSES ONLY.

THE HOUSING AUTHORITY RESERVES THE RIGHT TO ADJUST THESE QUANTITIES AS NEEDED.

Total Price of all rows \$ 37,955.00

Thirty Seven Thousand, Nine Hundred and Fifty Five Dollars and Zero Cents TOTAL PRICE IN WRITTEN WORD FORM

Brown & Connery, LLP BY	William F. Cook	
360 North Haddon Avenue, Westmon	t N.I 08108	
	Fown, State, Zip Gode	
(856) 854-8900	(856) 858-4967	
Telephone	Fax	Swom to and subscribed before me on this 29th
Signature of proposer if the proposer is an individual	₹	day of July 20 24
11 1760	1	any an Causlano
Signature of partner if proposer is a partnership	•	(I)
	Partner	(SEAL)
Signature of officer if the proposer is a corporation	Title	AMY J. McCAUSLAND NOTARY PUBLIC OF NEW JERSEY MY COMMISSION EXPIRES MAY 15, 2026

RESOLUTION #2024-45

Resolution Awarding Special Legal Services Contract - Labor Relations Counsel

WHEREAS, the Housing Authority of the City of Vineland is required to have licensed legal representation to act as its special legal solicitor; and

WHEREAS, the Housing Authority of the City of Vineland has solicited Requests for Proposals for Special Legal Services - Labor Relations Counsel, and

WHEREAS, one proposal for Special Legal Services - Labor Relations Counsel was submitted; and

WHEREAS, the Contract Committee has reviewed the one proposal submitted; and,

WHEREAS, the Contract Committee agreed to recommend to the Board of Commissioners a one-year contract to Brown & Connery, LLP to provide the Housing Authority of the City of Vineland with its special legal services for its fiscal year commencing October 1, 2024 through September 30, 2025 for a yearly retainer of \$30,000 as per the rates attached hereunto.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby authorizes its executive director or his designee to prepare and execute the Special Legal Services - Labor Relations Counsel Contract to Brown & Connery, LLP for the term indicated above.

ADOPTED: December 19, 2024

Commissioner	Yes	No	Abstain	Absent
Chris Chapman				
Daniel Peretti	•			V
Brian Asselta				
Albert Porter	1			
Iris Acosta-Jimenez	III.			•
Mario Ruiz-Mesa – Chairman		U		

VINELAND HOUSING AUTHORITY

ATTESTATION:

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on December 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

Jacqueline S Jones, Executive Director

Funding is available for:

LEGAL SERVICES CONTRACT – LABOR RELATIONS COUNSEL

from the Operating Budget. The line item to be charged for the above expenditure is Account # $\frac{4130-04-000}{0}$.

Wendy Hughes
Wendy Hughes
Certifying Financial Officer

Date

Comparison of Special Legal Firms Submitting RFP 2024-2025

		LABOR F	RELATIONS	COUNSEL			
Γ					dor Name		
-	Possible Points	Brown and Connery					
Evaluation Factors	Possi	Brown	-				
. General Legal Experience	20		¥.				
Legal experience Legal experience with employment law; Contract; Litigation; Labor/Management Negotiations; Grievance Proceedings; Workers Compensation law; Administrative Law	20					100	
Experience representing a NJ Public Housing Authority; Knowledge & Experience with Federal & State Regulations and Statutes	20		other RF	receil	led.		
Specialized experience of key personnel in Housing Authority programs	20		RE				
 Firm's Equal Opportunity Policy. Each proposer must ensure that all employees and applicants for employment are not discriminated against because of race, color, religion, sex, or national origin 	10	No	othe			.2	
6. Fee structure as shown in the RFP unit pricing document.	10						
Total Average Score	100	0.00	0.00				

Cost Breakdown			 	 	
Legal Counsel cost per hour	s	215,00			
Paralegal cost per hour	s	105.00			

THE HOUSING AUTHORITY OF THE CITY OF VINELAND
UNIT PRICING - VENDOR MUST FILL IN ALL FIELDS - DO NOT ALTER FORM
SPECIAL LEGAL SERVICES - LABOR RELATIONS COUNSEL
UNIT PRICING TABLE PAGE 1 0F 1

CODE	DESCRIPTION	BILLING RATE PER HOUR	ESTIMATED HOURS	TOTAL PRICE
EGAL-CNSL	Provide price per hour for General Counsel as defined in the scope above.	\$215.00	120	\$25,800.00
EGAL-PARA	Provide price per hour for a Paralegal as defined in the scope above.	\$105.00	40	\$ 4,200.00
STIMATED QU HE HOUSING	JANTITIES LISTED ARE FOR CALCULATION PURPOSES ONLY. AUTHORITY RESERVES THE RIGHT TO ADJUST THESE QUANTITIES AS NEEDED.	Total Price of all rows	Total Price of all rows \$ 30,00	
	Thirty Thousand Dollars and Zero Cents			
	TOTAL PRICE IN WRITTEN WORD FORM			
Brown & (to contain all direct and Indirect costs, including out-of-pocket expenses. Connery, LLP BY: William F. Cook Firm Name			
Brown & (Connery, LLP BY: William F. Cook Haddon Avenue, Westmont, NJ 08108 Street, Town, State, Zlp Code (856) 858-4967			
Brown & (360 North (856) 854-	Connery, LLP BY: William F. Cook Firm Name Haddon Avenue, Westmont, NJ 08108 Street, Town, State, Zlp Code	Swom to and subscribe before me on the day of the contract of	2016	20 24
Brown & (360 North (856) 854-	Connery, LLP BY: William F. Cook Haddon Avenue, Westmont, NJ 08108 Street, Town, State, Zlp Code -8900 (856) 858-4967 Telephone Fax	before me on the	s 29th	,20 24 olano

RESOLUTION #2024-46

Resolution Awarding Consulting Services Contract

WHEREAS, the Housing Authority of the City of Vineland has solicited Requests for Proposals for Consulting Services; and

WHEREAS, one Consulting Services company submitted a proposal; and

WHEREAS, the Contract Committee has reviewed the one proposal submitted; and,

WHEREAS, the Contract Committee agreed to recommend to the Board of Commissioners a one-year contract to <u>The Brooke Group LLC</u> to provide the Housing Authority of the City of Vineland with its consulting services for one year commencing October 1, 2024 through September 30, 2025 per the rates attached hereunto.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby authorizes its executive director or his designee to prepare and execute the Consulting Services contract to <u>The Brooke Group LLC</u> for the term indicated above.

ADOPTED: September 19, 2024

MOVED/SECONDED:

Resolution moved by Commissioner Porter

Resolution seconded by Commissioner

VOTE:

Commissioner	Yes	No	Abstain	Absent
Chris Chapman				
Daniel Peretti				1
Brian Asselta				
Albert Porter				
Iris Acosta-Jimenez	V			
Mario Ruiz-Mesa – Chairman				

VINELAND HOUSING AUTHORITY

BY: Chris (Philo) Chapman, Vice Chairman

ATTESTATION:

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on September 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

Ву

queline S. Jones, Executive Dir

Secretary/Treasure

Funding is available for:

CONSULTANT SERVICES CONTRACT

from the Operating Budget. The line item to be charged for the above expenditure is Account # $\underline{4182-00-000}$.

Wendy Hughes
Certifying Financial Officer

Date

Comparison of Consulting Firms Submitting RFP 2024-2025

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	4		٧.					Ŕ	÷		
Evaluation Factors	Possible Points	The Brooke Group	î					-			
Capabilities of the Team or Firm:	50			/15	eceived			+		aV.	(4)
2. Knowledge and Skills of the Individuals to be Assigned:	25		the	REP							
Proposed Terms: cost for services	25	0	10 00							Ξ	¥
Total	100			ı.							
Cost Breakdown				T		1 2	1		1	т	
Principle Assoiate cost per hour		\$ 147.00									
Clerical cost per hour	77	\$ 75.00									
Legal Consulting cost per hour											
Financial Case Worker cost per hour		\$ 110.00									2.
Residential Case Worker cost per hour		\$ 147.00									
Project Manager cost per hour		\$ 147.00		1							

THE HOUSING AUTHORITY OF THE CITY OF VINELAND UNIT PRICING - VENDOR MUST FILL IN ALL FIELDS - DO NOT ALTER FORM CONSULTING SERVICES

	UNIT PRICING TABLE PAGE 1 0F 1		ESTIMATED	TOTAL PRICE
CODE	DESCRIPTION	BILLING RATE PER HOUR	HOURS	100000000000000000000000000000000000000
	Provide price per hour for Pinciple\Senior Associates	147	300	344 100
NSLT-HOURS	No record to the same	-2¢	50	250
NSLT-CLERICAL	Provide price per hour for Clarical Work Provide price per hour for Legal Consultation - legal counsel should be familiar with Housing matters (Public Housing,	75	- 30	211
NSLT-LEGAL	Affordable, Redevelopment, Tax Credits, RAD, etc.) [vendor may elect to use their in-house counsel or contracted Counsel]	NA	15	
NSLT-FINANCE	Provide price per hour for financial caseworker	110	100	11,000
NSLT-CSWRK	Provide price per hour for resident casworker	147	200	29,400
NSI T-PR.ITMGF	Provide price per hour for a project manager	147	300	44,100
NOCT TO THE	TI T	at i		,
	INTITIES LISTED ARE FOR CALCULATION PURPOSES ONLY. JITHORITY RESERVES THE RIGHT TO ADJUST THESE QUANTITIES AS NEEDED.			J
ne nousing At	The state of the s		. 121	7 700
	Total Pr	ice of all rows	\$ 15	4,300,0
2-6 4	andred Thurty - 1 wo Thousand Those -	Hund	7. L 1	Lite
ru-i	TOTAL PRICE IN WRITTEN WORD FORM	1 , 0. 0.		0
he bld price is to	contain all direct and indirect costs, including out-of-pocket expenses.			
THE BIDO	Ke Group LCC BY: Holly Ginneth	÷		
Film Name	209 East Egnor Dr. Galloway, NJ 08205 Street, Town, State, Zip Code	-		
	1/ \ 1 \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \		~	
Telephone	Fax	Thelah	Hodra	11
- Olevan Communication	Sworn to and subscribed before me	Pigilar	1 Gary	ici
7/	oser if the properser is an individual day 6)	July		20 21/
Signature of propo	iser if the properser is all intuivious	11111	1	_
- 11	- July	Muc		<u> </u>
Signature of parts	er if proposor is a partnership	Notary Pu	DIIC	
	Business Manager Title	(SEAL)	
Signature of office	er if the proposer is a corporation Title			
		and the same		M
	FUZABE	TH RODRIG	JEZ	
		Chato Of N	AM DELDE	
	Notary Public, My Commission	Expires Ja	an'9, 202	5
	my comme			

RESOLUTION #2024-47

Resolution Extending Painting Services Contract

WHEREAS, the Housing Authority of the City of Vineland recognizes the need to have painting services; and

WHEREAS, the Housing Authority of the City of Vineland previously awarded the bid for Painting Services to JC's Custom Painting; and

WHEREAS, the contract allowed for a renewal option (extension 2 of 2); and

WHEREAS, the Housing Authority of the City of Vineland desires to extend the Painting Services Contract to JC's Custom Painting for an additional period commencing October 1, 2024 through September 30, 2025; and

WHEREAS, it is recommended the Board of Commissioners award a contract extension to JC's Custom Painting to provide the Housing Authority of the City of Vineland with its painting services for the period October 1, 2024 through September 30, 2025 a total proposal price as per estimated quantities in unit pricing table attached hereunto.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby authorizes its executive director or his designee to prepare and execute the Painting Services contract to JC's Custom Painting – 505 Willis Road; Bridgeton, NJ for the term indicated above.

ADOPTED: September 19, 2024

MOVED/SECONDED:

Resolution moved by Commissioner Assetta

Resolution seconded by Commissioner Acosta-Timenez

VOTE:

Commissioner	Yes	No	Abstain	Absent
Chris Chapman	3/)
Daniel Peretti				1
Brian Asselta				
Albert Porter				
Iris Acosta-Jimenez	1			
Mario Ruiz-Mesa – Chairman				1

VINELAND HOUSING AUTHORITY

BY Chris (Philo) Chapman, Vice Chairman

ATTESTATION:

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on September 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

By:

queline S. Jones, Executive Director

Secretary/Treasure

Funding is available for:

PAINTING SERVICES CONTRACT

from the Operating Budget. The line item to be charged for the above expenditure is Account # 4430-05-000.

Nendy Hughes

Certifying Financial Officer

Date

THE HOUSING AUTHORITY OF THE CITY OF VINELAND UNIT PRICING IS FOR LABOR ONLY - CONTRACTOR MUST FILL IN ALL FIELDS APARTMENT PAINTING
UNIT PRICING TABLE PAGE 1 0F 5

	ONIT PRIORIO PAGE I VI V		ESTIMATED	
ITEM	DESCRIPTION	UNIT PRICE	YTITMAUQ	TOTAL PRIC
	PAINTING (UNOCCUPIED APARTMENT)	1 (0-1		21.0
J-APRT-1	Provide price to paint an UNOCCUPIED EFFICIENCY apartment	620	5	3/00
J-APRT-2	Provide price to paint an UNOCCUPIED ONE BEDROOM apartment	730	5	3650
J-APRT-3	Provide price to paint an UNOCCUPIED TWO BEDROOM apartment	900	4	3600
J-APRT-4	Provide price to paint an UNOCCUPIED THREE BEDROOM apartment	1175	4	4700
J-APRT-5	Provide price to paint an UNOCCUPIED FOUR BEDROOM apartment	1500	4	6000
J-APRT-6	Provide price to paint an UNOCCUPIED FIVE BEDROOM apartment	1750	1	1750
J-APRT-7	Provide price to paint an UNOCCUPIED SIX BEDROOM apartment	2450	11	245€
	PAINTING BY ROOM (UNOCCUPIED APARTMENT)			
J-RM-1	Provide price to paint KITCHEN in UNOCCUPIED apartment	240	1	240
J-RM-2	Provide price to paint BATHROOM in UNOCCUPIED apartment	180	1	180
J-RM-3	Provide price to paint HALF BATHROOM in UNOCCUPIED apartment (no tub)	125	1	125
J-RM-4	Provide price to paint BEDROOM in UNOCCUPIED apartment	250	1_	250
U-RM-5	Provide price to paint HALLWAY in UNOCCUPIED apartment	200	1	200
U-RM-6	Provide price to paint LIVINGROOM in UNOCCUPIED apartment	250	1	250
	SEALING (UNOCCUPIED APARTMENT)	- 45		
U-RM-SL-1	Provide price to seal an UNOCCUPIED EFFICIENCY apartment	320	1	320
U-RM-SL-2	Provide price to seal an UNOCCUPIED ONE BEDROOM apartment	400	1	400
U-RM-SL-3	Provide price to seal an UNOCCUPIED TWO BEDROOM apartment	470	1	470
U-RM-SL-4	Provide price to seal an UNOCCUPIED THREE BEDROOM apartment	600	1	600
U-RM-SL-5	Provide price to seal an UNOCCUPIED FOUR BEDROOM apartment	775	1	175
U-RM-SL-6	Provide price to seal an UNOCCUPIED FIVE BEDROOM apartment	925	1	925
U-RM-SL-7	Provide price to seal an UNOCCUPIED SIX BEDROOM apartment	1300	1	1500
U-RM-SL-8	Provide price to seal KITCHEN in UNOCCUPIED apartment	140	1	140
U-RM-SL-9	Provide price to seal BATHROOM in UNOCCUPIED apartment	100	1	100
U-RM-SL-10	Provide price to seal HALF BATHROOM in an UNOCCUPIED apartment(no tub)	65	1	6.5
U-RM-SL-11	Provide price to seal LIVINGROOM in UNOCCUPIED apartment	140	1	140
U-RM-SL-12	Provide price to seal BEDROOM in UNOCCUPIED apartment	120	1	120
U-RM-SL-13	Provide price to seal HALLWAY in UNOCCUPIED apartment	140	1	140

THE HOUSING AUTHORITY RESERVES THE RIGHT TO ADJUST THESE QUANTITIES AS NEEDED ON A PER APARTMENT BASIS.

UNIT PRICING IS FOR LABOR ONLY - CONTRACTOR MUST FILL IN ALL FIELDS

APARTMENT PAINTING
UNIT PRICING TABLE PAGE 2 OF 5

OCCODIOTION	UNIT PRICE	ESTIMATED QUANTITY	TOTAL PRICE
	25	50	1250
	1,25'	100	125
	The state of the s	50	1000
	130	5	650
		1	125
		≥ 1	420
	80	5	400
MISCELANOUS SEALING (UNOOCUPIED APARTMENT)			
	15		375
	.75'	100	75
	12	25	300
	80	5	400
	80	1	80
	190	1	190
		350	245
FFF	DESCRIPTION MISCELANOUS PAINTING (UNOCCUPIED APARTMENT) Provide price to paint a door in UNOCCUPIED apartment Provide price to paint metal baseboard heat enclosure in UNOCCUPIED apartment (by linear foot) Provide price to paint metal convector cover in UNOCCUPIED apartment Provide price to paint stairs in an UNOCCUPIED apartment Provide price to paint sprinkler piping within UNOCCUPIED apartment (KIDSTON & OLIVIO ONLY) Provide price to paint kitchen cabinets within UNOCCUPIED apartment Provide price to paint exterior metal hand rails at UNOCCUPIED apartment MISCELANOUS SEALING (UNOOCUPIED APARTMENT) Provide price to seal a door in a UNOCCUPIED apartment Provide price to seal metal baseboard heat enclosure in a UNOCCUPIED apartment (by linear foot) Provide price to seal metal convector cover in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal kitchen cabinets in an UNOCCUPIED apartment Provide price to seal kitchen cabinets in an UNOCCUPIED apartment	MISCELANOUS PAINTING (UNOCCUPIED APARTMENT) Provide price to paint a door in UNOCCUPIED apartment Provide price to paint metal baseboard heat enclosure in UNOCCUPIED apartment (by linear foot) 1/25' Provide price to paint stairs in an UNOCCUPIED apartment Provide price to paint stairs in an UNOCCUPIED apartment Provide price to paint stairs in an UNOCCUPIED apartment (KIDSTON & OLIVIO ONLY) 1/25 Provide price to paint kitchen cabinets within UNOCCUPIED apartment Provide price to paint exterior metal hand rails at UNOCCUPIED apartment MISCELANOUS SEALING (UNOOCUPIED APARTMENT) Provide price to seal a door in a UNOCCUPIED apartment Provide price to seal metal baseboard heat enclosure in a UNOCCUPIED apartment (by linear foot) 1/25' Provide price to seal metal convector cover in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment (KIDSTON & OLIVIO ONLY) Provide price to seal kitchen cabinets in an UNOCCUPIED apartment	DESCRIPTION MISCELANOUS PAINTING (UNOCCUPIED APARTMENT) Provide price to paint a door in UNOCCUPIED apartment Provide price to paint metal baseboard heat enclosure in UNOCCUPIED apartment (by linear foot) Provide price to paint stairs in an UNOCCUPIED apartment Provide price to paint stairs in an UNOCCUPIED apartment Provide price to paint strinkler piping within UNOCCUPIED apartment (KIDSTON & OLIVIO ONLY) Provide price to paint exterior metal hand rails at UNOCCUPIED apartment Provide price to seal a door in a UNOCCUPIED apartment MISCELANOUS SEALING (UNOCCUPIED APARTMENT) Provide price to seal a door in a UNOCCUPIED apartment Provide price to seal metal baseboard heat enclosure in a UNOCCUPIED apartment (by linear foot) Provide price to seal metal convector cover in an UNOCCUPIED apartment Provide price to seal metal convector cover in an UNOCCUPIED apartment Provide price to seal stairs in an UNOCCUPIED apartment

ESTIMATED QUANTITIES LISTED ARE FOR CALCULATION PURPOSES ONLY.

THE HOUSING AUTHORITY RESERVES THE RIGHT TO ADJUST THESE QUANTITIES AS NEEDED ON A PER APARTMENT BASIS.

UNIT PRICING IS FOR LABOR ONLY - CONTRACTOR MUST FILL IN ALL FIELDS

APARTMENT PAINTING
UNIT PRICING TABLE PAGE 3 OF 5

			STIMATE	
ITEM	DESCRIPTION	UNIT PRICE	YTITAAUC	TOTAL PRICE
	PAINTING (OCCUPIED APARTMENT)	CEO	25	21150
O-APRT-1	Provide price to paint an OCCUPIED EFFICIENCY apartment	850	25	21,000
O-APRT-2	Provide price of paint an OCCUPIED ONE BEDROOM apartment	950	25	23,750
O-APRT-3	Provide price to paint an OCCUPIED TWO BEDROOM apartment	1200	25	30,000
O-APRT-4	Provide price to paint an OCCUPIED THREE BEDROOM apartment	1525	25	38,125
O-APRT-5	Provide price to paint an OCCUPIED FOUR BEDROOM apartment	1925	10	18,250
O-APRT-6	Provide price to paint an OCCUPIED FIVE BEDROOM apartment	2325	5.	11,625
O-APRT-7	Provide price to paint an OCCUPIED SIX BEDROOM apartment	2800	1	2800
	PAINTING BY ROOM (OCCUPIED APARTMENT)	1000		1200
O-RM-1	Provide price to paint KITCHEN in an OCCUPIED apartment	385	1	285
O-RM-2	Provide price to paint BATHROOM In an OCCUPIED apartment	2,75	1	275
O-RM-3	Provide price to paint HALF BATHROOM in an OCCUPIED apartment (no tub)	160	_1	160
O-RM-4	Provide price to paint LIVING ROOM in an OCCUPIED apartment	400	. 1	400
O-RM-5	Provide price to paint BEDROOM in an OCCUPIED apartment	375	1	372
O-RM-6	Provide price to paint HALLWAY in an occupied apartment	350	1	350
	SEALING BY ROOM (OCCUPIED APARTMENT)	420	1	420
O-RM-SL-1	Provide price to seal an OCCUPIED EFFICIENCY apartment		4	
O-RM-SL-2	Provide price to seal an OCCUPIED ONE BEDROOM apartment	500	4	500
O-RM-SL-3	Provide price to seal an OCCUPIED TWO BEDROOM apartment	620	1	620
O-RM-SL-4	Provide price to seal an OCCUPIED THREE BEDROOM apartment	775		7.75
O-RM-SL-5	Provide price to seal an OCCUPIED FOUR BEDROOM apartment	950	1	950
O-RM-SL-6	Provide price to seal an OCCUPIED FIVE BEDROOM apartment	1225	1_	1225
O-RM-SL-7	Provide price to seal an OCCUPIED SIX BEDROOM apartment	1400	1	1400
O-RM-SL-8	Provide price to seal KITCHEN in an OCCUPIED apartment	225	3	675
O-RM-SL-9	Provide price to seal BATHROOM in an OCCUPIED apartment	160	3	480
O-RM-SL-10	Provide price to seal HALF BATHROOM in an OCCUPIED apartment(no tub)	30	3	240
O-RM-SL-11	Provide price to seal LIVING ROOM in an OCCUPIED apartment	240	3	720
O-RM-SL-12	Provide price to seal BEDROOM in an OCCUPIED apartment	200	1	200
O-RM-SL-13	Provide price to seal HALLWAY in an OCCUPIED apartment	185	1	185

ESTIMATED QUANTITIES LISTED ARE FOR CALCULATION PURPOSES ONLY.
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UNIT PRICING IS FOR LABOR ONLY - CONTRACTOR MUST FILL IN ALL FIELDS

APARTMENT PAINTING
UNIT PRICING TABLE PAGE 4 OF 5

	DESCRIPTION		STIMATED	TOTAL PRICE
TEM	MISCELANOUS PAINTING (OCCUPIED APARTMENT)			
D-DR	Provide price to paint a door in an OCCUPIED apartment	40	50	2000
D-BB	Provide price to paint metal baseboard heat enclosure in an OCCUPIED apartment (by linear foot)	2,00	100	200
0-CC	Provide price to paint metal convector cover in an OCCUPIED apartment	23	15	345
D-SPRPIPE	Provide price to paint sprinkler piping within an OCCUPIED apartment (KIDSTON & OLIVIO ONLY)	140	10	1400
O-CBNTS	Provide price to paint kitchen cabinets in an OCCUPIED apartment	790	1	390
D-HNDRL	Provide price to paint metal hand rails at an OCCUPIED apartment	80	1	80
5-1 4DILE	MISCELANOUS SEALING (OCCUPIED APARTMENT)			
O-DR-SL	Provide price to seal a door in an OCCUPIED apartment	20	10	100
O-BB-SL	Provide price to seal metal baseboard heat enclosure in an OCCUPIED apartment (by linear foot) 5c/	35 100	100	125
D-CC-SL	Provide price to seal metal convector cover in an OCCUPIED apartment	10	15	150
O-SPRPIPE-SL	Provide price to seal sprinkler piping within an OCCUPIED apartment (KIDSTON & OLIVIO ONLY)	120	1	120
O-CBNTS-SL	Provide price to seal kitchen cabinets in an OCCUPIED apartment	200	_1_	200
O-SPOT-SL	Provide a SQUARE FOOT price to spot seal/prime in an OCCUPIED apartment	1.00'	150	150
	MISCELANOUS PAINTING	04.0	40	10/
KT-HALL	Provide price to paint 1 hallway at Kidston Towerrs.	2600	10	26,00
OT-HALL	Provide price to paint 1 hallway at Ollvio Towerrs.	3/00	8	24,808
OTTIALL	in terms to be a property of the second seco	7,00		
		4200	2	1.3.
KT-STAIR	Provide price to paint 1 stair tower at Kidston Towerrs.	4200	2	8400
		4200	2 2	8400
KT-STAIR OT-STAIR	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs.			8400
KT-STAIR OT-STAIR KT-COMM	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs. Provide price to paint Community Room at Kidston Towers	4200		8400 8400 2400 2400
KT-STAIR OT-STAIR	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs.	3,400 2,400	1	8400
KT-STAIR OT-STAIR KT-COMM OT-COMM	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs. Provide price to paint Community Room at Kidston Towers Provide price to paint Community Room at Olivio Towers	3,400	1	8400
KT-STAIR OT-STAIR KT-COMM OT-COMM	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs. Provide price to paint Community Room at Kidston Towers Provide price to paint Community Room at Olivio Towers Provide price to paint 1 unoccupied single family home.	3,400 2,400	1 1	8400 8400 2400 2400
KT-STAIR OT-STAIR KT-COMM OT-COMM U-HOUSE U-HSESPOT-SL	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs. Provide price to paint Community Room at Kidston Towers Provide price to paint Community Room at Olivio Towers Provide price to paint 1 unoccupied single family home. Enter a SQUARE FOOT price to spot seal/prime in an unoccupied single family house.	3400 3400 3400 .70°	1 1 5	8400 8400 2400 240
KT-STAIR OT-STAIR KT-COMM OT-COMM U-HOUSE U-HSESPOT-SL O-HOUSE	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs. Provide price to paint Community Room at Kidston Towers Provide price to paint Community Room at Olivio Towers Provide price to paint 1 unoccupied single family home. Enter a SQUARE FOOT price to spot seal/prime in an unoccupied single family house. Provide price to paint 1 occupied single family home.	3400 3400 3400	1 1 5 .100	8400 8400 2400 2400 700
KT-STAIR OT-STAIR KT-COMM OT-COMM U-HOUSE U-HSESPOT-SL	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs. Provide price to paint Community Room at Kidston Towers Provide price to paint Community Room at Olivio Towers Provide price to paint 1 unoccupied single family home. Enter a SQUARE FOOT price to spot seal/prime in an unoccupied single family house.	3400 2400 3400 .70' 4200 .20'	1 1 5 .100	8400 840 240 240 17,00 70 4200 100
KT-STAIR OT-STAIR KT-COMM OT-COMM U-HOUSE U-HSESPOT-SL O-HOUSE	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs. Provide price to paint Community Room at Kidston Towers Provide price to paint Community Room at Olivio Towers Provide price to paint 1 unoccupied single family home. Enter a SQUARE FOOT price to spot seal/prime in an unoccupied single family house. Provide price to paint 1 occupied single family home. Enter a SQUARE FOOT price to spot seal/prime in an occupied single family house.	3400 2400 3400 .70' 4200 1-00'	1 1 1 5 100 1 100	8400 8400 2400 2400 700 700 700 700
KT-STAIR OT-STAIR KT-COMM OT-COMM U-HOUSE U-HSESPOT-SL O-HOUSE O-HSESPOT-SL	Provide price to paint 1 stair tower at Kidston Towerrs. Provide price to paint 1 stair tower at Olivio Towerrs. Provide price to paint Community Room at Kidston Towers Provide price to paint Community Room at Olivio Towers Provide price to paint 1 unoccupied single family home. Enter a SQUARE FOOT price to spot seal/prime in an unoccupied single family house. Provide price to paint 1 occupied single family home.	3400 2400 3400 .70' 4200 .20'	1 1 1 5 100 1 100	8400 8400 2400 17,000 78 4200 100

RESOLUTION #2024-48 (2024-2025) ADOPTED BUDGET RESOLUTION Fiscal Year October 1, 2024 – September 30, 2025

WHEREAS, the Annual Budget and Capital Budget/Program for the Housing Authority of the City of Vineland for the fiscal year beginning October 1, 2024 and ending, September 30, 2025 has been presented for adoption before the governing body of the Housing Authority of the City of Vineland at its open public meeting of September 19, 2024; and

WHEREAS, the Annual Budget and Capital Budget as presented for adoption reflects each item of revenue and appropriation in the same amount and title as set forth in the introduced and approved budget, including all amendments thereto, if any, which have been approved by the Director of the Division of Local Government Services; and

WHEREAS, the Annual Budget as presented for adoption reflects Total Revenues of \$17,318,570, Total Appropriations, including any Accumulated Deficit, if any, of \$17,290,600 and Total Unrestricted Net Position utilized of \$0; and

WHEREAS, the Capital Budget as presented for adoption reflects Total Capital Appropriations of \$2,070,000 and Total Unrestricted Net Position planned to be utilized of \$0; and

NOW, THEREFORE BE IT RESOLVED, by the governing body of the Housing Authority of the City of Vineland, at an open public meeting held on September 19, 2024 that the Annual Budget and Capital Budget/Program of the Housing Authority for the fiscal year beginning, October 1, 2024 and, ending, September 30, 2025 is hereby adopted and shall constitute appropriations for the purposes stated; and

BE IT FURTHER RESOLVED, that the Annual Budget and Capital Budget/Program as presented for adoption reflects each item of revenue and appropriation in the same amount and title as set forth in the introduced and approved budget, including all amendments thereto, if any, which have been approved by the Director of the Division of Local Government Services.

ADOPTED: September 19, 2024

MOVED/SECONDED:

Resolution moved by Commissioner Association

Resolution seconded by Commissioner

VOTE:

Commissioner	Yes	No	Abstain	Absent
Chris Chapman	1			
Daniel Peretti				1/
Brian Asselta				al al
Albert Porter				
Iris Acosta-Jimenez				/
Mario Ruiz-Mesa - Chairman				3/

VINELAND HOUSING AUTHORITY

Acosta-Jimenez

Y: Chris (Philo) Chapman, Vice Chairman

ATTESTATION:

This resolution was acted upon at the Regular Meeting of the Vineland Housing Authority's Board of Commissioners held on September 19, 2024 at the Authority's principal corporate office at 191 W. Chestnut Avenue, Vineland, New Jersey 08360.

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