

CAMDEN COUNTY IMPROVEMENT AUTHORITY  
BOARD MEETING  
September 9, 2021

The meeting of the Camden County Improvement Authority was held on September 9, 2021 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 Maryanne Manning 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. Manning called the roll:

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

PRESENT: Ms. Rohrer  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

ABSENT: Mr. Stevenson

ALSO PRESENT: Mr. James Lex, Chief Operating Officer  
Mr. David Patterson, Solicitor  
Ms. Debra DiMattia, Chief Financial Officer  
Mr. Michael Hagarty, Director of Project Management

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

Ms. Manning read the Notice in accordance with the Open Public Meetings Law. Public Notice of the Time and Date for this meeting appeared in Resolution #113-20 dated December 10, 2020. 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 addition, notice that this meeting was being held by conference call due to the covid-19 emergency was sent to the Courier Post and South Jersey Times newspapers, posted on the door of the Improvement Authority and the Improvement Authority webpage. The dial in numbers are 1-888-204-5987, access code 2936370. 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.

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Before voting on the August 12, 2021 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.

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Motion was made by **Mr. Schooley**, seconded by **Mr. Spearman**, with **four ayes**, to approve the minutes from the August 12, 2021 Board Meeting

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

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After review and discussion and upon motion by **Chairman Hosey**, seconded by **Ms. Rohrer**, with **four ayes**, the following Resolution was adopted:

**RESOLUTION 95-21**

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY  
APPROVING A SHARED SERVICES AGREEMENT WITH THE BOROUGH OF  
COLLINGSWOOD FOR PROJECT MANAGEMENT SERVICES FOR THE  
PROPOSED RENOVATIONS AND IMPROVEMENTS TO THE COLLINGSWOOD  
GRAND BALLROOM AND SCOTTISH RITE AUDITORIUM

AYES:	Ms. Rohrer Mr. Schooley Mr. Spearman Chairman Hosey	ABSENT:	Mr. Stevenson
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NAYES:	None	ABSTAIN:	None
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*Approving a Shared Services Agreement with the Borough of Collingswood for Project Management Services for proposed renovations and improvements to the Collingswood Grand Ballroom and Scottish Rite Auditorium*

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

**RESOLUTION 96-21**

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY  
AUTHORIZING USE OF COMPETITIVE CONTRACTING FOR THE  
PROCUREMENT OF A PROFESSIONAL FIRM TO PROVIDE PARKING  
MANAGEMENT SERVICES FOR VARIOUS COUNTY PARKING LOTS FOR THE  
CAMDEN COUNTY IMPROVEMENT AUTHORITY

AYES: Ms. Rohrer ABSENT: Mr. Stevenson  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

NAYES: None ABSTAIN: None

*Authorizing the use of Competitive Contracting by the Authority to obtain Requests for Proposal for the purpose of providing Parking Management Services for various County parking lots*

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

**RESOLUTION 97-21**

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY  
APPROVING A SHARED SERVICES AGREEMENT WITH THE COUNTY OF  
CAMDEN TO PROVIDE PROCUREMENT MANAGEMENT SERVICES

AYES: Ms. Rohrer ABSENT: Mr. Stevenson  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

NAYES: None ABSTAIN: None

*Approving a Shared Services Agreement with the County of Camden to provide Procurement Management Services*

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

**RESOLUTION 98-21**

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORIZING FIRST SUPPLEMENTAL RESOLUTION TO: (I) A BOND RESOLUTION ADOPTED ON OCTOBER 9, 2014; AND (II) A BOND RESOLUTION ADOPTED ON OCTOBER 15, 2015; AUTHORIZING THE ISSUANCE OF REFUNDING BOND UNDER SAID BOND RESOLUTIONS; AMENDING, SUPPLEMENTING AND CLARIFYING CERTAIN PROVISIONS OF SAID BOND RESOLUTIONS; AND TAKING RELATED ACTIONS

AYES: Ms. Rohrer  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

ABSENT: Mr. Stevenson

NAYES: None

ABSTAIN: None

*Authorizing the first supplemental resolution and issuance of refunding bonds (County Capital Program)*

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

**RESOLUTION 99-21**

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY APPROVING AN ACCESS AGREEMENT FOR THE USE OF THE JOINT BOARD LOT FOR THE HSC PARKING GARAGE PROJECT

AYES: Ms. Rohrer  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

ABSENT: Mr. Spearman

NAYES: None

ABSTAIN: None

*Approving an Access Agreement for use of the Joint Board Lot for the HSC Parking Garage Project*

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

**RESOLUTION 100-21**

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY  
APPROVING A SHARED SERVICES AGREEMENT WITH THE TOWNSHIP OF  
WATERFORD FOR REDEVELOPMENT SERVICES

AYES: Ms. Rohrer ABSENT: Mr. Stevenson  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

NAYES: None ABSTAIN: None

*Approving a Shared Services Agreement with the Township of Waterford for  
Redevelopment Planning Services*

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

**RESOLUTION 101-21**

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY  
EXTENDING A CONTRACT WITH COMPASS ENERGY PLATFORM, LLC FOR  
THE UNDERTAKING OF A FEASIBILITY STUDY FOR THE PROPOSED MICRO-  
GRID PROJECT AS SET FORTH IN THE CAMDEN WATERFRONT SOUTH  
MICRO-GRID REHABILITATION PLAN

AYES: Ms. Rohrer ABSENT: Mr. Stevenson  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

NAYES: None ABSTAIN: None

*Approving a one (1) year extension of the Contract with Compass Energy Platform, LLC  
to continue to undertake the feasibility study for the proposed Micro-Grid Project as set  
forth in the Camden Waterfront South Micro-Grid Rehabilitation Plan*

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

**RESOLUTION 102-21**

RESOLUTION OF THE CAMDEN COUNTY IMPROVEMENT AUTHORITY  
APPROVING A CONTRACT WITH HARDENBERGH INSURANCE GROUP FOR  
GENERAL/GARAGE LIABILITY AND EXCESS LIABILITY INSURANCE  
COVERAGE FOR THE AUTHORITY'S CITY OF CAMDEN PARKING GARAGE  
(COOPER HOSPITAL)

AYES: Ms. Rohrer  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

ABSENT: Mr. Stevenson

NAYES: None

ABSTAIN: None

*Approving a contract with Hardenbergh Insurance Group for General/Garage Liability and Excess Liability Insurance coverage for the Authority's City of Camden Parking Garage located at Cooper Hospital*

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

**RESOLUTION 103-21**

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

Ms. Rohrer  
Mr. Schooley  
Mr. Spearman  
Chairman Hosey

ABSENT: Mr. Stevenson

NAYES: None

ABSTAIN: None

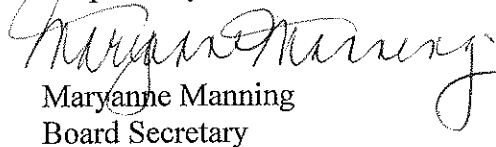
*After review of the Operating and Project expenditures, Chairman Hosey asked if all expenses were in budget to which Ms. DiMattia confirmed*

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**Chairman Hosey** opened the floor to the public at **8:24a.m.** Ms. Marge DellaVecchia had two (2) questions: 1) Regarding Resolution A who was awarded to do the plans and specifications for the renovations at the Collingswood Scottish Rite? Mr. Michael Hagarty replied a contract has not been awarded yet and that preparing a survey and budget are the first step. Ms. DellaVecchia asked who would be doing the survey to which Mr. Hagarty replied it is being done in house. 2) Also, regarding Resolution F what area in Waterford is being focused on for redevelopment? Mr. Hagarty replied the area is Atco Avenue from the White Horse Pike to Second Street.

Since there were no other questions or comments, a motion was made by **Ms. Rohrer**, seconded by **Mr. Schooley** with **four** ayes, to adjourn the meeting at **8:26 a.m.**

Respectfully Submitted,



Maryanne Manning  
Board Secretary