

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

***Regular Meeting***  
***Wednesday, June 29, 2016***

I. Authority Minutes

Adoption of Minutes of Regular Meeting, Wednesday, May 25, 2016

II. Chair's Report

III. General Manager's Report

IV. Authority Calendar

Calendar of Regular Meeting, Wednesday, June 29, 2016

1 Authorization to Approve Investment Transactions

Location:	Non-Development
Administering Department:	Finance – Treasury Operations
Funding Source:	N/A
Amount:	N/A
Projected Section 3 Hires:	N/A

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Authorization is requested to approve the investment transactions that were performed by the Authority's Treasury Department for the Quarter Ended March 31, 2016, in accordance with the US Department of Housing and Urban Development Office of Public and Indian Housing Notice PIH 2002-13.

*N/A = NOT APPLICABLE*

2 Authorization to Enter into an Agreement with Consolidated Edison Company of New York, Inc.

Location:	Various (Brooklyn)
Administering Department:	Capital Projects Division – Energy & Sustainability
Funding Source:	N/A
Amount:	N/A
Projected Section 3 Hires:	N/A

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Authorization is requested to enter into an agreement with Consolidated Edison Company of New York, Inc. ("ConEd") to undertake various electric demand reductions, whereby ConEd will provide the Authority with financial incentives for a total amount not to exceed \$8,249,677.00, pursuant to ConEd's Brooklyn Queens Demand Management Program, commencing on July 1, 2016 and continuing through December 31, 2018, or commencing on such other date as may be determined by the General Manager and continuing for nine hundred thirteen days thereafter.

3 Award of a Job Order Contract for the Installation of Closed Circuit Television and Layered Access Control

Location:	Various (Bronx & Queens)
Administering Department:	Capital Projects Division – City Capital
Funding Source:	Operating & Capital – Federal, State, City & Mixed Finance
Amount:	\$10,000,000.00
Projected Section 3 Hires:	N/A

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Charan Electrical Enterprises, Inc., for the not-to-exceed amount. This job order contract also provides for two (2) one-year renewal options to be exercised at the Authority's sole discretion.

4 Award of a Job Order Contract for the Installation of Closed Circuit Television and Layered Access Control

Location:	Various (Bronx & Queens)
Administering Department:	Capital Projects Division – City Capital
Funding Source:	Operating & Capital – Federal, State, City & Mixed Finance
Amount:	\$10,000,000.00
Projected Section 3 Hires:	N/A

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Charan Electrical Enterprises, Inc., for the not-to-exceed amount. This job order contract also provides for two (2) one-year renewal options to be exercised at the Authority's sole discretion.

5 Award of a Job Order Contract for the Installation of Closed Circuit Television and Layered Access Control

Location:	Various (Manhattan)
Administering Department:	Capital Projects Division – City Capital
Funding Source:	Operating & Capital – Federal, State, City & Mixed Finance
Amount:	\$10,000,000.00
Projected Section 3 Hires:	N/A

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Security Management Systems, Inc., for the not-to-exceed amount. Due to the first lowest bidder's current work load and capacity, Capital Projects Division recommends award to the second lowest bidder. This job order contract also provides for two (2) one-year renewal options to be exercised at the Authority's sole discretion.

6 Award of a Job Order Contract for the Installation of Closed Circuit Television and Layered Access Control

Location:	Various (Manhattan)
Administering Department:	Capital Projects Division – City Capital
Funding Source:	Operating & Capital – Federal, State, City & Mixed Finance
Amount:	\$10,000,000.00
Projected Section 3 Hires:	N/A

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Security Management Systems, Inc., for the not-to-exceed amount. Due to the first lowest bidder's current work load and capacity, Capital Projects Division recommends award to the second lowest bidder. This job order contract also provides for two (2) one-year renewal options to be exercised at the Authority's sole discretion.

7 Award of a Job Order Contract for the Installation of Closed Circuit Television and Layered Access Control

Location:	Various (Brooklyn West & Staten Island)
Administering Department:	Capital Projects Division – City Capital
Funding Source:	Operating & Capital – Federal, State, City & Mixed Finance
Amount:	\$15,000,000.00
Projected Section 3 Hires:	N/A

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Jemco Electrical Contractors, Inc., for the not-to-exceed amount. This job order contract also provides for two (2) one-year renewal options to be exercised at the Authority's sole discretion.

8 Award of a Job Order Contract for the Installation of Closed Circuit Television and Layered Access Control

Location:	Various (Brooklyn East & Staten Island)
Administering Department:	Capital Projects Division – City Capital
Funding Source:	Operating & Capital – Federal, State, City & Mixed Finance
Amount:	\$15,000,000.00
Projected Section 3 Hires:	N/A

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Authorization is requested to award this job order contract to the lowest responsive and responsible bidder, Jemco Electrical Contractors, Inc., for the not-to-exceed amount. This job order contract also provides for two (2) one-year renewal options to be exercised at the Authority's sole discretion.

9 Award of a Contract for Energy Efficiency and Conservation Measures

Location:	Murphy (LLC II)
Administering Department:	Capital Projects Division – Energy & Sustainability
Funding Source:	Capital – Federal
Amount:	\$1,548,000.00
Projected Section 3 Hires:	2

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Authorization is requested to award this contract to the lowest responsive and responsible bidder, Gilston Electrical Contracting Corp.

10 Rejection of All Bids for a Requirement Contract for Roof and Rooftop Brick Repair

Location:	Various (Citywide)
Administering Department:	Capital Projects Division – Construction
Funding Source:	N/A
Amount:	N/A
Projected Section 3 Hires:	N/A

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Rejection of all bids is recommended in the best interest of the Authority.

11 Rejection of All Bids for a Contract for Energy Efficiency and Conservation Measures

Location:	Kingsborough & Kingsborough Extension
Administering Department:	Capital Projects Division – Energy & Sustainability
Funding Source:	N/A
Amount:	N/A
Projected Section 3 Hires:	N/A

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Rejection of all bids is recommended in the best interest of the Authority.

12 Authorization to Submit Rental Assistance Demonstration Applications to HUD for the Conversion of Forty (40) Developments

Location:	Various (Bronx, Brooklyn & Manhattan)
Administering Department:	Development
Funding Source:	N/A
Amount:	N/A
Projected Section 3 Hires:	N/A

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Authorization is requested to submit Rental Assistance Demonstration applications to the United States Department of Housing and Urban Development to convert forty (40) developments located in the boroughs of Bronx, Brooklyn and Manhattan, consisting of approximately 5,200 units, from a Public Housing Annual Contribution Contract to a Section 8 Housing Assistance Payment Contract to facilitate financing for mixed finance rehabilitation transactions.

13 Award of a Requirement Contract for Three-Coat Paint System Modernization for Apartments

Location:	La Guardia, La Guardia Addition & Two Bridges URA (Site 7)
Administering Department:	Operations – Technical Services
Funding Source:	Capital – Federal
Amount:	\$4,844,066.50
Projected Section 3 Hires:	4

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Authorization is requested to award this requirement contract to the lowest responsive and responsible bidder, B.M. Khera Construction, Inc., for the not-to-exceed amount. The first, third and fourth lowest bidders were deemed non-responsive for the submission of unrealistically low bids that it appears unlikely the vendors will be able to perform the contract work satisfactorily and pay prevailing wages. The second lowest bidder was deemed non-responsive for failure to submit the required bid bonds. This requirement contract also provides for a one (1) one-year renewal option to be exercised at the Authority's sole discretion.

14 Award of a Requirement Contract for Three-Coat Paint System Modernization for Apartments

Location:	Wyckoff Gardens, 572 Warren Street & Atlantic Terminal Site 4B
Administering Department:	Operations – Technical Services
Funding Source:	Capital – Federal
Amount:	\$2,868,506.00
Projected Section 3 Hires:	2

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Authorization is requested to award this requirement contract to the lowest responsive and responsible bidder, Raz Interiors Ltd., for the not-to-exceed amount. The first, second and fourth lowest bidders were deemed non-responsive for the submission of unrealistically low bids that it appears unlikely the vendors will be able to perform the contract work satisfactorily and pay prevailing wages. The third lowest bidder was deemed non-responsive for failure to submit the required bid bonds. This requirement contract also provides for a one (1) one-year renewal option to be exercised at the Authority's sole discretion.

15 Authorization to Amend the Agreement with SHI International Corp.

Location:	Various (Citywide)
Administering Department:	IT Business Solutions Technology
Funding Source:	Capital – Federal
Amount:	\$2,507,750.21
Projected Section 3 Hires:	N/A

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Authorization is requested to amend the agreement with SHI International Corp. for 1,001 Interloc Mobile Informer Original Equipment Manufacturer ("OEM") software licenses with one (1) year maintenance services, which did not require initial Board approval for an initial one-year term, to increase the not-to-exceed amount, in order to fund: (i) two (2) additional years of maintenance services for the 1,001 Interloc Mobile Informer OEM software licenses, commencing on April 4, 2017 and continuing through April 3, 2019; and, (ii) an additional 2,499 Interloc Mobile Informer OEM software licenses with three (3) years of maintenance services, commencing on June 30, 2016 and continuing through June 29, 2019, pursuant to the New York State Office of General Services Contract PT65193.

16 Authorization to Enter into an Agreement with Interface Cable Assemblies and Services Corp.

Location:	Non-Development
Administering Department:	IT Infrastructure
Funding Source:	Operating – Federal & Section 8
Amount:	\$2,300,000.00
Projected Section 3 Hires:	N/A

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Authorization is requested to enter into an agreement with Interface Cable Assemblies and Services Corp. for the implementation, maintenance and support of the Authority's wired and wireless infrastructure, commencing on August 28, 2016 and continuing through August 27, 2019, or commencing on such other date as may be determined by the General Manager or the Executive Vice-President and Chief Information Officer and continuing for three (3) years thereafter, for the not-to-exceed amount, pursuant to the terms and conditions of the New York City Department of Health and Mental Hygiene Contract 12IN024601R0X00.