

**MINUTES OF THE REGULAR MEETING OF LODI HOUSING AUTHORITY, 50 BROOKSIDE AVENUE, LODI, NEW JERSEY AT 7:00 PM ON THURSDAY, OCTOBER 27, 2016**

**Call to Order:** Chairman Gerald Woods called the Regular Meeting to Order at 7:05 PM.

**Pledge of Allegiance:** Chairman Woods requested everyone stand for the Pledge of Allegiance.

After the Pledge, the Chairman made the following statement, "This Agenda is posted to inform the Public of actions being considered by the Authority's Board of Commissioners and its Executive Director/Secretary Treasurer. There may be additions and deletions prior to the Board Meeting before taking final action."

Chairman Woods also stated the following, "This meeting has been publicly advertised in compliance with the Open Public Meeting Act."

**Roll Call:** Upon Roll Call, the following were found to be present and absent. Present were: Chairman Gerald Woods, Vice Chairman Albert Di Chiara, Commissioners Daniel Cody and Paul V. Lynch. Also present were Executive Director/Secretary Treasurer Thomas DeSomma, LHA Attorney Conrad M. Olear, Esq., Deputy Executive Director Gary Luna, and Housing Manager/Recording Secretary Carol A. Ferrara. Commissioners Vincent Caruso and Robert Marra were absent.

**Bids:** No Bids

**Approval of Minutes:**

A motion was made by Commissioner Cody and seconded by Commissioner Lynch to approve the Minutes of the September 15, 2016 Regular Meeting.  
Upon Roll Call, the Commissioners voted as follows:

AYES	NAYS	ABSTAINED	ABSENT
Commissioner Cody Commissioner Lynch Vice Chairman Di Chiara Chairman Woods	NONE	NONE	Commissioner Caruso Commissioner Marra

**Communications:**

1. BCCD – Notice of Receipt of LHA's Application for Repair of Surveillance/Call-to-Aid/Smoke Alarm Systems and Concrete Repairs to Sidewalks/Steps
2. LHA's Submission of Mitigation and Appeal to REAC of Annual Inspection findings pertaining to Electrical Panel cover – possible restoration of 1.81 deduction
3. Notice for RFP/Quotes for Scavenger Service at all Senior Citizen Complexes

**Report of Attorney:**

- E. McKelvey (PH Resident)
- New:
  - a. Request to LPD
  - b. American Messaging
- Any Other Pending Litigation/Personnel Matters to be Discussed - Personnel

**REFER TO CLOSED SESSION – ATTORNEY-CLIENT PRIVILEGED DISCUSSIONS FOR RELATED CORRESPONDENCE**

**MINUTES OF REGULAR MEETING – OCTOBER 27, 2016 (cont'd)**

**Report of Accountant:** Nothing at this time.

**Report of Security:** Nothing at this time.

**Bills Agenda:**

**A motion to Approve the Bills Agenda was made by Commissioner Cody and seconded by Vice Chairman Di Chiara. Roll Call as follows:**

AYES	NAYS	ABSTAINED	ABSENT
Commissioner Cody Commissioner Lynch Vice Chairman Di Chiara Chairman Woods	NONE	NONE	Commissioner Caruso Commissioner Marra

**Report of Executive Director:**

1. Approximate total interest earned for FYS 10/01/16 is total of \$235.00±
2. **CONTRACT REPORT:**

CONTRACT FOR:	CONTRACT AWARDED TO:
1. N/A	
<b>CONTRACT LISTED ABOVE DOES NOT REQUIRE BOARD APPROVAL SINCE YEARLY CONTRACT AMOUNT IS WITHIN EXECUTIVE DIRECTOR'S THRESHOLD TO AWARD</b>	

I HEREBY CERTIFY THE "FUNDING AVAILABILITY" TO AWARD THE CONTRACTS, AS REFERENCED, HEREIN AND FURTHER CERTIFY THAT ALL CONTRACT PRICES WERE OBTAINED IN COMPLIANCE WITH LHA AND THE US DEPARTMENT OF HUD CFR 85-36 ESTABLISHMENT OF PROCUREMENT POLICY.

3. Update pertaining to North Main Street Crosswalk – met with Engineer – need depressed curbs
4. Smoke-Free Policy – tenant meetings will be scheduled – tentative implementation is set for February 2017
5. Notice to Lodi Police Department – designation of trespasser

**Report of Deputy Executive Director/Administrator Section 8/Housing Manager:**

1. To date, there are 453 HCV/Section 8 Participants presently on the program
2. Removal/Replacement of DVP boilers – 1<sup>st</sup> Bids Rejected (Resolution #16-02) & 2<sup>nd</sup> Bids Received/Contract Awarded via Resolution #16-04
3. New Payment Standard – Effective 01/01/17
4. Gas Master Meter Report – repairs needed



**MINUTES OF REGULAR MEETING – OCTOBER 27, 2016 (cont'd)**

**Resolutions:**

**CONSENT AGENDA** (Resolutions are matters covering operation of Lodi Housing Authority and will be passed by one roll call vote covering all items on the Consent Agenda.)

1. Resolution #16-01	Annual Certification of Executive Director/Secretary Treasurer's & Commissioners Completion of Mandated Training
2. Resolution #16-02	Rejection of 1 <sup>st</sup> Bids Received for Removal/Replacement of DVP Boilers – Over Budget Allocation
3. Resolution #16-03	Authorization for Supplemental Appropriation of \$26,000 for Contract Award for Removal/Replacement of 2 Gas/Oil Fired Boilers @ DVP Family Complex
4. Resolution #16-04	Contract Award for Removal/Replacement of 2 Gas/Oil Fired Boilers @ DVP Family Complex to C. Dougherty & Co., Inc. - \$163,000.00
5. Resolution #16-05	Section 8 Landlord/HAP Data & Check Processing Contract Awarded to 3 G Software Technology, Inc. for CY 2017 - \$16,670.80

**Motion to Approve Resolutions by Consent Agenda was made by Commissioner Cody and seconded by Commissioner Lynch.**

AYES	NAYS	ABSTAINED	ABSENT
Commissioner Cody Commissioner Lynch Vice Chairman Di Chiara Chairman Woods	NONE	NONE	Commissioner Caruso Commissioner Marra

**Report of Commissioner:**

**Unfinished Business:**

**Old Business:**

**New Business:**

**Good & Welfare:**

**Hearing of Citizens:**

Since there were no citizens in attendance, Chairman Woods did not read the following statement: "As Chairman, be advised...citizens are reminded that all discussions must pertain to Lodi Housing Authority business. Citizens, not discussing LHA business, will be issued the following: 1<sup>st</sup> – Reminder/Warning; 2<sup>nd</sup> – Ruled Out of Order; and 3<sup>rd</sup> – Should citizen continue to discuss non-LHA business, he/she will be asked to leave LHA Meeting/ Community Room. Failure to comply will result in citizen being escorted out by Security.

- **CITIZENS IN ATTENDANCE: NONE**

**MINUTES OF REGULAR MEETING – OCTOBER 27, 2016 (cont'd)**

**Closed Session:**

**CLIENT-ATTORNEY PRIVILEGED INFORMATION  
(Not to be included on website or distributed as part of the Public Agenda)**

Lodi Housing Authority shall now exclude members of the public from the meeting for any of the following reasons:

1. The Board may discuss matters involving Personnel or individuals who have received assistance from the Authority. The identification of such individuals may result in a violation of their rights to privacy.
2. The Board may discuss matters which are covered pursuant to NJSA 10:4-12(b)(1,2,3) involving individuals who have received assistance from LHA or who have applied for assistance. To disclose the names of such individuals would work an unwarranted invasion of their rights to privacy.
3. LHA may discuss Personnel Matters which are specifically exempt from public meetings pursuant to NJSA 10:4-12(b)(8).
4. The Board may discuss matters with Counsel that shall fall within the Attorney-Client Privilege and are, therefore, excluded from the public meeting.
5. The Board may discuss other matters pursuant to NJSA 10:4-12.

Please be advised that at the conclusion of this session, the Board shall return to a public session and the members are invited to return in order to observe. Thank you.

**Motion to go into Closed Session was made by  
Commissioner Cody and seconded by Vice Chairman Di Chiara.**

AYES	NAYS	ABSTAINED	ABSENT
Commissioner Cody Commissioner Lynch Vice Chairman Di Chiara Chairman Woods	NONE	NONE	Commissioner Caruso Commissioner Marra

**Motion to end Closed Session and return to Regular Order of Business was made by  
Commissioner Cody and seconded by Vice Chairman Di Chiara.**

AYES	NAYS	ABSTAINED	ABSENT
Commissioner Cody Commissioner Lynch Vice Chairman Di Chiara Chairman Woods	NONE	NONE	Commissioner Caruso Commissioner Marra

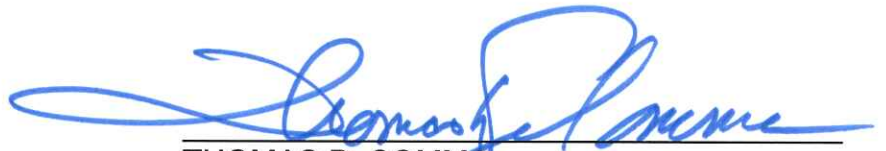
**MINUTES OF REGULAR MEETING – OCTOBER 27, 2016 (cont'd)**

**Adjournment:**

**Motion to Adjourn was made by Commissioner Cody and seconded by Vice Chairman Di Chiara.**

AYES	NAYS	ABSTAINED	ABSENT
Commissioner Cody Commissioner Lynch Vice Chairman Di Chiara Chairman Woods	NONE	NONE	Commissioner Caruso Commissioner Marra

Meeting was Adjourned at 7:30 PM and Chairman Woods declared the Regular Meeting closed.



THOMAS DeSOMMA  
Executive Director/Secretary Treasurer



GERALD WOODS  
Chairman

Transcribed/Typed by:



CAROL A. FERRARA  
Housing Manager/Recording Secretary



SEPT 2016 Related Expenses

**MONTHLY BILLS AGENDA -- OCTOBER 2016**

**PUBLIC HOUSING & SECTION 8**

CHECK PAYABLE TO	DATE	CHK #	EXPLANATION	AMOUNT	
<b>DISBURSEMENT AS REFLECTED IN PAYROLL PERIOD</b>					
<b>09/11/16 -09/24/16 THRU 09/25/16 -10/08/16</b>					
<b>ARE HEREBY APPROVED</b>					
1	PSE&G	9/20/16	10788	August Utilities	\$ 34,394.15
2	Ace Lock & Key Shop	9/28/16	10789	Rekey #9A & Rennie B #22	\$ 79.36
3	Complete Saw & Garden	9/28/16	10790	Maintenance Supplies	\$ 112.00
4	Industrial Chem Labs	9/28/16	10791	Sno-Melt	\$ 99.50
5	Passaic Valley Water Commission	9/28/16	10792	Water	\$ 6,270.43
6	Verizon	9/28/16	10793	Phones	\$ 283.70
7	Mollica Electric	9/28/16	10794	Electrician	\$ 2,349.00
8	Ricoh USA Inc.	9/28/16	2833	Copy Machine Contract	\$ 453.74
9	Ready Refresh	9/28/16	2834	Office Water	\$ 131.57
10	Betty Paulison	9/28/16	1413	Security Refund	\$ 98.03
11	Noreika Service Station	9/30/16	10795	September 2016 Fuel	\$ 315.00
12	U.S. Overall Cleaners	9/30/16	10796	September 2016 Uniform Cleaning	\$ 412.50
13	Siegel's Hardware	9/30/16	10797	Maintenance Supplies	\$ 126.41
14	Verizon Wireless	9/30/16	10798	Cell Phones	\$ 420.94
15	Swift Electrical Supply Company	9/30/16	10799	Maintenance Supplies	\$ 82.23
16	Wallington Plumbing & Heating	9/30/16	10800	Maintenance Supplies	\$ 972.72
17	Dor-win	9/30/16	10801	Glass Repair	\$ 1,174.00
18	Jersey Elevator	9/30/16	10802	Elevator Monthly Service	\$ 162.90
19	Millennium Mechanical, LLC	9/30/16	10803	Boiler & A/C Repair	\$ 3,694.22
20	Thomas DeSomma	9/30/16	10804	Petty Cash Reimbursement	\$ 471.27
21	Business Card	9/30/16	10805	Maintenance Supplies	\$ 161.22
22	Garfield Lumber & Millworks, Inc.	9/30/16	10806	Maintenance Supplies	\$ 161.77
23	Wilmar	9/30/16	10807	Lightbulb Stock	\$ 195.31
24	AMSties, Inc.	9/30/16	10808	PH Sep. Background Check	\$ 10.00
25	AESFire, LLC	9/30/16	10809	Alarm Repair	\$ 5,369.62
26	Home Depot Credit Services	9/30/16	10810	Maintenance Supplies	\$ 788.21
27	Buggin' Out, LLC	9/30/16	10811	DVP Monthly Exterm. Ser.	\$ 260.00
28	Maztek	9/30/16	10812	PH Server Repair	\$ 3,565.00
29	Maztek	9/30/16	2835	S8 Server Repair	\$ 3,565.00
30	Pitney Bowes	9/30/16	2836	Stamp Postage	\$ 320.99
31	W.B. Mason	9/30/16	2837	Office Supplies	\$ 316.10

# MONTHLY BILLS AGENDA -- OCTOBER 2016

## PUBLIC HOUSING & SECTION 8

	CHECK PAYABLE TO	DATE	CHK #	EXPLANATION	AMOUNT
<b>DISBURSEMENT AS REFLECTED IN PAYROLL PERIOD</b>					
<b>09/11/16 -09/24/16 THRU 09/25/16 -10/08/16</b>					
<b>ARE HEREBY APPROVED</b>					
1	Joan Mastrofilipo	10/1/16	10813	Medicare Reimburs.	\$ 314.70
2	Lenore Morrell	10/1/16	10814	Medicare Reimburs.	\$ 511.50
3	Cablevision	10/5/16	10815	TV, Phones, Internet	\$ 489.18
4	Interstate Waste Services of NJ	10/5/16	10816	Waste Removal	\$ 842.55
5	Carolyn Capabianca	10/1/16	2838	Medicare Reimburs.	\$ 314.70
6	Ida Press	10/1/16	2839	Medicare Reimburs.	\$ 314.70
7	Lorraine Haskoor	10/1/16	2840	Medicare Reimburs.	\$ 829.20
8	Saverio Saulino	10/1/16	2841	Medicare Reimburs.	\$ 314.70
9	3G Software Technology, Inc.	10/5/16	2842	Oct. 2016 HAP Processing	\$ 1,324.32
10	NJ Division of Pensions and Benefits	10/14/16	Online	PH Active Employee	\$ 14,217.93
11	NJ Division of Pensions and Benefits	10/14/16	Online	S8 Active Employee	\$ 9,270.88
12	NJ Division of Pensions and Benefits	10/14/16	Online	PH Retired Employee	\$ 6,581.59
13	NJ Division of Pensions and Benefits	10/14/16	Online	S8 Retired Employee	\$ 3,242.72
14	PSE&G	10/25/16	10817	Utilities	\$ 19,983.14
15	Ace Lock & Key	10/25/16	10818	R-ekey Hatches and Moveout	\$ 171.42
16	Wilmar	10/25/16	10819	Maint. Supplies	\$ 364.45
17	Presto Print & Copy	10/25/16	10820	Work Order Sheets	\$ 252.87
18	AESFire, LLC.	10/25/16	10821	Alarm Maintenance	\$ 1,870.00
19	Pitney Bowes	10/25/16	10822	Stamp Postage	\$ 369.13
20	Lodi Fire Prevention Bureau	10/25/16	10823	Registration Fees	\$ 675.00
21	Wallace P. Nowowsielecki	10/25/16	10824	PH Oct. 2016 Acct. Retain.	\$ 1,166.67
22	Wallington Plumbing Supply	10/25/16	10825	Maint. Supplies	\$ 167.13
23	Passaic Valley Water Commission	10/25/16	10826	Water	\$ 6,198.43
24	Direct Supplies Warehouse	10/25/16	10827	Traps	\$ 38.40
25	Verizon	10/25/16	10828	Phones	\$ 283.55
26	Rob's Automotive	10/25/16	10829	Chainsaw, Tractor, Mower Repair	\$ 947.68
27	North Jersey Media Group	10/25/16	10830	Newspaper Article	\$ 88.84
28	Ricoh	10/25/16	10831	Copy Machine Lease	\$ 453.74
29	Ricoh	10/25/16	2843	Color Copies	\$ 273.06
30	NAHRO	10/25/16	2844	Membership Renewal	\$ 1,174.70
31	Northeastern Utility Consultants, LLC	10/25/16	2845	S8 Utility Allowance 2016-2017	\$ 725.00
32	SGTS Maintenance, LLC	10/25/16	2846	Sep. 2016 Office Cleaning	\$ 880.00
33	Wallace P. Nowowsielecki	10/25/16	2847	S8 Oct. 2016 Acct. Retain.	\$ 1,166.66
34	W.B. Mason	10/25/16	2848	Office Supplies	\$ 188.28
35	John's Service	10/25/16	2849	Buick Repair	\$ 297.11
36	Ready Refresh	10/25/16	2850	Office Water & Coffee	\$ 175.18
37	Tracy DiChiara	10/25/16	2851	Employee Benefits Reimburs.	\$ 335.00
38	Delta Dental of New Jersey	10/25/16	Online	PH Employee Dental	\$ 1,094.21
39	Delta Dental of New Jersey	10/25/16	Online	S8 Employee Dental	\$ 879.72
40	Buggin'Out, LLC	10/27/16	10832	Oct. 2016 Exter. Service	\$ 260.00
41	Cablevision	10/27/16	10833	Phones, TV, Internet	\$ 489.18
42	Strasser & Associates, PC	10/27/16	10834	PH Oct. 2016 Leg. Retain.	\$ 1,166.66
43	R&R Design Consultants, LLC	10/27/16	10835	Boiler Replac. & Removal	\$ 2,268.85
44	Strasser & Associates, PC	10/27/16	2852	S8 Oct. 2016 Leg. Retain. & Extr. Ord.	\$ 1,766.66

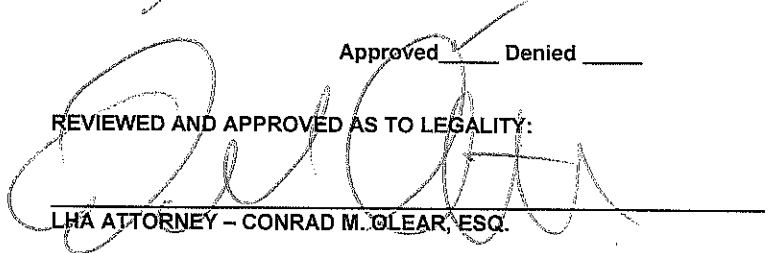
RESOLUTION NO. 16-01

Governing Body Recorded Vote – Members:

	<u>Aye</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>
Commissioner V. Caruso				
Commissioner D. Cody	✓			
Commissioner P. Lynch	✓			
Commissioner R. Marra				✓
Commissioner A. Di Chiara				✓
Commissioner G. Woods				✓

Approved \_\_\_\_\_ Denied \_\_\_\_\_

REVIEWED AND APPROVED AS TO LEGALITY:



\_\_\_\_\_  
LHA ATTORNEY – CONRAD M. O'LEARY, ESQ.

**ANNUAL CERTIFICATION OF  
EXECUTIVE DIRECTOR/SECRETARY TREASURER'S &  
COMMISSIONERS' COMPLETION OF MANDATED  
TRAINING – NJSA 40A:12A-46 & NJAC 5:44-2.4**

**WHEREAS**, the New Jersey Department of Community Affairs (NJDCA) requires the Executive Director of Local Housing Authorities to Certify that its Commissioners and Executive Director are in compliance with NJSA 40A:12A-46 & NJAC 5:44-2.4 training requirements; and

**WHEREAS**, as Executive Director of Lodi Housing Authority (LHA) and referenced in the attached chart, I hereby Certify that its Commissioners and Executive Director are in compliance with NJSA 40A:12A-46 & NJAC 5:44-2.4.

**NOW, THEREFORE BE IT RESOLVED**, LHA's Board of Commissioners have reviewed the attached Certification as signed by the Executive Director and find it to be true and accurate.

**NOW, THEREFORE BE IT FURTHER RESOLVED**, the Executive Director is hereby authorized to forward this Resolution #16-01 and attached Certification along with any required documentation to the NJDCA, as may be required.

THIS IS TO CERTIFY THAT THE ABOVE IS A TRUE COPY AS ADOPTED  
BY THE HOUSING AUTHORITY OF THE BOROUGH OF LODI AT THE  
MEETING HELD ON:

Thursday October 27, 2016

  
\_\_\_\_\_  
EXECUTIVE DIRECTOR/SECRETARY-TREASURER




RESOLUTION NO. 16-02

Governing Body Recorded Vote – Members:

	<u>Aye</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>
Commissioner V. Caruso				
Commissioner D. Cody	✓			
Commissioner P. Lynch	✓			
Commissioner R. Marra	✓			
Commissioner A. Di Chiara	✓			
Commissioner G. Woods	✓			

Approved \_\_\_\_\_ Denied \_\_\_\_\_

REVIEWED AND APPROVED AS TO LEGALITY:



\_\_\_\_\_  
LHA ATTORNEY – CONRAD M. OLEAR, ESQ.

REJECTION OF PUBLIC BIDS RECEIVED FOR REMOVAL/REPLACEMENT OF 2 H.B. SMITH 101 H.P. GAS & OIL FIRED BOILERS AT THE DE VRIES PARK FAMILY COMPLEX

WHEREAS, Lodi Housing Authority (LHA) publicly advertised to receive sealed bids for the Removal/Replacement of 2 H.B. Smith 101 H.P. Gas & Oil Fired Boilers at the De Vries Park Family Complex; and

WHEREAS, public bids received were opened and subsequently reviewed by Russell A. Lipari (R&R Design Consultants, LLC); and

WHEREAS, said bids received did not qualify and was further determined to exceed Budget Appropriations (refer to Design Consultant’s attached correspondence of 09/23/16); and


WHEREAS, the Design Consultant recommended bids received be Rejected and re-advertised in the best interest of LHA.

NOW, THEREFORE, BE IT RESOLVED, public bids received pertaining to the Removal/Replacement of 2 H.B. Smith 101 H.P. Gas & Oil Fired Boilers at the De Vries Park Family Complex are hereby Rejected.

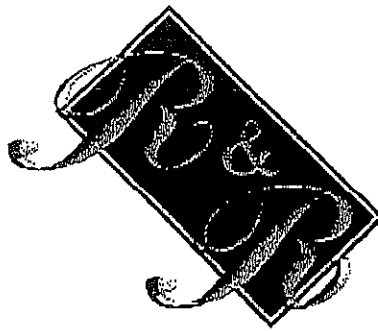
NOW, THEREFORE, BE IT FURTHER RESOLVED, the Executive Director/ Secretary-Treasurer is hereby authorized to re-advertise to receive public bids for the Removal/Replacement of 2 H.B. Smith 101 H.P. Gas & Oil Fired Boilers at the De Vries Park Family Complex.

THIS IS TO CERTIFY THAT THE ABOVE IS A TRUE COPY AS ADOPTED BY THE HOUSING AUTHORITY OF THE BOROUGH OF LODI AT THE MEETING HELD ON:

Thursday October 27 2016



\_\_\_\_\_  
EXECUTIVE DIRECTOR/SECRETARY-TREASURER



Tel: 201-288-5348  
Fax: 201-288-5327  
Cell: 732-406-7102

DESIGN CONSULTANTS L.L.C.  
108 ROOSEVELT AVENUE  
HASBROUCK HEIGHTS, NEW JERSEY, 07604

**INVOICE FOR PROFESSIONAL SERVICES**

Mr. Gary Luna Deputy Director  
Lodi Housing Authority of the Borough of Lodi  
50 Brookside Avenue  
Lodi, New Jersey 07644

September 23, 2016

**Project:**

Removal/Replacement of 2 H.B.Smith Boilers  
At DeVries Park Family Complex at 50 Brookside Avenue. Lodi NJ.

Dear Mr. Gary Luna Deputy Director:

On September 23, 2016 at 10am the bids for the above project was open. Enclosed please find our review of the bids and our comments and recommendations.

The Budget for this project was \$ 137,000.00

Contractor	Base Bid	Alternate No.1
Pennetta Industrial Automation	\$ 168,400.00	\$ 92,400.00
Silva's Mechanical Services	\$ 207,420.00	\$ 125,254.00
Echelon Services LLC.	\$ 262,700.00	\$ 200,000.00

Pennetta submitted only Two Bid packages

Please be advised the Three Bidders submitted the necessary forms and complied with the requirements of the Specification.

It is our recommendation, because the above Three (3) bidders exceeded the budget, there are only two Options .Lodi Housing Authority should consider.

**OPTION No.**

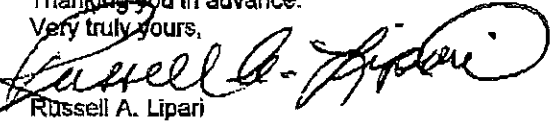
1.Except Pennetta Industrial Automation bid price of Alternate No1 for the sum of \$92,000.00 for Removing/ Replacing only Boiler No.1. Which will require existing Boiler No.2 to be connected to the new expansion Tanks of which is part of the project scope of works.

2. Go out to rebid the project. This method will informed the above Three (3) bidders that their original bid price Was too high and exceeded the budget. We may receive a lower price for the entire bid

Our office recommends Lodi Housing Authority do not accept any bids at this time and rebid the project. Since the heating season is approaching in the near future. Our office recommends accepting bids no later than October 18, 2016/

We await your decision to rebid this project as soon as possible.

Thanking you in advance.  
Very truly yours,

  
Russell A. Lipari  
R&R Design Consultants L.L.C.

cc: Venture Consulting Group L.L.C. Att: Ray S. Colelli



RESOLUTION NO. 16-03

Governing Body Recorded Vote – Members:

	<u>Aye</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>
Commissioner V. Caruso				
M Commissioner D. Cody	/			/
S Commissioner P. Lynch	/			/
Commissioner R. Marra	/			/
Commissioner A. Di Chiara	/			/
Commissioner G. Woods	/			/

Approved \_\_\_\_\_ Denied \_\_\_\_\_

REVIEWED AND APPROVED AS TO LEGALITY:

*[Signature]*  
LHA ATTORNEY – CONRAD M. OLEAR, ESQ.

**AUTHORIZATION FOR SUPPLEMENTAL APPROPRIATION OF \$26,000.00 CHARGEABLE TO PUBLIC HOUSING FYE 09/30/17 OPERATING BUDGET FOR REMOVAL/REPLACEMENT OF 2 H.B. SMITH 101 H.P. GAS & OIL FIRED BOILERS AT THE De VRIES PARK FAMILY COMPLEX**

**WHEREAS**, Lodi Housing Authority (LHA) has received Approval/Notice from BCCD of Funding in the amount of \$137,000.00 for the Removal/ Replacement of 2 H.B. Smith 101 H.P. Gas & Oil Fired Boilers at the De Vries Park Family Complex; and

**WHERAS**, in order to award the above-referenced Contract, an additional \$26,000.00 must be appropriated; and

**WHERAS**, as LHA's Executive Director, I hereby certify the availability of funds within the Authority's FYE 09/30/17 Public Housing Operating Budget.

**NOW, THEREFORE, BE IT RESOLVED**, based upon the Executive Director's certification and recommendation referenced herein, the Board of Commissioners hereby authorizes \$26,000.00 to be appropriated within the Authority's FYE 09/30/17 Public Housing Operating Budget Appropriation.

THIS IS TO CERTIFY THAT THE ABOVE IS A TRUE COPY AS ADOPTED BY THE HOUSING AUTHORITY OF THE BOROUGH OF LODI AT THE MEETING HELD ON:

Thursday October 27, 2016

*[Signature]*  
EXECUTIVE DIRECTOR/SECRETARY-TREASURER



**COUNTY OF BERGEN**  
**DIVISION OF COMMUNITY DEVELOPMENT**  
One Bergen County Plaza ■ 4<sup>th</sup> Floor ■ Hackensack, NJ 07601-7076  
Phone (201) 336-7200 ■ Fax (201) 336-7247

**James J. Tedesco III**  
*County Executive*

**Robert G. Esposito**  
*Director*

June 2, 2016

Mr. Thomas DeSomma, Executive Director  
Lodi Housing Authority  
50 Brookside Avenue  
De Vries Park  
Lodi, New Jersey 07644

Dear Mr. DeSomma:

I'm delighted to inform you that unprogrammed funding from the Bergen County Division of Community Development has been allocated for a CDBG application you submitted to us earlier this year.

In the context of our partnership agreement with the U.S. Department of Housing and Urban Development, we look forward to working with you as a sub-grantee for the following project:


**Removal and Replacement of Hot Water Boilers and Related Piping** **\$137,000**

Laura Salandra, a contract administrator with the Division of Community Development, has been assigned to work with you in executing this project through to completion. Please expect to hear from Laura shortly to review the sub-grant implementation process and begin first steps.

Should you have any questions in the interim, please feel free to contact me directly at (201) 336-7201 or [resposito@co.bergen.nj.us](mailto:resposito@co.bergen.nj.us)

The Division of Community Development's partnership with the county's 70 municipalities and scores of nonprofit agencies over the years has resulted in a wide range of significant quality of life improvements to the benefit of Bergen residents. We couldn't be more pleased that you are part of our continuing effort to make Bergen County the very best it can be.

Sincerely,

  
Robert G. Esposito, Director  
Division of Community Development  
County of Bergen

RGE:ls  
cc:Angela Drakes, Deputy Director

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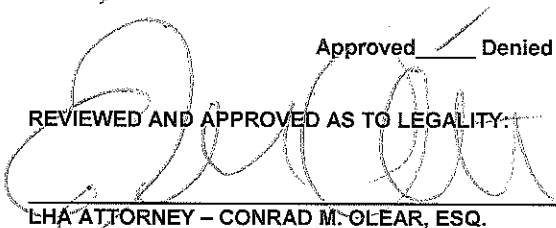
RESOLUTION NO. 16-04

Governing Body Recorded Vote – Members:

	<u>Aye</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>
Commissioner V. Caruso				
Commissioner D. Cody	✓			✓
Commissioner P. Lynch	✓			✓
Commissioner R. Marra				
Commissioner A. Di Chiara				
Commissioner G. Woods				

Approved \_\_\_\_\_ Denied \_\_\_\_\_

REVIEWED AND APPROVED AS TO LEGALITY:



LHA ATTORNEY – CONRAD M. OLEAR, ESQ.

**CONTRACT AWARD FOR REMOVAL/REPLACEMENT OF 2 H.B. SMITH 101 H.P. GAS & OIL FIRED BOILERS @ DVP FAMILY COMPLEX TO C. DOUGHERTY & CO., INC. IN THE AMOUNT OF \$163,000.00**

**WHEREAS**, Lodi Housing Authority (LHA) publicly advertised and received its 2<sup>nd</sup> round of public bids on October 18, 2016, for the Removal/Replacement of 2 H.B. Smith 101 H.P. Gas & Oil Fired Boilers at the De Vries Park Family Complex; and

**WHEREAS**, public bids received were opened and subsequently reviewed by R&R Design Consultants, LLC, LHA’s Design and Inspecting Architect (refer to correspondence dated 10/18/16) and reviewed by LHA Counsel, Conrad M. Olear, Esq. (refer to correspondence dated 10/24/16); and

**WHEREAS**, after review of all public bids received, the lowest qualified responsive bidder was determined to be as follows:

C. Dougherty & Co., Inc. 7 Washington Avenue Paterson, NJ 07503	Base Bid #1 - \$163,000.00
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**WHEREAS**, LHA has received BCCD Funding in the amount of \$137,000.00 for work referenced herein; and

**WHEREAS**, LHA’s Board of Commissioners (Board) has previously (via Board Resolution #16-03) appropriated an additional \$26,000.00 required to award said contract; and

**WHEREAS**, the Executive Director hereby certifies as to the “Funding Availability to Award” the contract referenced herein.

**NOW, THEREFORE, BE IT RESOLVED**, the Board hereby awards the contract referenced herein to C. Dougherty & Co, Inc. in the amount of \$163,000.00 and as such, all contract expenditures shall be paid from BCCD Approved Funding and LHA’s Public Housing General Fund/Unrestricted Reserves.

**NOW, THEREFORE, BE IT FURTHER RESOLVED**, the Executive Director is hereby authorized to execute all contract documents.

THIS IS TO CERTIFY THAT THE ABOVE IS A TRUE COPY AS ADOPTED BY THE HOUSING AUTHORITY OF THE BOROUGH OF LODI AT THE MEETING HELD ON:

Thursday October 27, 2016

  
EXECUTIVE DIRECTOR/SECRETARY-TREASURER



RESOLUTION NO. 16-05

Governing Body Recorded Vote – Members:

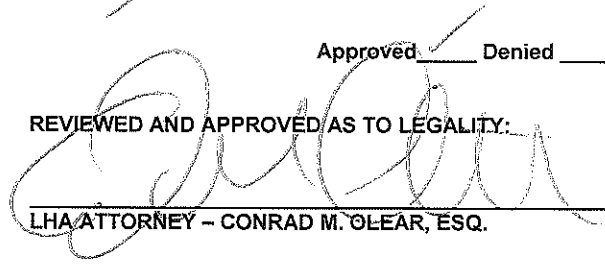
- Commissioner V. Caruso
- Commissioner D. Cody
- Commissioner P. Lynch
- Commissioner R. Marra
- Commissioner A. Di Chiara
- Commissioner G. Woods

Aye      Nay      Abstain      Absent

/	/	/	/
/	/	/	/

Approved \_\_\_\_\_ Denied \_\_\_\_\_

REVIEWED AND APPROVED AS TO LEGALITY:



LHA ATTORNEY – CONRAD M. OLEAR, ESQ.

**SECTION 8 LANDLORD/HAP DATA & CHECK PROCESSING  
 CONTRACT AWARDED TO 3 G SOFTWARE TECHNOLOGY, INC.,  
 39 WASHINGTON AVENUE, ELMWOOD PARK, NJ 07407  
 ONE-YEAR CONTRACT – JANUARY 1, 2017 – DECEMBER 31, 2017**

**WHEREAS**, as the Secretary-Treasurer of Lodi Housing Authority (LHA), I hereby certify that the Lodi Housing Authority has complied with the Department of Housing & Urban Development "Competitive Process" required under 24 CFR 85.36 Procurement and NJ Statutes governing Service Contracts; and

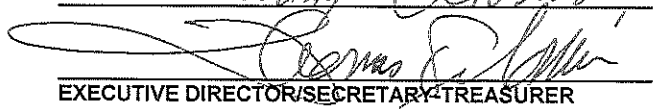
**WHEREAS**, RFQ solicitations have been reviewed by LHA Counsel, Conrad M. Olear, Esq. (refer to correspondence dated 10/25/16) who recommends contract award can be made in compliance with applicable NJSA; and

**WHEREAS**, as Executive Director, I hereby certify of Funding Availability to award contract and appoint 3 G Software Technology, Inc., 39 Washington Avenue, Elmwood Park, NJ 07407 as the Data/Check Processing Contractor of the Section 8 Landlord/HAP checks for a one-year period commencing on 01/01/17 through 12/31/17, and said contract shall be for the Annual Fee of \$16,670.80.

**NOW, THEREFORE, BE IT RESOLVED**, by LHA, 3 G Software Technology, Inc., 39 Washington Avenue, Elmwood Park, NJ 07407 is hereby appointed to perform Data/Check Processing for the Section 8 Landlord/HAP checks for a one-year contract amount of \$16,670.80, for the terms as described in the preceding paragraph, and said fee shall be paid by the Section 8 Program under LHA's jurisdiction.

**NOW, THEREFORE, BE IT FURTHER RESOLVED**, the Executive Director is hereby authorized to review, amend, and execute any and all related contract documents pertaining to said appointment of 3 G Software Technology, Inc.

THIS IS TO CERTIFY THAT THE ABOVE IS A TRUE COPY AS ADOPTED BY THE HOUSING AUTHORITY OF THE BOROUGH OF LODI AT THE MEETING HELD ON:

*Thursday October 27 2016*  


EXECUTIVE DIRECTOR/SECRETARY-TREASURER