

**THE PHILADELPHIA HOUSING AUTHORITY  
MEETING OF THE BOARD OF COMMISSIONERS  
2013 RIDGE AVE.  
PHILADELPHIA, PA 19121  
THURSDAY, JUNE 18, 2026  
AGENDA**

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- A. Call to Order** – Lynette M. Brown-Sow, Chair
- B. Remarks** – Kelvin A. Jeremiah, President & CEO
- C. Approval of the Minutes** of the Board Meeting held May 21, 2026 as distributed
- D. New Business**
  - 1. RESOLUTION AUTHORIZING CONTRACTS FOR SMALL GENERAL CONTRACTOR MAINTENANCE RELATED SERVICES WITH CG GLOBAL MANAGEMENT SOLUTIONS; MILESTONE CONSTRUCTION MANAGEMENT; TOWNES MECHANICAL SERVICES; AMOR CONSTRUCTION, INC.; VELLNIECE CONSTRUCTION LLC; DKJ CONSTRUCTION INC.; W&W CONTRACTORS, INC.; SPRUCE BUILDERS LLC; AND ROUSE PARKIN & COMPANY**

Dave Walsh
  - 2. RESOLUTION AUTHORIZING CONTRACTS FOR SUPPORT SERVICES FOR ENVIRONMENTAL ENGINEERING WITH VERDANTAS LLC; AECOM TECHNICAL SERVICES, INC.; GZA GEOENVIRONMENTAL, INC.; BRS, INC. (BROWNFIELD REDEVELOPMENT SOLUTIONS, INC.); AND TRC ENVIRONMENTAL CORPORATION**

Dave Walsh
  - 3. RESOLUTION APPROVING THE PHILADELPHIA HOUSING AUTHORITY'S ANNUAL MOVING TO WORK REPORT FOR FISCAL YEAR 2026 FOR SUBMISSION TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT**

Sara Schwartz
- E. Public Comment Period**

## RESOLUTION NO. 1

### **RESOLUTION AUTHORIZING CONTRACTS FOR SMALL GENERAL CONTRACTOR MAINTENANCE RELATED SERVICES WITH CG GLOBAL MANAGEMENT SOLUTIONS; MILESTONE CONSTRUCTION MANAGEMENT; TOWNES MECHANICAL SERVICES; AMOR CONSTRUCTION, INC.; VELLNIECE CONSTRUCTION LLC; DKJ CONSTRUCTION INC.; W&W CONTRACTORS, INC.; SPRUCE BUILDERS LLC; AND ROUSE PARKIN & COMPANY**

**WHEREAS**, the Philadelphia Housing Authority (“PHA”) has identified a need for general contracting services, maintenance related, and a Request for Proposal was developed for the selection of companies to address fulfilling this requirement, according to established procedures and all applicable laws regarding public contracts; and

**WHEREAS**, the Request for Proposal was posted on PHA's website, advertised via local publications and chambers of commerce, mailed to qualified entities on PHA's Outreach List, and distributed to those who responded to the invitation; and

**WHEREAS**, the proposals were reviewed and evaluated by an evaluation committee and the supporting documents were reviewed by the Contracting Officer; and

**WHEREAS**, based upon the consensus evaluation and approval for presentation to the Board after additional review processes, including Board committee and resident leadership review, it is recommended that contracts be awarded to CG Global Management Solutions; Milestone Construction Management; Townes Mechanical Services; Amor Construction, Inc.; VellNiece Construction LLC; DKJ Construction Inc.; W&W Contractors, Inc.; Spruce Builders LLC; and Rouse Parkin & Company; and

**WHEREAS**, work is to be assigned to the nine (9) awardees at the discretion of the Contracting Officer based on need, performance and other legitimate business factors, and may be altered within the terms of the contract at any time during the course of the contract at the discretion of the contracting officer; and

**WHEREAS**, it is recommended that the aggregate amount to be expended under the contracts shall not exceed twenty-five million dollars (\$25,000,000), with a two-year base period and three (3) one-year option periods, as follows:

- 1) The not-to-exceed aggregate amount for the two-year base period is ten million dollars (\$10,000,000); and
- 2) The not-to-exceed aggregate amount for the each of the three (3) one-year option periods is five million dollars (\$5,000,000);

**BE IT RESOLVED**, that the Board of Commissioners hereby authorizes the President & CEO and/or his authorized designee(s) to conclude and execute contracts with CG Global Management Solutions; Milestone Construction Management; Townes Mechanical Services; Amor Construction, Inc.; VellNiece Construction LLC; DKJ Construction Inc.; W&W Contractors, Inc.; Spruce Builders LLC; and Rouse Parkin & Company, for a total aggregate amount not to exceed twenty-five million dollars (\$25,000,000), subject to the availability of funds therefor, as set forth above, and to take all necessary actions relating to such contracts, including determining whether the options available under the contracts shall be exercised.

## RESOLUTION NO. 2

### **RESOLUTION AUTHORIZING CONTRACTS FOR SUPPORT SERVICES FOR ENVIRONMENTAL ENGINEERING WITH VERDANTAS LLC; AECOM TECHNICAL SERVICES, INC.; GZA GEOENVIRONMENTAL, INC.; BRS, INC. (BROWNFIELD REDEVELOPMENT SOLUTIONS, INC.); AND TRC ENVIRONMENTAL CORPORATION**

**WHEREAS**, the Philadelphia Housing Authority (“PHA”) has identified a need for support services for environmental engineering services and a Request for Proposal was developed for the selection of companies to address fulfilling this requirement, according to established procedures and all applicable laws regarding public contracts; and

**WHEREAS**, the Request for Proposal was posted on PHA's website, advertised via local publications and chambers of commerce, mailed to qualified entities on PHA's Outreach List, and distributed to those who responded to the invitation; and

**WHEREAS**, the proposals were reviewed and evaluated by an evaluation committee and the supporting documents were reviewed by the Contracting Officer; and

**WHEREAS**, based upon the consensus evaluation and approval for presentation to the Board after additional review processes, including Board committee and resident leadership review, it is recommended that contracts be awarded to Verdantas LLC; AECOM Technical Services, Inc.; GZA GeoEnvironmental, Inc.; BRS, Inc. (Brownfield Redevelopment Solutions, Inc.); and TRC Environmental Corporation; and

**WHEREAS**, work is to be assigned to the five (5) awardees at the discretion of the Contracting Officer based on need, performance and other legitimate business factors, and may be altered within the terms of the contract at any time during the course of the contract at the discretion of the contracting officer; and

**WHEREAS**, it is recommended that the aggregate amount to be expended under the contracts shall not exceed twenty-one million, three hundred seventy-five thousand dollars (\$21,375,000) with a two-year base period and three (1) one- year option periods, as follows:

- 1) The not-to-exceed aggregate amount for the two-year base period is eight million, five hundred fifty thousand dollars (\$8,550,000);
- 2) The not-to-exceed aggregate amount for the first one-year option period is four million, two hundred seventy-five thousand dollars (\$4,275,000);
- 3) The not-to-exceed aggregate amount for the second one-year option period is four million, two hundred seventy-five thousand dollars (\$4,275,000); and
- 4) The not-to-exceed aggregate amount for the third one-year option period is four million, two hundred seventy-five thousand dollars (\$4,275,000);

**BE IT RESOLVED**, that the Board of Commissioners hereby authorizes the President & CEO and/or his authorized designee(s) to conclude and execute contracts with Verdantas LLC; AECOM Technical Services, Inc.; GZA GeoEnvironmental, Inc.; BRS, Inc.; and TRC Environmental Corporation for a total aggregate amount not to exceed twenty-one million, three hundred seventy-five thousand dollars (\$21,375,000), subject to the availability of funds therefor, as set forth above, and to take all necessary actions relating to such contracts, including determining whether the options available under the contracts shall be exercised.

### RESOLUTION NO. 3

#### RESOLUTION APPROVING THE PHILADELPHIA HOUSING AUTHORITY'S ANNUAL MOVING TO WORK REPORT FOR FISCAL YEAR 2026 FOR SUBMISSION TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

**WHEREAS**, the U.S. Department of Housing and Urban Development ("HUD") requires the Philadelphia Housing Authority ("PHA"), as a participant in the Moving to Work Demonstration Program ("MTW"), to submit an Annual Report on the status of its programs, operations, and finances in a form specified and required by HUD; and

**WHEREAS**, under the MTW Agreement, HUD will assess PHA's performance on an annual basis by comparing, at the end of PHA's fiscal year, its goals as stated in its approved MTW Annual Plan, to its actual performance, as stated in its Annual Report; and

**WHEREAS**, PHA must include in the MTW Annual Report all required elements as described in the MTW Agreement; and

**WHEREAS**, the Annual Report must be submitted ninety (90) days after the end of PHA's fiscal year; and

**WHEREAS**, PHA's fiscal year ended on March 31, 2026 and its Annual Report is due to HUD on or before June 30, 2026; and

**WHEREAS**, PHA has prepared its Annual MTW Report for Fiscal Year 2026, which is ready for timely submission to HUD and which contains all the required elements;

**BE IT RESOLVED**, that the PHA Board of Commissioners hereby approves PHA's Annual Report for the MTW Demonstration Program for Fiscal Year 2026 (period ending March 31, 2026), as distributed to the Board, for submission to HUD, and authorizes the President & CEO and/or his designee(s) to undertake all necessary actions including, but not limited to, responding to HUD comments and requests for additional information, in order to secure HUD acceptance for the MTW Annual Report.