

RESOLUTION #2025-29

RESOLUTION APPROVING REGULAR MONTHLY EXPENSES

WHEREAS, the Housing Authority of the Borough of Glassboro (GHA) incurred various financial obligations since the last meeting; and it is the desire of the Board of Commissioners of the Housing Authority of the Borough of Glassboro (“Board”) to have their obligations kept current and;

WHEREAS, prior to the Board meeting, members of the Board read and reviewed the itemized list of incurred expenses attached hereto and does recommend payment.

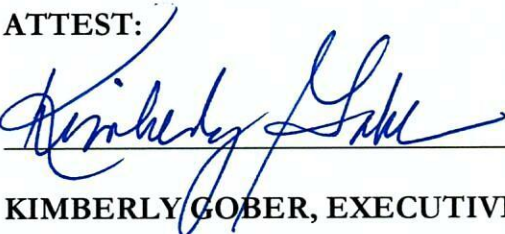
NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro hereby authorize the Finance Director to pay the monthly bills presented to the Board for consideration on this date.

ADOPTED at a Regular Meeting of the Board of Commissioners of the Housing Authority of the Borough of Glassboro; held on the 20th day of May 2025 by a vote of 6 in favor, 0 opposed and 0 abstentions.

Commissioners	Motion	Second	Aye	Nay	Abstention	Absent
Jay Lapp			✓			
Jacob Hines			✓			
Shirley Anderson	✓		✓			
Andrew Halter			✓			
Thuraisingham Mohanakanthan		✓	✓			
David Witts			✓			

THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO


JAY LAPP, CHAIRMAN

ATTEST:

KIMBERLY GOBER, EXECUTIVE DIRECTOR

DATED: MAY 20, 2025

GLASSBORO HOUSING AUTHORITY

FINAL BILL LIST # 2025-5

INTERIM BILLS:

A.	Affordable Housing Corp of Glassboro	\$ 57,417.41
B.	Glassboro RAD Operating	286,189.79

TOTAL INTERIM BILLS: \$ 343,607.20

CURRENT BILLS:

C.	Affordable Housing Corp of Glassboro	\$ 2,668.84
D.	Glassboro RAD Operating	-

TOTAL CURRENT BILLS: \$ 2,668.84

TOTAL BILL LIST: \$ 346,276.04

****PLEASE NOTE: C#s with 4 digits = ACH and C#s with 6 digits = paper check****

Summary Check Listing Report

04/16/2025 To 05/19/2025

A.

<u>Check #</u>	<u>Check Date</u>	<u>Recipient</u>	<u>Amount</u>
Credit Acct	AFFORDABLE HOUSING CORP OF GLASSBORO		
0000203265	04/16/2025	MAX COMMUNICATIONS INC.	\$164.27
0000203266	04/24/2025	AMAZON.COM SERVICES, INC	\$19.17
0000203267	04/24/2025	RILEY, ANTHONY J., LLC	\$225.00
0000203268	04/24/2025	ATLANTIC CITY ELECTRIC	\$1,109.02
0000203269	04/24/2025	HD SUPPLY FACILITIES MAINTENANCE, LTD	\$915.35
0000203270	04/24/2025	TENANT	\$678.89
0000203271	04/24/2025	ATLANTIC CITY ELECTRIC	\$748.32
0000203272	04/30/2025	RILEY, ANTHONY J., LLC	\$645.00
0000203273	04/30/2025	ATLANTIC CITY ELECTRIC	\$208.45
0000203274	04/30/2025	COMCAST CORPORATION	\$333.66
0000203275	04/30/2025	HD SUPPLY FACILITIES MAINTENANCE, LTD	\$84.00
0000203276	04/30/2025	LOWE'S HOME CENTERS, INC	\$301.89
0000203277	04/30/2025	SOUTH JERSEY GAS CO	\$4,141.33
0000203278	04/30/2025	ATLANTIC CITY ELECTRIC	\$187.41
0000203279	04/30/2025	ATLANTIC CITY ELECTRIC	\$530.60
0000203280	04/30/2025	ATLANTIC CITY ELECTRIC	\$896.26
0000203281	05/06/2025	AFFORDABLE HOUSING CORP OF GLASSBORO	\$8,233.00
0000203282	05/06/2025	AMAZON.COM SERVICES, INC	\$455.44
0000203283	05/06/2025	COMCAST CORPORATION	\$325.45
0000203284	05/06/2025	LCIJ, INC.	\$21.00
0000203285	05/06/2025	MARKSMEN LANDSCAPING LLC	\$12,006.66
0000203286	05/06/2025	PIPE TOOLS, INC	\$1,189.60
0000203287	05/06/2025	R&A FLOORING, LLC	\$21,090.79
0000203288	05/06/2025	SOUTH JERSEY GAS CO	\$2,654.89



Summary Check Listing Report

04/16/2025

To

05/19/2025

<u>Check #</u>	<u>Check Date</u>	<u>Recipient</u>	<u>Amount</u>
0000203289	05/06/2025	BLOCK LINE SYSTEMS LLC	\$99.68
0000203290	05/06/2025	VERIZON WIRELESS SERVICES LLC	\$152.28
Total for Credit Acct AFFORDABLE HOUSING CORP OF GLASSBORO			<u>\$57,417.41</u>



Summary Check Listing Report

04/16/2025

To

05/19/2025

B.

<u>Check #</u>	<u>Check Date</u>	<u>Recipient</u>	<u>Amount</u>
Credit Acct	RAD OPERATING		
0000001268	04/16/2025	STATE OF NEW JERSEY	\$356.64
0000001269	04/29/2025	STATE OF NEW JERSEY	\$280.82
0000001270	04/29/2025	STATE OF NEW JERSEY	\$1,432.42
0000001271	05/08/2025	STATE OF NEW JERSEY	\$3,130.62
0000200582	04/16/2025	HOUSING AUTHORITY OF GLOUCESTER COUNTY	\$55,489.24
0000200583	04/16/2025	HOUSING AUTHORITY OF GLOUCESTER COUNTY	\$40,048.63
0000200584	04/16/2025	HOUSING AUTHORITY OF GLOUCESTER COUNTY	\$58,262.43
0000200585	04/16/2025	HOUSING AUTHORITY OF GLOUCESTER COUNTY	\$58,352.67
0000200586	04/16/2025	HOUSING AUTHORITY OF GLOUCESTER COUNTY	\$66,552.78
0000200587	04/24/2025	BROWN & CONNERY LLP	\$1,148.00
0000200588	04/24/2025	NJNAHRO, INC	\$920.00
0000200589	04/24/2025	WITTS, DAVID	\$175.00
0000200590	04/30/2025	COMMUNICATION WORKERS OF AMERICA	\$40.54
Total for Credit Acct	RAD OPERATING		\$286,189.79



Summary Check Listing Report

05/20/2025 To 05/20/2025

C.

<u>Check #</u>	<u>Check Date</u>	<u>Recipient</u>	<u>Amount</u>
Credit Acct	AFFORDABLE HOUSING CORP OF GLASSBORO		
0000203291	05/20/2025	AMAZON.COM SERVICES, INC	\$309.53
0000203292	05/20/2025	RILEY, ANTHONY J., LLC	\$190.00
0000203293	05/20/2025	ATLANTIC CITY ELECTRIC	\$155.02
0000203294	05/20/2025	BOROUGH OF GLASSBORO-HIGHWAY	\$37.92
0000203295	05/20/2025	CANON SOLUTIONS AMERICA, INC.	\$126.81
0000203296	05/20/2025	HD SUPPLY FACILITIES MAINTENANCE, LTD	\$737.68
0000203297	05/20/2025	HOFFMAN'S EXTERMINATING CO., INC.	\$711.00
0000203298	05/20/2025	INGT, LLC	\$135.00
0000203299	05/20/2025	MEADOWBROOK ASSOCIATES, LP	\$95.18
0000203300	05/20/2025	VERIZON NEW JERSEY INC	\$98.19
0000203301	05/20/2025	ATLANTIC CITY ELECTRIC	\$72.51
Total for Credit Acct	AFFORDABLE HOUSING CORP OF GLASSBORO		\$2,668.84



RESOLUTION #2025-30

**RESOLUTION AUTHORIZING THE
WRITE OFF OF UNCOLLECTIBLE RENTS
HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO**

WHEREAS, it is a recognized accounting best practice to transfer certain account receivable balances which are deemed uncollectable to a long-term tenant accounts receivable status (“write off”); and

WHEREAS, the attached exhibit lists Tenant Accounts Receivable rental accounts for tenants who have vacated the premises with past due balances for which no alternative payment arrangement could be achieved; and

WHEREAS, despite the best efforts of all parties to resolve the outstanding rental account balances, the accrual of debt is not immediately recoverable; and

WHEREAS, it has been determined that the unlikeliness of collection and the legal costs and fees of collection would outweigh the receivable and is in the best interest of the Authority to write off the uncollectible rents.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of the Borough of Glassboro (“GHA”) that the attached rent accounts receivable balances are deemed uncollectible and will be transferred to a long-term tenant accounts receivable status (“write off”).

BE IT FURTHER RESOLVED that this Resolution is without prejudice to the GHA relative to said accounts.

ADOPTED at a Regular Meeting of the Board of Commissioners of the Housing Authority of the Borough of Glassboro; held on the 20th day of May 2025 by a vote of 6 in favor, 0 opposed and 0 abstentions.


<u>Commissioners</u>	<u>Motion</u>	<u>Second</u>	<u>Aye</u>	<u>Nay</u>	<u>Abstention</u>	<u>Absent</u>
Jay Lapp			✓			
Jacob Hines			✓			
Shirley Anderson		✓	✓			
Andrew Halter			✓			
Thuraisingham Mohanakanthan	✓		✓			
David Witts			✓			

THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO



JAY LAPP, CHAIRMAN

ATTEST:



KIMBERLY GOBER, EXECUTIVE DIRECTOR

DATED: MAY 20, 2025

HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO

WRITE-OFF OF UNCOLLECTED RENTS

MAY 20, 2025

"M" – Moved

"D" – Deceased

DELSEA MANOR RAD

<u>CUSTOMER ID</u>	<u>DATE OF MOVE</u>	<u>STATUS</u>	<u>WRITE OFF AMOUNT</u>
22697	8/1/2024	M	\$ 375.13
22689	11/30/2017	M	\$ 360.50
8264	11/30/2017	M	\$ 896.64
			\$ 1,632.27

WILLIAMS STREET RAD

<u>CUSTOMER ID</u>	<u>DATE OF MOVE</u>	<u>STATUS</u>	<u>WRITE OFF AMOUNT</u>
28812	5/6/2024	M	\$ 205.30
23774	11/30/2017	M	\$ 3,225.95
27352	11/30/2017	M	\$ 5,336.97
22629	11/30/2017	M	\$ 2,599.82
			\$ 11,368.04

GRILLO STREET RAD

<u>CUSTOMER ID</u>	<u>DATE OF MOVE</u>	<u>STATUS</u>	<u>WRITE OFF AMOUNT</u>
31431	9/20/2024	M	\$ 100.01
19936	8/21/2024	M	\$ 1,381.92
31638	2/3/2025	M	\$ 137.00
22977	8/5/2024	M	\$ 705.76
			\$ 2,324.69

RESOLUTION #2025-31

**RESOLUTION AUTHORIZING PURCHASES OF GOODS AND SERVICES
UNDER STATE APPROVED CONTRACTS FOR THE YEAR 2025**

WHEREAS, pursuant to *N.J.S.A. 40A:11-12(a)*, the Housing Authority of the Borough of Glassboro (GHA), may, without advertising for bids, purchase any goods or services under any contract or contracts for such goods or services entered into on behalf of the State by the Division of Purchase and Property in the Department of the Treasury ("State contracts"); and

WHEREAS, GHA has the need on a timely basis to purchase goods or services utilizing State contracts; and

WHEREAS, GHA intends to purchase goods or services for the year 2025 from various State contract vendors through properly approved Purchase Requisitions; and

WHEREAS, any individual purchase authorized by this Resolution shall not exceed \$17,500; and

WHEREAS, any purchases authorized by this Resolution shall be subject to all terms and conditions of the applicable State contracts; and

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro hereby authorizes the Purchasing Agent to purchase goods or services from State contract vendors in accordance with this Resolution.

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

BE IT FURTHER RESOLVED that the purchasing authority granted herein shall continue until terminated by further Resolution of the Board of Commissioners of the Housing Authority of Gloucester County.

BE IT FURTHER RESOLVED that the Executive Director is hereby authorized to take any action required to effectuate the purposes of this Resolution.

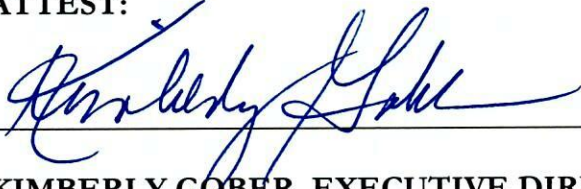
ADOPTED at a Regular Meeting of the Board of Commissioners of the Housing Authority of the Borough of Glassboro; held on the 20th day of May 2025 by a vote of 6 in favor, 0 opposed and 0 abstentions.

<u>Commissioners</u>	<u>Motion</u>	<u>Second</u>	<u>Aye</u>	<u>Nay</u>	<u>Abstention</u>	<u>Absent</u>
Jay Lapp			✓			
Jacob Hines			✓			
Shirley Anderson		✓	✓			
Andrew Halter	✓		✓			
Thuraisingham Mohanakanthan			✓			
David Witts			✓			

THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO



JAY LAPP, CHAIRMAN

ATTEST:


KIMBERLY GOBER, EXECUTIVE DIRECTOR

DATED: MAY 20, 2025

RESOLUTION #2025-32

**RESOLUTION AUTHORIZING CONTINUED PARTICIPATION IN THE
CAMDEN COUNTY EDUCATIONAL SERVICES COMMISSION
COOPERATIVE PRICING SYSTEM FOR THE YEAR 2025**

WHEREAS, *N.J.S.A.* 40A:11-11(5) authorizes contracting units to establish and participate in a Cooperative Pricing System for the provision or performance of goods or services; and

WHEREAS, the Camden County Educational Services Commission, hereinafter referred to as the “Lead Agency,” has established, and offered voluntary participation in, a Cooperative Pricing System for the purchase of goods and services; and

WHEREAS, the Lead Agency is responsible for complying with the provisions of the Local Public Contracts Law (*N.J.S.A.* 40A:11-1 *et seq.*) and all other applicable provisions of the revised statutes of the State of New Jersey; and

WHEREAS, on May 20, 2019, pursuant to Resolution 19-25, the Board of Commissioners of the Housing Authority of the Borough of Glassboro (GHA) duly authorized participation in said Cooperative Pricing System for the provision or performance of goods or services and wishes to continue such participation; and

WHEREAS, GHA has the need on a timely basis to purchase goods and services utilizing said Cooperative Pricing System; and

WHEREAS, as needed, GHA intends to purchase goods or services for the year 2025 from awarded vendors through properly approved Purchase Requisitions; and

WHEREAS, any individual purchase authorized by this Resolution shall not exceed \$17,500; and

WHEREAS, any purchases authorized by this Resolution shall be subject to all terms and conditions of the applicable Lead Agency contracts; and

WHEREAS, at the time of purchase, the Purchasing Agent shall review the underlying Lead Agency contracts procurement for compliance with applicable federal laws and regulations.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro hereby authorizes the continued participation in the Camden County Educational Services Commission Cooperative Pricing System.

BE IT FURTHER RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro hereby authorizes the Purchasing Agent to purchase goods or services from Lead Agency contract vendors in accordance with this Resolution.

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

BE IT FURTHER RESOLVED that the purchasing authority granted herein shall expire on December 31, 2025.

BE IT FURTHER RESOLVED that the Executive Director is hereby authorized to take any action required to effectuate the purposes of this Resolution, including but not limited to executing a cooperative pricing agreement, or an extension to an existing cooperative pricing agreement, with the Lead Agency.

ADOPTED at a Regular Meeting of the Board of Commissioners of the Housing Authority of the Borough of Glassboro; held on the 20th day of May 2025 by a vote of 6 in favor, 0 opposed and 0 abstentions.

<u>Commissioners</u>	<u>Motion</u>	<u>Second</u>	<u>Aye</u>	<u>Nay</u>	<u>Abstention</u>	<u>Absent</u>
Jay Lapp			✓			
Jacob Hines			✓			
Shirley Anderson		✓	✓			
Andrew Halter	✓		✓			
Thuraisingham Mohanakanthan			✓			
David Witts			✓			

THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO



JAY LAPP, CHAIRMAN

ATTEST:


KIMBERLY GOBER, EXECUTIVE DIRECTOR

DATED: MAY 20, 2025

RESOLUTION #2025-33

**RESOLUTION AUTHORIZING CONTINUED PARTICIPATION IN THE
EDUCATIONAL SERVICES COMMISSION OF MORRIS COUNTY
COOPERATIVE PRICING SYSTEM FOR THE YEAR 2025**

WHEREAS, *N.J.S.A. 40A:11-11(5)* authorizes contracting units to establish and participate in a Cooperative Pricing System for the provision or performance of goods or services; and

WHEREAS, the Educational Services Commission of Morris County, hereinafter referred to as the “Lead Agency,” has established, and offered voluntary participation in, a Cooperative Pricing System for the purchase of goods and services; and

WHEREAS, the Lead Agency is responsible for complying with the provisions of the Local Public Contracts Law (*N.J.S.A. 40A:11-1 et seq.*) and all other applicable provisions of the revised statutes of the State of New Jersey; and

WHEREAS, on May 16, 2023, pursuant to Resolution 2023-36, the Board of Commissioners of the Housing Authority of the Borough of Glassboro (GHA) duly authorized participation in said Cooperative Pricing System for the provision or performance of goods or services and wishes to continue such participation; and

WHEREAS, GHA has the need on a timely basis to purchase goods and services utilizing said Cooperative Pricing System; and

WHEREAS, as needed, GHA intends to purchase goods or services for the year 2025 from awarded vendors through properly approved Purchase Requisitions; and

WHEREAS, any individual purchase authorized by this Resolution shall not exceed \$17,500; and

WHEREAS, any purchases authorized by this Resolution shall be subject to all terms and conditions of the applicable Lead Agency contracts; and

WHEREAS, at the time of purchase, the Purchasing Agent shall review the underlying Lead Agency contracts procurement for compliance with applicable federal laws and regulations.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro hereby authorizes the continued participation in the Educational Services Commission of Morris County Cooperative Pricing System.

BE IT FURTHER RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro hereby authorizes the Purchasing Agent to purchase goods or services from Lead Agency contract vendors in accordance with this Resolution.

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


BE IT FURTHER RESOLVED that the purchasing authority granted herein shall expire on December 31, 2025.

BE IT FURTHER RESOLVED that the Executive Director is hereby authorized to take any action required to effectuate the purposes of this Resolution, including but not limited to executing a cooperative pricing agreement, or an extension to an existing cooperative pricing agreement, with the Lead Agency.

ADOPTED at a Regular Meeting of the Board of Commissioners of the Housing Authority of the Borough of Glassboro; held on the 20th day of May 2025 by a vote of 6 in favor, 0 opposed and 0 abstentions.

<u>Commissioners</u>	<u>Motion</u>	<u>Second</u>	<u>Aye</u>	<u>Nay</u>	<u>Abstention</u>	<u>Absent</u>
Jay Lapp			✓			
Jacob Hines			✓			
Shirley Anderson		✓	✓			
Andrew Halter	✓		✓			
Thuraisingham Mohanakanthan			✓			
David Witts			✓			

THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO


JAY LAPP, CHAIRMAN

ATTEST:

KIMBERLY GOBER, EXECUTIVE DIRECTOR

DATED: MAY 20, 2025

RESOLUTION #2025-34

**RESOLUTION AUTHORIZING CONTINUED PARTICIPATION IN THE
OMNIA PARTNERS GOVERNMENT PURCHASING ALLIANCE FOR THE
YEAR 2025**

WHEREAS, *N.J.S.A.* 52:34-6.2 authorizes contracting units to purchase goods and contract for services through the use of a nationally recognized and accepted cooperative purchasing agreement that has been developed utilizing a competitive bidding process by another contracting unit within the State of New Jersey, or within any other state, when available; and

WHEREAS, the Omnia Partners Government Purchasing Alliance (Omnia) is a nationally recognized purchasing cooperative and has offered voluntary participation in its cooperative purchasing agreement for the purchase of goods and services; and

WHEREAS, on January 20, 2015, pursuant to Resolution 2015-04, the Board of Commissioners of the Housing Authority of the Borough of Glassboro (GHA) duly authorized participation in said purchasing cooperative for the provision or performance of goods or services and wishes to continue such participation; and

WHEREAS, GHA has the need on a timely basis to purchase goods and services utilizing said purchasing cooperative; and

WHEREAS, as needed, GHA intends to purchase goods or services for the year 2025 from awarded vendors through properly approved Purchase Requisitions; and

WHEREAS, any individual purchase authorized by this Resolution shall not exceed \$17,500; and

WHEREAS, any purchases authorized by this Resolution shall be subject to all terms and conditions of the applicable Omnia awarded contracts; and

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro hereby authorizes the continued participation in the Omnia Partners Government Purchasing Alliance purchasing cooperative.

BE IT FURTHER RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro hereby authorizes the Purchasing Agent to purchase goods or services from Omnia contract vendors in accordance with this Resolution.

BE IT FURTHER RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro, pursuant to *N.J.A.C.* 5:30-5.5(b), after inquiring about the availability of funds, shall either certify the full maximum amount against the budget at the time the contract is awarded, or no contract amount shall be

chargeable or certified until such time as the goods or services are ordered or otherwise called for prior to placing the order, and a certification of availability of funds is made by the Executive Director.

BE IT FURTHER RESOLVED that the purchasing authority granted herein shall expire on December 31, 2025.

BE IT FURTHER RESOLVED that the Executive Director is hereby authorized to take any action required to effectuate the purposes of this Resolution, including but not limited to executing a cooperative purchasing agreement, or an extension to an existing cooperative purchasing agreement, with Omnia.

ADOPTED at a Regular Meeting of the Board of Commissioners of the Housing Authority of the Borough of Glassboro; held on the 20th day of May 2025 by a vote of 6 in favor, 0 opposed and 0 abstentions.

<u>Commissioners</u>	<u>Motion</u>	<u>Second</u>	<u>Aye</u>	<u>Nay</u>	<u>Abstention</u>	<u>Absent</u>
Jay Lapp			✓			
Jacob Hines			✓			
Shirley Anderson		✓	✓			
Andrew Halter	✓		✓			
Thuraisingham Mohanakanthan			✓			
David Witts			✓			

THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO



JAY LAPP, CHAIRMAN

ATTEST:


KIMBERLY GOBER, EXECUTIVE DIRECTOR

DATED: MAY 20, 2025

RESOLUTION #2025-35

**RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR
POWER WASHING SERVICES**

WHEREAS, the Housing Authority of the Borough of Glassboro (GHA) has need of power washing services at Delsea Manor, Whitney Gardens and Summit Park; and

WHEREAS, GHA requested and received quotes for such services; and

WHEREAS, the lowest responsible quote for such services is with **MR. CLEAN EXTERIOR CLEANING, LLC** at a cost of **\$10,925.00** and is proper and responsive to the specifications.

WHEREAS, the Finance Director identified that operating funds are available to cover the cost of power washing services at Delsea Manor, Whitney Gardens and Summit Park, not to exceed **\$11,000.00**.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of the Borough of Glassboro that the contract with **MR. CLEAN EXTERIOR CLEANING, LLC** be and is hereby approved; and

IT IS FURTHER RESOLVED that the Executive Director be and is hereby authorized to execute a contract for power washing services for a contract price of **\$10,925.00**, with a not to exceed limit of **\$11,000.00**.

ADOPTED at a Regular Meeting of the Board of Commissioners of the Housing Authority of the Borough of Glassboro; held on the 20th day of May 2025 by a vote of 6 in favor, 0 opposed and 0 abstentions.

<u>Commissioners</u>	<u>Motion</u>	<u>Second</u>	<u>Aye</u>	<u>Nay</u>	<u>Abstention</u>	<u>Absent</u>
Jay Lapp			✓			
Shirley Anderson			✓			
Andrew Halter			✓			
Jacob Hines	✓		✓			
Thuraisingham Mohanakanthan		✓	✓			
David Witts			✓			

THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO



JAY LAPP, CHAIRMAN

ATTEST:

A handwritten signature in blue ink, appearing to read "Kimberly Gober", is written over a horizontal line.

KIMBERLY GOBER, EXECUTIVE DIRECTOR

DATED: MAY 20, 2025

TABLED

RESOLUTION #2025-36

RESOLUTION AUTHORIZING EXECUTIVE SESSION

WHEREAS, While the Sen. Byron M. Baer Open Public Meetings Act (OPRA, *N.J.S.A. 10:4-6 et seq.*) requires all meetings of the Housing Authority of the Borough of Glassboro (GHA) to be held in public, *N.J.S.A. 10:4-12(b)* sets forth nine (9) types of matters that may lawfully be discussed in “Executive Session”, i.e., without the public being permitted to attend; and

WHEREAS, GHA has determined that _____ issues are permitted by *N.J.S.A. 10:4-12(b)* to be discussed without the public in attendance and shall be discussed during an Executive Session to be held on May 20th, 2025, 5:00 P.M.; and

WHEREAS, the nine (9) exceptions to public meetings set forth in *N.J.S.A. 10:4-12(b)* are listed below with the number of issues and any additional, required information thereafter:

- 1) **“Any matter which, by express provision of Federal law, State statute or rule of court shall be rendered confidential or excluded from public discussion”** the legal citation to the provision at issue is _____ and the nature of the matter described as specifically as possible without undermining the need for confidentiality is _____

- 2) **“Any matter in which the release of information would impair a right to receive funds from the federal government.”** The nature of the matter, described as specifically as possible without undermining the need for confidentiality is _____

- 3) **“Any material the disclosure of which constitutes an unwarranted invasion of privacy such as any records, data, reports, recommendations, or other personal material of any educational, training, social service, medical, healthy, custodial, child protections, rehabilitation, legal defenses, welfare, housing, relocation, insurance and similar program or institution operated by a public body pertaining to any specific individual admitted to or served by such institution or program, including but not limited to information relative to the individual’s personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress or condition of any individual, unless the individual concerned (or, in the case of a minor or incompetent, his guardian) shall request in writing that the same be disclosed publicly.”** The nature of the matter, described as specifically as possible without undermining the need for confidentiality is _____

- 4) **“Any collective bargaining agreement, or the terms and conditions of which are proposed for inclusion in any collective bargaining agreement, including the negotiation of terms and conditions with employees or representatives of employees of the public body.”** The collective bargaining contract(s) discussed are between the Board and _____

5) **“Any matter involving the purchase lease or acquisition of real property with public funds, the setting of bank rates or investment of public funds where it could adversely affect the public interest if discussion of such matters were disclosed.”** The nature of the matter, described as specifically as possible without undermining the need for confidentiality is_____

6) **“Any tactics and techniques utilized in protecting the safety and property of the public provide that their disclosure could impair such protection. Any investigations of violations or possible violations of the law.”** The nature of the matter, described as specifically as possible without undermining the need for confidentiality is_____

7) **“Any pending or anticipated litigation or contract negotiation in which the public body is or may become a party. Any matter falling within the attorney-client privilege, to the extent that confidentiality is required in order for the attorney to exercise his ethical duties as a lawyer.”** The parties to and docket number of each item of litigation and/or the parties to each contract discussed are_____

and the nature of the discussion, described as specifically as possible without undermining the need for confidentiality is_____

8) **“ Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance, promotion or disciplining in of any specific prospective public officer or employee or current public officer or employee employed or appointed by the public body, unless all individual employees or appointees whose rights could be adversely affected request in writing that such matter or matters be discussed at a public meeting.”** Subject to the balancing of the public’s interest and the employee’s privacy rights under *South Jersey Publishing Co. Vs. New Jersey Expressway Authority*, 124 N.J. 478, the employee(s) and nature of the discussion, described as specifically as possible without undermining the need for confidentiality are _____

9) **“ Any deliberation of a public body occurring after a public hearing that may result in the imposition of a specific civil penalty upon the responding party or the suspension or loss of a license or permit belonging to the responding party as a result of an act of omission for which the responding party bears responsibility.”** The nature of the matter, described as specifically as possible without undermining the need for confidentiality is_____

WHEREAS, the length of the Executive Session is estimated to be _____ minutes after which the public meeting of the Board of Commissioners of the Housing Authority of the Borough of Glassboro shall (circle one) reconvene and immediately adjourn or reconvene and proceed with business.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of the Housing Authority of the Borough of Glassboro shall go into Executive Session for only the above stated reasons.

BE IT FURTHER RESOLVED that the Chairman, Vice Chairman, or their designee, at the present public meeting, shall read aloud enough of this Resolution so that members of the public in attendance can understand, as precisely as possible, the nature of the matters that will privately be discussed.

BE IT FURTHER RESOLVED that the Secretary, on the next business day following this public meeting, shall furnish a copy of this Resolution to any member of the public who requests one at the fees allowed by *N.J.S.A. 47:1A-1 et seq.*

ADOPTED at a **Regular Meeting** of the **Board of Commissioners of the Housing Authority of the Borough of Glassboro**; held on the **20th day of May 2025** by a vote of ____ in favor, ____ opposed and ____ abstentions.

<u>Commissioners</u>	<u>Motion</u>	<u>Second</u>	<u>Aye</u>	<u>Nay</u>	<u>Abstention</u>	<u>Absent</u>
Jay Lapp						
Jacob Hines						
Shirley Anderson						
Andrew Halter						
Thuraisingham Mohanakanthan						
David Witts						

THE HOUSING AUTHORITY OF THE BOROUGH OF GLASSBORO

JAY LAPP, CHAIRMAN

ATTEST:

KIMBERLY GOBER, EXECUTIVE DIRECTOR

DATED: MAY 20, 2025