

July 28, 2010

The Regular Meeting of the Philadelphia Housing Authority Board of Commissioners for July was held on Wednesday, July 28, 2010, 3:00 pm, at the Philadelphia Housing Authority, Multipurpose Room, 12 S. 23<sup>rd</sup> Street, Philadelphia, Pennsylvania.

A quorum being present, Commissioner John F. Street, Chairman, called the meeting to order. Upon roll call, those present were as follows:

Present: Commissioner John F. Street, Chairman  
Commissioner/Councilwoman Jannie L. Blackwell  
Commissioner Nellie W. Reynolds, Vice Chairman  
Commissioner Patrick J. Eiding

Absent: Commissioner Debra L. Brady

Also Present: Carl R. Greene, Executive Director  
Shelley R. James, Chief of Staff

Commissioner John F. Street, Chairman, called the meeting to order. With that he asked for remarks from the Executive Director. Mr. Greene, PHA's Executive Director, advised the Commissioners that PHA was presenting four (4) Resolutions to be considered as PHA reached a consensus with the residents at our traditional Pre-Board Meeting.

The next order of business was the approval of May 20, 2010 minutes. Commissioner/Councilwoman Blackwell moved for the adoption of the minutes, for which Commissioner Eiding seconded. The minutes were unanimously adopted. With that, Commissioner John F. Street, Chairman, presided over the remaining agenda.

I hereby certify that this was  
APPROVED BY THE BOARD ON 10/25/10  
  
ATTORNEY FOR PHA

Commissioner/Councilwoman Blackwell moved for the adoption of the following Resolution, which motion was duly seconded by Commissioner Reynolds;

**RESOLUTION NO. 11391**

**RESOLUTION APPROVING MINUTES OF THE REGULAR BOARD OF COMMISSIONERS MEETING  
HELD ON MAY 20, 2010**

**BE IT RESOLVED**, that the minutes of the Board Meeting of the Philadelphia Housing Authority Regular Board Meeting held on May 20, 2010 copies of which have already been provided to the members, be the same are hereby ratified, confirmed and approved.

A vote being taken thereon, the "Ayes" and the "Nays" were as follows:

Present: Commissioner John F. Street, Chairman  
Commissioner/Councilwoman Jannie L. Blackwell  
Commissioner Nellie W. Reynolds, Vice Chairman  
Commissioner Patrick J. Eiding

Absent: Commissioner Debra L. Brady

Also Present: Carl R. Greene, Executive Director  
Shelley R. James, Chief of Staff

Commissioner John F. Street, Chairman thereupon declared the Resolution unanimously adopted.

Commissioner/Councilwoman Blackwell moved for the adoption of the following Resolution, which motion was duly seconded by Commissioner Eiding;

**RESOLUTION NO. 11392**

**RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR, OR HIS DESIGNEE, TO CONCLUDE AND TO EXECUTE CONTRACTS WITH APEX ELECTRICAL SERVICES LLC, ANMAR ELECTRICAL CONTRACTOR, INC., AND CARR AND DUFF, INC., FOR THE PROVISION OF A MASTER CONTRACT FOR ELECTRICAL MAINTENANCE AND REPAIR SERVICES (Solicitation No. P-003991)**

**WHEREAS**, The Philadelphia Housing Authority (PHA) identified a need for a Master Contract for Electrical Maintenance and Repair Services; and

**WHEREAS**, Solicitation No. P-003991 was developed according to established procedures and was properly advertised in the Philadelphia Inquirer and several community newspapers; and

**WHEREAS**, the Solicitation was mailed to the appropriate companies on PHA Bidders' List, and distributed to those who responded to the invitation through the publications; and

**WHEREAS**, Five (5) companies responded to the solicitation by submitting a proposal as follows:

**Apex Electrical Services LLC**  
**Anmar Electrical Contractor, Inc.**  
**Carr and Duff, Inc.**  
Mulhern Electric Company, Inc.  
Showmaker/Synterra (Joint Venture)

**WHEREAS**, the proposals were reviewed and evaluated by the Review Committee and Legal Counsel and the supporting documents were reviewed by the Contracting Officer; and

**WHEREAS**, pursuant to the terms of the solicitation, PHA reserves the right to make multiple awards under the solicitation; and

**WHEREAS**, based upon evaluation, it was recommended that a contract be awarded to each of Apex Electrical Services LLC, Anmar Electrical Contractor, Inc., and Carr & Duff, Inc.; and

**WHEREAS**, it is further recommended that the a contract shall be awarded to each of Apex Electrical Services LLC, Anmar Electrical Contractor, Inc. and Carr & Duff, Inc., each for a five (5) year contract term in an amount not to exceed **FIVE MILLION DOLLARS (\$5,000,000.00)**; provided that PHA shall have an initial option to add an additional funding amount not to exceed **FIVE MILLION DOLLARS (\$5,000,000.00)**, to be exercised upon approval by the Board of Commissioners in PHA's sole discretion; and provided further that PHA shall have a second option to add an additional funding amount not to exceed **FIVE MILLION DOLLARS (\$5,000,000.00)**, to be exercised upon approval by the Board of Commissioners in PHA's sole discretion, for a total amount, if both funding options are exercised and approved by the Board of Commissioners, of **FIFTEEN MILLON DOLLARS (\$15,000,000.00)** per contract.

**BE IT RESOLVED**, by and for The Philadelphia Housing Authority, that the Executive Director, or his designee, is hereby authorized to conclude and to execute a Master Contract with each of Apex Electrical Services, LLC, Anmar Electrical Contractor, Inc., and Carr & Duff, Inc. for the provision of Electrical Maintenance and Repair Services; and