

**NEW YORK CITY HOUSING AUTHORITY**  
**Office of the Corporate Secretary**

*Disposition*  
*Regular Meeting*  
*Tuesday, July 3, 2012*

Authority Minutes

Minutes of Regular Meeting, Wednesday, June 20, 2012

**APPROVED**

1 Approval of Investment Transactions

Location:	Non-Development
Submitting Department:	Treasury
Funding Source:	N/A
Amount:	N/A
Projected Section 3 Hires:	N/A

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Authorization is requested for approval of investment transactions that were performed by the Authority's Treasury Department in accordance with the U.S. Department of Housing and Urban Development Office of Public and Indian Housing Notice PIH 2002-13 for the Quarter Ended March 31, 2012.

**APPROVED**

2 Authorization to Award the Authority's Public Officials Liability Insurance Policy

Location:	Non-Development
Submitting Department:	Risk Finance
Funding Source:	Operating – Federal
Amount:	\$280,000.00
Projected Section 3 Hires:	N/A

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Authorization is requested to award the Authority's \$25M (million) Public Officials Liability Insurance policy, including a \$10M sublimit for Employment Practices Liability coverage, to National Union Fire Insurance Company of Pittsburgh, PA, a subsidiary of American International Group, in excess of the Authority's self-insured retention of \$500,000.00 for a one (1) year term, commencing on August 1, 2012 and continuing through July 31, 2013.

**APPROVED**

3 Award of a Contract for Replacement of Boilers

Location:	WSUR (Brownstones)
Submitting Department:	Capital Projects Administration
Funding Source:	Capital – Federal
Amount:	\$782,974.00
Projected Section 3 Hires:	2

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Authorization is requested to award this contract to the lowest responsive and responsible bidder, Kordun Construction Corp. The first lowest bidder was deemed non-responsive for the submission of an unbalanced bid, by undervaluing the physical construction portion, that it appears unlikely the contractor will be able to perform the contract work satisfactorily.

**APPROVED**

4 Award of a Contract for Elevator Rehabilitation, Maintenance and Service

Location:	Various (Betances III-9a, IV, V and VI)
Submitting Department:	Capital Projects Administration
Funding Source:	Operating & Capital – Federal
Amount:	\$3,250,158.00
Projected Section 3 Hires:	4

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Authorization is requested to award this contract to the lowest responsive and responsible bidder, Robinson Elevator LLC. The first lowest bidder was deemed non-responsive for failing to submit bid security, as required by the contract.

**APPROVED**

5 Award of a Job Order Contract for the Performance of Maintenance Tasks and Minor Construction Projects

Location:	Various (Brooklyn)
Submitting Department:	General Services
Funding Source:	Operating – Federal
Amount:	\$3,000,000.00
Projected Section 3 Hires:	4

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Geomatrix Services, Inc. The job order contract also provides for a one (1) one-year renewal option, to be exercised at the Authority's sole discretion. The first lowest bidder was deemed non-responsive for the submission of an unrealistically low bid that it appears unlikely the contractor will be able to perform the contract work satisfactorily. The second lowest bidder was deemed non-responsible due to being listed as a debarred contractor by the NYS Workers' Compensation Board. The third lowest bidder was deemed non-responsive due to a clause in the job order contract that allows for only two contracts of this type to be awarded to any one vendor.

**APPROVED**

6 Award of a Job Order Contract for the Performance of Maintenance Tasks and Minor Construction Projects

Location:	Various (Bronx)
Submitting Department:	General Services
Funding Source:	Operating – Federal
Amount:	\$2,000,000.00
Projected Section 3 Hires:	4

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Geomatrix Services, Inc. The job order contract also provides for a one (1) one-year renewal option, to be exercised at the Authority's sole discretion. The first lowest bidder was deemed non-responsive for the submission of an unrealistically low bid that it appears unlikely the contractor will be able to perform the contract work satisfactorily. The second lowest bidder was deemed non-responsible due to being listed as a debarred contractor by the NYS Workers' Compensation Board.

**APPROVED**

7 Award of a Job Order Contract for the Performance of Maintenance Tasks and Minor Construction Projects

Location:	Various (Manhattan)
Submitting Department:	General Services
Funding Source:	Operating – Federal
Amount:	\$3,000,000.00
Projected Section 3 Hires:	3

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Gridspan Corporation. The job order contract also provides for a one (1) one-year renewal option, to be exercised at the Authority's sole discretion. The first lowest bidder was deemed non-responsible due to being listed as a debarred contractor by the NYS Workers' Compensation Board.

**APPROVED**

8 Award of a Requirement Contract for Inspection, Testing and Repair to Fire Standpipe and Sprinkler Systems

Location:	Various (Queens & Staten Island)
Submitting Department:	General Services
Funding Source:	Operating – Federal
Amount:	\$2,091,100.68
Projected Section 3 Hires:	1

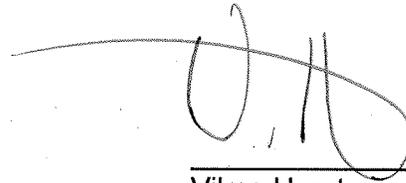
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Authorization is requested to award this requirement contract to the lowest responsive and responsible bidder, Richards Plumbing & Heating Co., Inc. The requirement contract also provides for a one (1) one-year renewal option, to be exercised at the Authority's sole discretion.

**APPROVED**

- 9 Board Member López moved that the Members be authorized to meet in Executive Sessions today and one week from today, to discuss employee disciplinary proceedings, tenancy termination proceedings, grievances, real estate, and financial matters concerning the Authority.

**APPROVED**

A handwritten signature in black ink, appearing to be 'V. Huertas', written over a horizontal line.

Vilma Huertas  
Corporate Secretary