

RESOLUTION #26-19

**RESOLUTION AUTHORIZING REVIEW OF
WATER MANAGEMENT PLAN
HOUSING AUTHORITY OF GLOUCESTER COUNTY
2026**

WHEREAS, the Housing Authority of Gloucester County (HAGC) adopted the Water Management Plan to provide a safe and healthy living environment for all residents of its multi-family sites and/or managed properties; and

WHEREAS, HAGC has performed their annual review of the Water Management Plan to ensure it reflects up-to-date information, procedures, and plans of action to identify areas or devices in buildings where Legionella might grow or spread to people so that the risk to exposure may be reduced.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County that the suggested changes and updates, as attached hereto, are hereby approved and made part of the HAGC's Water Management Plan, pending counsel review.

ADOPTED at a Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: 

JOHN GIOVANNITTI, 1ST VICE-CHAIRMAN

ATTEST:



KIMBERLY GOBER, SECRETARY

DATED: APRIL 22, 2026

RESOLUTION #26-20

RESOLUTION AUTHORIZING THE APPOINTMENT OF

DANIEL J. REED

TO THE BOARD OF TRUSTEES OF

**GLOUCESTER COUNTY HOUSING DEVELOPMENT CORPORATION,
SENIORS HOUSING DEVELOPMENT CORPORATION OF GLOUCESTER
COUNTY, AFFORDABLE HOUSING ALTERNATIVES, AND
NEW SHARON HOUSING DEVELOPMENT CORPORATION**

WHEREAS, Gloucester County Housing Development Corporation (GCHDC), Seniors Housing Development Corporation of Gloucester County (SHDCGC), Affordable Housing Alternatives (AHA), and New Sharon Housing Development Corporation (NSHDC), non-profit corporations and instrumentalities of the Housing Authority of Gloucester County (HAGC) have a vacant position for an unexpired term on their respective Board of Trustees; and

WHEREAS, having offered the position to Daniel J. Reed and Daniel J. Reed having accepted said position.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County that Daniel J. Reed is hereby appointed to the unexpired term of Board Member of the Board of Trustees of GCHDC, SHDCGC, AHA, and NSHDC for the remaining appointment period of April 22, 2026 through July 22, 2026.

ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: _____

JOHN GIOVANNITTI, 1st VICE CHAIRMAN

ATTEST:

KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

RESOLUTION #26-21

**RESOLUTION APPROVING THE DISPOSITION
AND WRITE OFF OF UNSERVICEABLE EQUIPMENT
SHREDDER MACHINE INTIMUS PRO 852**

WHEREAS, the Housing Authority of Gloucester County (HAGC) from time to time has physical property which is no longer serviceable for public use; and

WHEREAS, the HAGC is presently in possession of a Shredder machine model **INTIMUS PRO 852**; and

WHEREAS, the equipment has outlived its usefulness to HAGC due to its unserviceable condition; and

WHEREAS, HAGC wishes to dispose of this equipment in accordance with the Disposition Policy.

NOW, THEREFORE, BE IT RESOLVED by the Housing Authority of Gloucester County that the equipment identified herein be declared to be unserviceable and may be disposed of in accordance with the Disposition Policy.

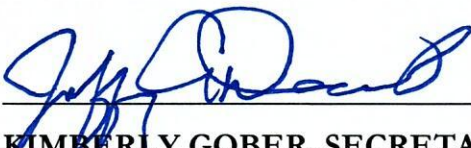
ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: _____


JOHN GIOVANNITTI, 1ST VICE CHAIRMAN

ATTEST:



KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

RESOLUTION #26-22

**RESOLUTION AUTHORIZING
PURCHASE OF INDUSTRIAL SHREDDER
PUBLIC HOUSING**

CLARY BUSINESS MACHINES

WHEREAS, the Housing Authority of Gloucester County (HAGC) has need to purchase a large capacity shredder for the Public Housing Administration, located in Deptford, NJ; and

WHEREAS, HAGC requested and received quotes for such goods in accordance with state and federal procurement requirements; and

WHEREAS, the lowest responsible quote for such goods is with **CLARY BUSINESS MACHINES** at a cost of **\$16,584.85** for the **HSM POWERLINE FA400.2C LEVEL P-3 CROSSCUT INDUSTRIAL SHREDDER**, and is proper and responsive to the specifications; and

WHEREAS, the Finance Director identified that Capital Funds are available to cover the cost of purchase, not to exceed **\$20,000.00**; and

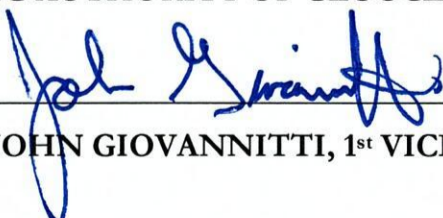
WHEREAS, all expenditures of Capital Funds by HAGC shall comply with applicable federal regulations, including 2 CFR Part 200, and all related procurement standards.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County that the contract with **CLARY BUSINESS MACHINES**, be and is hereby approved; and


IT IS FURTHER RESOLVED that the Executive Director be and is hereby authorized to purchase the **HSM POWERLINE FA400.2C LEVEL P-3 CROSSCUT INDUSTRIAL SHREDDER**, for a contract amount of **\$16,584.85**, with a not to exceed limit of **\$20,000.00**.

ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: 
JOHN GIOVANNITTI, 1ST VICE CHAIRMAN

ATTEST:


KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

RESOLUTION #26-23

**RESOLUTION AUTHORIZING EXECUTION OF CONTRACT FOR
REPLACEMENT OF TUB AND SURROUND WALLS AT A
204-1 SCATTERED SITE HOME**

A&J FLOORING OUTLET

WHEREAS, the Housing Authority of Gloucester County (HAGC) has need to replace the tub and surrounding walls at a 204-1 Scattered Site Home located in Deptford, NJ; and

WHEREAS, HAGC requested and received quotes for such services in accordance with state and federal procurement requirements; and

WHEREAS, the lowest responsible quote for such services is with **A&J FLOORING OUTLET** at a cost of **\$8,075.00** and is proper and responsive to the specifications; and

WHEREAS, the Finance Director identified that Capital Funds are available to cover the cost of replacing the tub and surrounding walls at a 204-1 Scattered Site Home not to exceed **\$10,000.00**; and

WHEREAS, all expenditures of Capital Funds by HAGC shall comply with applicable federal regulations, including 2 CFR Part 200, and all related procurement standards.

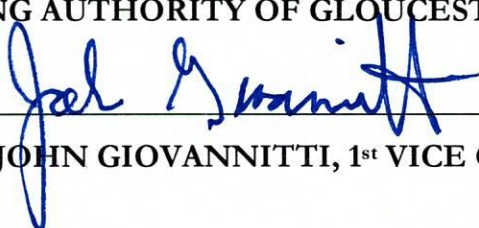
NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County that the contract with **A&J FLOORING OUTLET** be and is hereby approved; and

IT IS FURTHER RESOLVED that the Executive Director be and is hereby authorized to execute a contract for the replacement of tub and surrounding walls at a 204-1 Scattered Site Home, in accordance with the quote received, for a contract amount of **\$8,075.00** with a not to exceed limit of **\$10,000.00**.

ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: _____


JOHN GIOVANNITTI, 1st VICE CHAIRMAN

ATTEST:


KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

RESOLUTION #26-24

RESOLUTION AUTHORIZING CONTRACT WITH
APPROVED VENDOR PARTICIPATING IN
A COOPERATIVE PURCHASING AGREEMENT SYSTEM
REPLACEMENT OF WET ROOF AT
CARINO PARK APARTMENTS
W. J. GROSS, INC.

WHEREAS, the Housing Authority of Gloucester County (HAGC) is a member in the **CAMDEN COUNTY EDUCATIONAL SERVICES COMMISSION (CCESC)**, a state-recognized and accepted cooperative purchasing agreement system, as authorized under *N.J.S.A. 52:34-6.2*, to purchase goods and contract services utilizing their cooperative contracts and competitive bidding process as a method of procurement, in accordance with *N.J.S.A. 40A:11-1 et seq.*; and

WHEREAS, **W. J. GROSS, INC.** is a participating, approved vendor of **CCESC** (CCECS# 66CCEPS); and

WHEREAS, HAGC has need to remove and replace the wet roof at Carino Park Apartments, located at 100 Chestnut Street, Williamstown, NJ; and

WHEREAS, the Finance Director identified that Capital Funds are available to cover the cost of purchase up to **\$20,000.00**; and

WHEREAS, all expenditures of Capital Funds by HAGC shall comply with applicable federal regulations, including 2 CFR Part 200, and all related procurement standards; and

WHEREAS, HAGC conducted a cost comparison for such services in accordance with state and federal procurement requirements and determined **W. J. GROSS, INC.**, has the lowest cost at **\$17,670.00** and is responsive to the specifications.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County that the contract for the removal and replacement of the wet roof at Carino Park Apartments for a price of **\$17,670.00** from **W. J. GROSS, INC.** is hereby authorized, with a not to exceed limit of **\$20,000.00**.


ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: 

JOHN GIOVANNITTI, 1st VICE CHAIRMAN

ATTEST:


KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

RESOLUTION #26-25

**RESOLUTION AUTHORIZING PURCHASE FROM
APPROVED VENDOR PARTICIPATING IN
A COOPERATIVE PURCHASING AGREEMENT SYSTEM
RUBBER TIRE SKID STEER LOADER**

SOURCEWELL

WHEREAS, the Housing Authority of Gloucester County (HAGC) is a member in **SOURCEWELL**, a nationally-recognized and accepted cooperative purchasing agreement system, as authorized under *N.J.S.A. 52:34-6.2*, to purchase goods and contract services utilizing their cooperative contracts and competitive bidding process as a method of procurement, in accordance with *N.J.S.A. 40A:11-1 et seq.*; and

WHEREAS, HAGC has need to purchase a Kubota SSV65 Rubber Tire Skid Steer Loader to conduct maintenance and repair work across Public Housing properties; and

WHEREAS, the Finance Director identified that Capital Funds are available to cover the cost of purchase up to **\$60,000.00**; and

WHEREAS, all expenditures of Capital Funds by HAGC shall comply with applicable federal regulations, including 2 CFR Part 200, and all related procurement standards.

WHEREAS, HAGC conducted a cost comparison for such goods in accordance with state and federal procurement requirements and determined **SOURCEWELL** has the lowest cost at **\$56,791.04** and is responsive to the specifications.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County that the contract for the purchase of a Kubota SSV65 Rubber Tire Skid Steer Loader from **SOURCEWELL** at a cost of **\$56,791.04** is hereby authorized, with a not to exceed limit of **\$60,000.00**.

ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: 

JOHN GIOVANNITTI, 1st VICE CHAIRMAN

ATTEST:


KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

RESOLUTION #26-26

**RESOLUTION AUTHORIZING PURCHASE
FROM APPROVED STATE CONTRACT VENDOR
TWO SIDEWALK SNOW VEHICLE (SSV) TRACTORS
CRESTON HYDRAULIC**

WHEREAS, the Housing Authority of Gloucester County (HAGC), pursuant to NJSA40A:11-12a and NJAC 5:34-7.29(c) may by resolution and without advertising for bids, purchase any goods or services under the State of NJ Cooperative Purchasing Program for any State contracts entered into on behalf of the State by the Division of Purchase and Property in the Department of the Treasury; and

WHEREAS, HAGC has need to purchase (2) two dedicated Sidewalk Snow Vehicle (SSV) tractors to remove ice and snow from sidewalks and walkways across Public Housing properties; and

WHEREAS, **CRESTON HYDRAULIC** is a participating, approved vendor under the State of NJ Cooperative Purchasing Program providing machinery to participating members; and

WHEREAS, the Finance Director identified that Capital Funds are available to cover the cost of purchase up to **\$72,000.00**.

WHEREAS, all expenditures of Capital Funds by HAGC shall comply with applicable federal regulations, including 2 CFR Part 200, and all related procurement standards.

WHEREAS, HAGC conducted a cost comparison for such goods in accordance with state and federal procurement requirements and determined **CRESTON HYDRAULIC** has the lowest cost at **\$62,350.20** and is responsive to the specifications; and

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County the contract for the purchase of a SSV VENTRAC 2120M with attachments and accessories from **CRESTON HYDRAULIC** at a cost of **\$62,350.20** is hereby authorized, with a not to exceed limit of **\$72,000.00**.

ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: 

JOHN GIOVANNITTI, 1st VICE CHAIRMAN

ATTEST:


KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

RESOLUTION #26-27

**RESOLUTION AUTHORIZING PURCHASE
FROM APPROVED STATE CONTRACT VENDOR
2026 RAM PROMASTER CARGO VAN
NIELSEN OF MORRISTOWN**

WHEREAS, the Housing Authority of Gloucester County (HAGC), pursuant to NJSA40A:11-12a and NJAC 5:34-7.29(c) may by resolution and without advertising for bids, purchase any goods or services under the State of NJ Cooperative Purchasing Program for any State contracts entered into on behalf of the State by the Division of Purchase and Property in the Department of the Treasury; and

WHEREAS, HAGC has an essential need of (1) motor vehicle for the operation and management of the Public Housing Scattered Sites homes.; and

WHEREAS, **NIELSEN OF MORRISTOWN** is a participating, approved vendor under the State of NJ Cooperative Purchasing Program providing vehicles to participating members; and

WHEREAS, the Finance Director identified that Capital Funds are available to cover the cost of purchase up to **\$55,000.00**.

WHEREAS, all expenditures of Capital Funds by HAGC shall comply with applicable federal regulations, including 2 CFR Part 200, and all related procurement standards; and

WHEREAS, HAGC conducted a cost comparison for such goods in accordance with state and federal procurement requirements and determined **NIELSEN OF MORRISTOWN** has the lowest cost for a 2026 Ram ProMaster Cargo Van (VF1L11) Tradesman 1500 at **\$48,248.35**, and is responsive to the specifications; and

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County the contract for the purchase of a 2026 Ram ProMaster Cargo Van (VF1L11) Tradesman 1500 from **NIELSEN OF MORRISTOWN** at a cost of **\$48,248.35** is hereby authorized, with a not to exceed limit of **\$55,000.00**.

ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: 

JOHN GIOVANNITTI, 1ST VICE CHAIRMAN

ATTEST:


KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

RESOLUTION #26-28

RESOLUTION AUTHORIZING PURCHASE FROM
APPROVED VENDOR PARTICIPATING IN
A COOPERATIVE PURCHASING AGREEMENT SYSTEM
REPLACEMENT OF POLE LIGHT
W. J. GROSS, INC.

WHEREAS, Housing Authority of Gloucester County (HAGC) is a member in the **CAMDEN COUNTY EDUCATIONAL SERVICES COMMISSION (CCESC)**, a state-recognized and accepted cooperative purchasing agreement system, as authorized under *N.J.S.A. 52:34-6.2*, to purchase goods and contract services utilizing their cooperative contracts and competitive bidding process as a method of procurement, in accordance with *N.J.S.A. 40A:11-1 et seq.*; and

WHEREAS, **W. J. GROSS, INC.** is a participating, approved vendor of **CCESC** (CCECS# 66CCEPS); and

WHEREAS, **ARTHUR R. TODD ELECTRICAL CONTRACTOR** is an authorized sub-contractor under **W. J. GROSS, INC.**; and

WHEREAS, HAGC has need to replace a pole light at Deptford Park Apartments, located at 120 Pop Moylan Blvd., Deptford, NJ; and

WHEREAS, the Finance Director identified that Capital Funds are available to cover the cost of replacement up to **\$7,000.00**; and

WHEREAS, all expenditures of Capital Funds by HAGC shall comply with applicable federal regulations, including 2 CFR Part 200, and all related procurement standards; and

WHEREAS, HAGC conducted a cost comparison for such services in accordance with state and federal procurement requirements and determined that the one (1) quote received by **ARTHUR R. TODD ELECTRICAL CONTRACTOR** at **\$5,800.00** is responsive to the specifications.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of Gloucester County that the replacement of a pole light at Deptford Park Apartments for a price of **\$5,800.00** from **ARTHUR R. TODD ELECTRICAL CONTRACTOR** is hereby approved, with a not to exceed limit of **\$7,000.00**.

ADOPTED at the Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

THE HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: 

JOHN GIOVANNITTI, 1st VICE CHAIRMAN

ATTEST:


KIMBERLY GOBER, SECRETARY

DATE: APRIL 22, 2026

TABLED

RESOLUTION #26-29

**RESOLUTION AUTHORIZING EXECUTIVE SESSION IN ORDER
TO DISCUSS MATTERS FALLING UNDER EXEPTIONS
TO THE OPEN PUBLIC MEETINGS ACT**

WHEREAS, While the Sen. Byron M. Baer Open Public Meetings Act (OPRA, NJSA 10:4-6et seq.) requires all meetings of the Housing Authority of Gloucester County to be held in public, NJSA 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, the Housing Authority of Gloucester County has determined that _____issues are permitted by NJSA 10:4-12 (b) to be discussed without the public in attendance shall be discussed during an Executive Session to be held April 22, 2026, at 4:30 P.M. and;

WHEREAS, the nine (9) exceptions to public meetings set forth in NJSA 10:4-12(b) are listed below with the number of issues and any additional information shall be written:

- 1) **“Any matter which, by express provision of Federal law, State stature of 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 NJ 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 Housing Authority of Gloucester County 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 Gloucester County will go into Executive Session for only the above stated reasons;

BE IT FURTHER RESOLVED that the Secretary 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 meeting, shall furnish a copy of this resolution to any member of the public who requests one at the fees allowed by NJSA 47:1A-1 et seq.

I HEREBY CERTIFY THAT THIS IS A TRUE COPY OF THE RESOLUTION APPROVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF GLOUCESTER COUNTY AT ITS PUBLIC MEETING HELD ON APRIL 22, 2026.

ADOPTED at a Regular Meeting of the Housing Authority of Gloucester County, held on the 22nd day of April 2026.

HOUSING AUTHORITY OF GLOUCESTER COUNTY

BY: _____

JOHN GIOVANNITTI, 1ST VICE-CHAIRMAN

ATTEST:

KIMBERLY GOBER, SECRETARY

DATED: APRIL 22, 2026