

CAMDEN COUNTY IMPROVEMENT AUTHORITY
BOARD MEETING
May 11, 2023

The meeting of the Camden County Improvement Authority was held on May 11, 2023 by teleconference call at the offices of the Authority, Camden County Courthouse, 520 Market Street, 6th Floor, Camden, New Jersey at 8:00 a.m. Chairman Rohrer presided over the meeting, and Maryanne Manning recorded the minutes thereof:

Chairman Rohrer called the meeting to order at 8:00 a.m. and began the meeting with the Pledge of Allegiance.

Ms. Manning called the roll:

Mr. Schooley
Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

PRESENT: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

ALSO PRESENT: Mr. James Lex, Executive Director
Mr. David Patterson, Solicitor
Ms. Debra DiMattia, Chief Financial Officer
Mr. Harry Collins, Deputy Director of Project Management
Ms. Nicole Fallon, Office Manager
Ms. Lisa Anthony, Aide to Commissioner Cappelli

PUBLIC: Ms. Marge DellaVecchia, Vice President PS&S

Ms. Manning read the Notice in Accordance with the Open Public Meetings Law.
NOTICE IN ACCORDANCE WITH THE OPEN PUBLIC MEETINGS LAW.
PUBLIC NOTICE OF THE TIME AND DATE FOR THIS MEETING
APPEARED IN RESOLUTION #149-22 DATED DECEMBER 8, 2022. THIS
NOTICE WAS MAILED TO THE COURIER POST AND THE SOUTH
JERSEY TIMES NEWSPAPER AS A LEGAL NOTICE IN COMPLIANCE
WITH THE OPEN PUBLIC MEETINGS ACT. IT IS ALSO POSTED ON THE
AUTHORITY BULLETIN BOARD AND FILED WITH THE CAMDEN
COUNTY CLERK. IN LIEU OF IN PERSON ATTENDANCE, THE PUBLIC
MAY ATTEND AND JOIN THIS MEETING VIA MICROSOFT TEAMS
MEETING, AT THE NUMBER(S) LISTED BELOW. IN ADDITION, NOTICE

THAT THIS MEETING WAS BEING HELD BY CONFERENCE CALL WAS SENT TO THE COURIER POST AND SOUTH JERSEY TIMES NEWSPAPERS, POSTED ON THE DOOR OF THE IMPROVEMENT AUTHORITY AND THE IMPROVEMENT AUTHORITY WEBPAGE.

TAKE FURTHER NOTICE, THAT ANYONE FROM THE PUBLIC WISHING TO SPEAK WILL BE PERMITTED DURING THE PUBLIC PARTICIPATION PORTION OF THE MEETING. THERE WILL BE A CLOSED SESSION.

Microsoft Teams Meeting

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Before voting on the April 13, 2023 minutes, Mr. Patterson told the Commissioners that the minutes were sent to the County Commissioner Board for review as required by law and no veto of the minutes was received within the 10-day time period. Therefore, the minutes may be approved as submitted.

Motion was made by **Mr. Stevenson**, seconded by **Mr. Tait**, with **four ayes**, to approve the minutes from the April 13, 2023 Board Meeting

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYS: None

ABSTAIN: None

Motion was made by **Mr. Stevenson**, seconded by **Mr. Tait**, with **four ayes**, to approve the closed session minutes from the April 13, 2023 Board Meeting

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYS: None

ABSTAIN: None

Mr. Lex verbally presented the Executive Director's Report to the Commissioners

After review and discussion and upon motion by **Mr. Tait**, seconded by **Mr. Stevenson**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 67- 23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY AUTHORIZING AND APPROVING THE EXECUTION AND DELIVERY OF AN AMEDMENT TO THE BOND AGREEMENT AND AN AMENDED AND RESTATED BOND IN CONNECTION WITH THE AUTHORITY'S REVENUE BOND (CAMDEN PARKING FACILITY PROJECT) SERIES 2006; AND AUTHORIZING CERTAIN ACTIONS IN CONNECTION THEREWITH

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYES: None

ABSTAIN: None

Approving the execution and delivery of an amendment to the Bond Agreement and an amended Restated Bond in connection with the Authority's Revenue Bond (Camden Parking Facility Project), Series 2006

After review and discussion and upon motion by **Mr. Stevenson**, seconded by **Mr. Tait**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 68-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
APPOINTING ENVIRONMENTAL COUNSEL FOR 1800 DAVIS STREET PROJECT

AYES: Mr. Spearman ABSENT: Mr. Schooley
Mr. Stevenson
Mr. Tait
Chairman Rohrer

NAYES: None ABSTAIN: None

Appointing Cozen O'Connor as Environmental Counsel for the 1800 Davis Street Project

After review and discussion and upon motion by **Mr. Stevenson**, seconded by **Mr. Spearman**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 69-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
APPROVING A SHARED SERVICES AGREEMENT WITH THE BOROUGH OF
CHESILHURST

AYES: Mr. Spearman ABSENT: Mr. Schooley
Mr. Stevenson
Mr. Tait
Chairman Rohrer

NAYES: None ABSTAIN: None

Approving a Shared Services Agreement with the Borough of Chesilhurst for Project and Facility Management Services

After review and discussion and upon motion by **Mr. Stevenson**, seconded by **Mr. Spearman**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 70-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
APPROVING A SHARED SERVICES AGREEMENT WITH THE BOROUGH OF
GIBBSBORO

AYES: Mr. Spearman ABSENT: Mr. Schooley
 Mr. Stevenson
 Mr. Tait
 Chairman Rohrer

NAYES: None ABSTAIN: None

Approving a Shared Services Agreement with the Borough of Gibbsboro for Project and Facility Management Services

After review and discussion and upon motion by **Mr. Spearman**, seconded by **Mr. Stevenson**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 71-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
EXTENDING COMPETITIVE CONTRACT TO PROPERTY REGISTRATION
CHAMPIONS, LLC

AYES: Mr. Spearman ABSENT: Mr. Schooley
 Mr. Stevenson
 Mr. Tait
 Chairman Rohrer

NAYES: None ABSTAIN: None

Extending the competitive contract to Property Registration Champions, LLC

After review and discussion and upon motion by **Mr. Stevenson**, seconded by **Mr. Tait**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 72-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING EXTENSION OF THE FY 2022 LEGISLATIVE GRANTS-IN-AID
GRANT AGREEMENT WITH THE DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYES: None

ABSTAIN: None

Extending the FY 2022 Legislative Grants-In-and Grant Agreement with the Department of Community Affairs Division of Local Government Services to December 31, 2023

After review and discussion and upon motion by **Mr. Tait**, seconded by **Mr. Spearman**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 73-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING THE HIRING OF PART TIME EMPLOYEES FOR THE COUNTY
GOLF ACADEMY

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYES: None

ABSTAIN: None

Authorizing the hiring of part time employees for the County Golf Academy. Kaylin Beach @ \$15.00/hour with a start date of 5/6/23; Cole Clark @ \$15.00/hour with a start date of 5/13/23; James O'Connor @ \$15.00/hour with a start date of 5/13/23 and Michael Mariano @ \$15.00/hour with a start date of 5/13/23

After review and discussion and upon motion by **Mr. Stevenson**, seconded by **Mr. Spearman**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 74-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
INCREASING SALARY OF JOHN MCPEAK AT THE COUNTY GOLF ACADEMY

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYES: None

ABSTAIN: None

Approving a salary increase to John McPeak at the County Golf Academy to \$18.50/hour effective 5/15/23

After review and discussion and upon motion by **Mr. Stevenson**, seconded by **Mr. Spearman**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 75-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
APPROVING OR RATIFYING THE AUTHORITY OPERATING AND PROJECT
EXPENDITURES

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYES: None

ABSTAIN: None

After review of the Operating and Project expenditures, Chairman Rohrer asked if all expenses were in budget to which Ms. DiMattia confirmed

*Chairman Rohrer opened the floor to the public at **8:22 a.m.** Ms. Marge Della Vecchia just wanted to comment that the progress of the Clementon Project is going well*

After review and discussion and upon motion by **Mr. Stevenson**, seconded by **Mr. Spearman**, with **four ayes**, the following Resolution was adopted:

RESOLUTION 76-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY TO GO INTO CLOSED SESSION

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYES: None

ABSTAIN: None

The Commissioners went into Closed Session at 8:22 a.m. to discuss a personnel matter

A motion was made by Mr. Stevenson, seconded by Mr. Tait, with four ayes to return to Open Session at 8:28 a.m.

Walk on Resolution

After review and discussion and upon motion by **Mr. Spearman**, seconded by **Mr. Tait** with **four ayes**, the following Resolution was adopted:

RESOLUTION 77-23

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY AUTHORIZING THE HIRING OF KIMBERLY MCGINNIS AS NURSE

AYES: Mr. Spearman
Mr. Stevenson
Mr. Tait
Chairman Rohrer

ABSENT: Mr. Schooley

NAYES: None

ABSTAIN: None

Authorizing the hiring of Kimberly McGinnis as a nurse at \$52.41/hour

A motion was made by **Mr. Spearman**, seconded by **Mr. Tait**, with **four ayes** to adjourn the meeting at **8:29 a.m.**

Respectfully Submitted,

A handwritten signature in cursive script, appearing to read "Maryanne Manning".

Maryanne Manning
Board Secretary