

MINUTES OF THE BOARD MEETING
Thursday, January 14, 2016 – 4:00 P.M.

THE ATLANTIC COUNTY IMPROVEMENT AUTHORITY
1333 Atlantic Avenue, Suite 700
Atlantic City, NJ 08401

In accordance with the provisions of the Open Public Meetings Act (N.J.S.A. 10:4-10), the Board Meeting of the Atlantic County Improvement Authority Board of Commissioners was called to order by Vice-Chairperson, Robert Tarby, Sr., at 4:06 p.m. in the 7th Floor Conference Room at the Atlantic County Improvement Authority, 1333 Atlantic Avenue, Suite 700, Atlantic City, New Jersey 08401.

COMMISSIONERS IN ATTENDANCE

Robert Tarby, Sr., Vice-Chairperson; Neil McPeak, Treasurer; Edwin G. Blake, Secretary; Rev. Milton Hendricks, Commissioner; Joseph Ingemi, Commissioner; and Mayor Don Guardian, Commissioner; were all in attendance.

Roy M. Foster, Chairperson and Mayor John Armstrong, Commissioner, were in attendance, via telephone conference. Mayor Armstrong had voted on action items, and Chairperson Foster did not.

Robert Gross, Commissioner, was absent from the meeting.

OTHERS IN ATTENDANCE

Randolph Lafferty, Esquire; and Bonnie Lindaw, Atlantic County Treasurer.

STAFF IN ATTENDANCE

John C. Lamey, Jr., Executive Director; Lori Riggs, Program Manager; Joseph Giraldo, Program Administrator; Dianilda Torres, Senior Accountant; Robert McGuigan, CDBG Program Coordinator; and Lisa Duffner, Administrative Assistant.

I. OPENING STATEMENT AND ROLL CALL

Vice-Chairperson Tarby read the Notice of Public Meeting and the roll was called.

II. MINUTES

A. Minutes of the December 10th, 2015, Board Meeting Attachment #1

The Board was asked to approve the Minutes of the December 10th, 2015, Board Meeting.

A motion was made by Mr. Ingemi, and seconded by Mayor Guardian, to approve the Minutes of the December 10th, 2015, Board Meeting. By a roll-call vote of 7-0-0, all Board Members were in favor.

B. Minutes of the December 21st, 2016, Special Board Meeting Attachment #2

The Board was asked to approve the Minutes of the December 21st, 2015, Special Board Meeting.

A motion was made by Mr. Ingemi, and seconded by Mayor Guardian, to approve the Minutes of the December 21st, 2015, Special Board Meeting. By a roll-call vote of 7-0-0, all Board Members were in favor.

III. FINANCIAL REPORT

A. Financial Report from November 2015 Attachment #3

The Board was asked to approve, by resolution, the expenditures contained in the Financial Report from November 2015.

A motion was made by Mr. Blake, and seconded by Mayor Guardian, to approve the Financial Report from November 2015. By a roll-call vote of 7-0-0, the resolution was passed by the Board.

IV. EXECUTIVE DIRECTOR'S REPORT

There were no contracts authorized by the Executive Director for an amount under the public bidding threshold (\$17,500) as established pursuant to P.L. 1985 Chapter 469.

V. EXECUTIVE SESSION

Vice-Chairperson Tarby called for a motion to enter into Executive Session.

A motion was made by Mr. Ingemi and seconded by Rev. Hendricks. By a roll-call vote of 7-0-0, all Board Members were in favor.

At the conclusion of the Executive Session the Board returned to Open Session.

V. EXECUTIVE DIRECTOR'S REPORT

A. CONTRACTS AWARDED - Authorized by Executive Director

There were no contracts authorized by the Executive Director for an amount under the the public bidding threshold (\$17,500) as established pursuant to P.L. 1985 Chapter 469.

VI. GOLF COURSE OPERATIONS

Attachment #4

A. Vehicle Purchase

The Board was asked to authorize a resolution authorizing the purchase of a pick-up truck and trailer for the purpose of travel and equipment transport between the John F. Gaffney Green Tree Golf Course and the Links at Brigantine Golf Course for a not to exceed amount of \$30,000.

A motion was made by Mr. Blake, and seconded by Mr. McPeak to approve the resolution. By a roll-call vote of 7-0-0, the resolution was passed by the Board.

VII. PROJECT MANAGEMENT

A. Demolition Contractor Pool

Attachment #5

The Board was asked to approve a resolution appointing a pool of Demolition Contractors.

Executive Director Lamey reported that the Authority issued a request for qualifications for demolition contractors for participation in a pool of Demolition Contractors for the Demolition Program for to provide demolition services in emergency situations.

On January 7, 2016, received five (5) responses were received from: 1) Iaconelli Contracting of Pleasantville; 2) Winzinger, Inc. of Hainesport; 3) Transformation Enterprises of Egg Harbor Township; 4) JPC Group of Blackwood; and 5) Earthtech Contracting of Ocean View. All five (5) participated in last year's pool, meet the qualifications and are recommended for appointment.

A motion was made by Mr. Blake, and seconded by Rev. Hendricks, to approve the resolution. By a roll-call vote of 7-0-0, the resolution was passed by the Board.

B. Demolition Agreement – Transformation Enterprises, Inc.

Attachment #6

The Board was asked to authorize the Executive Director to execute an agreement with Transformation Enterprises, Inc., for the Demolition of 27 N. Virginia Avenue, Block 301, Lot 76, in Atlantic City for an amount not to exceed \$33,550.

A motion was made by Mr. Blake, and seconded by Mr. Hendricks, to approve the resolution. By a roll-call vote of 7-0-0, the resolution was passed by the Board.

C. Loan Documents with CRDA

Attachment #7

The Board was asked to adopt a resolution authorizing the Executive Director to execute the Loan Agreement, and other required documents related to the loan, in the amount of \$12 million from the Casino Reinvestment Development Authority to the Atlantic County Improvement Authority to fund the additional components of the Boardwalk Improvement Project.

A motion was made by Rev. Hendricks, and seconded by Mr. McPeak, to approve the resolution. By a roll-call vote of 6-0-1, with Mayor Armstrong abstaining from the vote, the resolution was passed by the Board.

**D. Contract Award – Boardwalk Improvement Project
– Calvi Electric**

Attachment #8

The Board was asked to adopt a resolution authorizing the award of the Capital Improvement Project to the Atlantic City Boardwalk Corridor Lighting & Video Surveillance Improvements to Calvi Electric for an amount not to exceed \$7,649,000.

A motion was made by Mr. McPeak, and seconded by Rev. Hendricks, to approve the resolution. By a roll-call vote of 7-0-0, the resolution was passed by the Board.

VIII. ECONOMIC DEVELOPMENT

**A. Memorandums of Understanding -
Atlantic County - E.D. Funding**

Attachment #9

The Board was asked to authorize the Executive Director to enter into two separate Memorandums of Understanding with 1) the Atlantic County Economic Alliance to disburse funds in the amount of \$500,000.00/year for three years, and 2) with the Stockton Aviation Research and Technology Park Corporation to disburse funds in the amount of \$300,000.00/year for three years concerning to the County funds from the Atlantic County Utilities Authority, and allocated to support the two (2) entities.

Executive Director Lamey informed the Board that the funds are being provided by Atlantic County by virtue of the Memorandum of Understanding that was adopted last month and that the Authority will be responsible to monitor the expenditure of those funds in accordance with the MOUs.

A motion was made by Mr. Blake, and seconded by Mr. Armstrong, to approve the resolution. By a roll-call vote of 6-0-1, with Mr. Ingemi recusing himself from the vote, the resolution was passed by the Board.

B. Economic Development Consultant

Attachment #10

The Board was asked to authorize an agreement with AngelouEconomics, Inc., to provide assistance in the form of advice and guidance to the Atlantic County Economic Development Alliance (ACEDA) for an amount not to exceed \$35,000, which will be reimbursed by the corporation once its funds are available.

A motion was made by Mr. Blake, and seconded by Mr. McPeak, to approve the resolution. By a roll-call vote of 6-0-1, with Mr. Ingemi recusing himself from the vote, the resolution was passed by the Board.

IX. COMMUNITY DEVELOPMENT

Attachment #11

A. Consultant Contract for FY 2016

The Board was asked to authorize the Executive Director to renew the agreement with Triad Associates for consulting services for the Community Development Block Grant and HOME Investment Partnership Programs for the period of January 1, 2016 to February 28, 2017 for an amount not to exceed \$53,400.00.

A motion was made by Mr. Ingemi, and seconded by Mr. McPeak, to approve the resolution. By a roll-call vote of 7-0-0, the resolution was passed by the Board.

X. PUBLIC COMMENTS

There were no public comments at the meeting.

XI. ADJOURNMENT

A motion was made by Mr. Blake and seconded by Rev. Hendricks, to adjourn the meeting at 4:45 p.m. By a roll-call vote of 7-0-0, all Board Members were in favor to adjourn the meeting.

Respectfully,

Edwin G. Blake, Secretary