

CAMDEN COUNTY IMPROVEMENT AUTHORITY
BOARD MEETING
November 15, 2018

The meeting of the Camden County Improvement Authority was held on November 15, 2018 at the offices of the Authority, 2220 Voorhees Town Center, Voorhees New Jersey at 8:00 a.m. Chairman Hosey presided over the meeting, and Maria Mamas recorded the minutes thereof:

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

Ms. Mamas called the roll:

Ms. Rohrer
Mr. Schooley
Mr. Spearman
Mr. Stevenson
Chairman Hosey

PRESENT: Mr. Spearman (via telephone)
Mr. Stevenson
Chairman Hosey

ABSENT: Ms. Rohrer
Mr. Schooley

ALSO PRESENT: Mr. Christopher A. Orlando, Interim Executive Director
Mr. James Lex, Chief Operating Officer
Mr. David Patterson, Solicitor
Ms. Debra DiMattia, Chief Financial Officer
Mr. Michael Hagarty, Director of Project Management
Ms. Jennifer Bonaccorsi, Assistant Dir. of Project Mgmt.

Ms. Mamas read the Notice in accordance with the open public meetings law. Public Notice of the Time and Date for this meeting appeared in Resolution #184-17 dated December 14, 2017. 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.

Before voting on the October minutes, Mr. Patterson told the Commissioners that the minutes were sent to the County Freeholder 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. Spearman**, with three ayes, to approve the minutes from the October 11, 2018 Board Meeting

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYS:	None	ABSTAIN:	None
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Mr. Orlando verbally presented the Executive Director's Report to the Commissioners.

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

RESOLUTION 149-18

BOND RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY AUTHORIZING THE ISSUANCE AND SALE OF UP TO \$3,500,000 AGGREGATE PRINCIPAL AMOUNT OF THE AUTHORITY'S COUNTY GUARANTEED REVENUE BONDS (FLORIO LAND ACQUISITION PROJECT), SERIES 2018, IN ONE OR MORE SERIES, ON A TAXABLE BASIS; MAKING CERTAIN DETERMINATIONS AND APPROVALS WITH RESPECT TO SAID BONDS; AND AUTHORIZING CERTAIN ACTIONS

AYES:	Mr. Spearman Ms. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Authorizing the issuance and sale of up to \$3,500,000 aggregate principal amount of the Authority's County Guaranteed Revenue Bonds (Florio Land Acquisition Project), Series 2018 on one or more series, on a taxable basis

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

RESOLUTION 150-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AWARDING A CONTRACT TO R.E. PIERSON CONSTRUCTION CO. FOR THE
BASEBALL STADIUM DEMOLITION PROJECT

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Awarding a contract to R.E. Pierson Construction Co. for the Baseball Stadium Demolition Project in an amount of \$939,300.00.

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

RESOLUTION 151-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING CANCELLATION OF BIDS FOR 101 HADDON AVENUE 4TH AND
5TH FLOOR DEMOLITION PROJECT

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Authorizing the cancellation of bids for 101 Haddon Avenue 4th and 5th Floor Demolition Project

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

RESOLUTION 152-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AMENDING RESOLUTION 113-18 AUTHORIZING AWARD OF CONTRACT TO
McBROTHERS OVERHEAD DOORS FOR INSTALLATION OF SECURITY GATE
AT THE CCIA PARKING CENTER IN CAMDEN

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Amending Resolution 113-18 authorizing award of contract to McBrothers Overhead Doors for installation of security gate at the CCIA Parking Center in Camden in an amount of \$21,494.08.

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

RESOLUTION 153-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING AN AWARD OF CONTRACT FOR ARCHITECTURAL DESIGN
SERVICES FOR ELEVATORS AT THE CCIA PARKING CENTER

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Authorizing an award of contract to City Invincible for Architectural Design Services for elevators at the CCIA Parking Center in an amount of \$6,995.00.

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

RESOLUTION 154-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AMENDING A CONSTRUCTION CONTRACT WITH MARV WATERPROOFING
TO PERMIT ALLOWANCE AMOUNT OF \$15,000.00 TO BE INCLUDED IN THE
PAYMENT REQUEST

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT: Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN: None
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Amending a construction contract with Maarv Waterproofing to permit allowance of an additional amount of \$15,000.00 to be included in the payment request

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

RESOLUTION 155-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING AN AWARD OF CONTRACT TO BACH ASSOCIATES FOR
ENGINEERING AND DESIGN SERVICES FOR THE CAMDEN'S CHARTER
SCHOOL NETWORK MASTERPLAN PROJECT

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT: Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN: None
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Authorizing an award of contract to Bach Associates for Engineering and Design Services for the Camden's Charter School Network Master Plan Project in an amount of \$250,000.00.

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

RESOLUTION 156-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
APPROVING A CONTRACT WITH HARDENBERGH INSURANCE GROUP FOR
PROJECT MANAGERS ERRORS AND OMISSIONS POLICY

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Approving renewal of contract with Hardenbergh Insurance Group for Project Managers Errors an Omissions Policy in an amount of \$31,750.00.

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

RESOLUTION 157-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING A CHANGE ORDER TO THE CONTRACT WITH TWO BROTHERS
CONTRACTING, INC. FOR DEMOLITION OF 200-220 SOUTH BROADWAY

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Authorizing a change order to the contract with Two Brothers Contracting, Inc. for demolition of 200-202 South Broadway in the City of Camden in an amount of \$31,202.50.

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

RESOLUTION 158-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING THE RENEWAL OF ITS MEMBERSHIP IN THE CAMDEN
COUNTY INSURANCE COMMISSION

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Authorizing the renewal of the Authority's membership in the Camden County Insurance Commission

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

RESOLUTION 159-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY
AMENDING AN AGREEMENT BY AND BETWEEN THE AUTHORITY AND PS&S
FOR ADDITIONAL CLOSELY RELATED ARCHITECTURAL AND ENGINEERING
DESIGN SERVICES FOR THE RENOVATIONS AND IMPROVEMENTS TO 101
HADDON AVENUE FOR AN ADDITIONAL SUM OF \$195,150.00

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Amending an agreement with PS&S for Architectural and Engineering Design Services for the Renovations and Improvements at 101 Haddon Avenue in the city of Camden for an additional sum of \$191,150.00.

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

RESOLUTION 160-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY AUTHORIZING A MEMORANDUM OF UNDERSTANDING BETWEEN THE CAMDEN COUNTY IMPROVEMENT AUTHORITY, THE CAMDEN COUNTY MUNICIPAL UTILITIES AUTHORITY, RUTGERS UNIVERSITY AND COOPERS FERRY FOR PROVIDING PROJECT MANAGEMENT SERVICES FOR THE DEMOLITION OF THE BASEBALL STADIUM

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Authorizing a Memorandum of Understanding between the Authority, The CCMUA, Rutgers University and Coopers Ferry related to demolition of the Baseball Stadium and development of the Athletic Field Project and financing applicable to same

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

RESOLUTION 161-18

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY AUTHORIZING AN AMENDMENT TO THE ERI CONTRACT FOR OFF-SITE TESTING AT THE CROSSROADS PROJECT TO COMPLY WITH NJDEP PERMIT REQUIREMENTS

AYES:	Mr. Spearman Mr. Stevenson Chairman Hosey	ABSENT:	Ms. Rohrer Mr. Schooley
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NAYES:	None	ABSTAIN:	None
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Authorizing an amendment to the ERI contract for off-site testing at the Crossroads Project to comply with NJDEP permit requirements in an amount of \$22,000.00.

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

RESOLUTION 162-18

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

AYES: Mr. Spearman
Mr. Stevenson
Chairman Hosey

ABSENT: Ms. Rohrer
Mr. Schooley

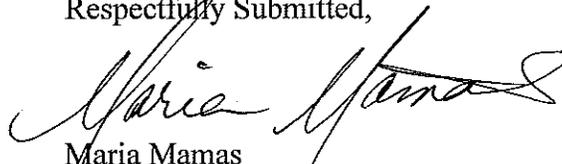
NAYES: None

ABSTAIN: None

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

Chairman Hosey opened the floor to the public. Since there was no discussion from the public, a motion was made by **Chairman Hosey**, seconded by **Mr. Stevenson**, with three ayes, to adjourn the meeting at **8:20 a.m.**

Respectfully Submitted,



Maria Mamas
Recording Secretary