

UNION COUNTY IMPROVEMENT AUTHORITY

MEETING MINUTES

Wednesday, October 8th, 2008

7:00 PM

Call to Order was made by Chairman Anthony Scutari at 7:15 PM.

Pledge of Allegiance was lead by Chairman Scutari.

The Notice of Compliance with the Open Public Meetings Act was read by Executive Director Charlotte DeFilippo.

Chairman Scutari asked for roll call. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner, Walter Boright and, Commissioner Vollero were absent.

Chairman Scutari asked for a motion for approval of Minutes for the September 10th, 2008 meeting. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 63-2008

**RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING THE ISSUANCE OF A REQUEST FOR
QUALIFICATIONS/PROPOSALS FROM REDEVELOPERS FOR THE SALE
AND REDEVELOPMENT OF PROPERTIES OWNED BY THE AUTHORITY
ON BLOCK 449 IN THE SOUTH WOOD AVENUE REDEVELOPMENT AREA,
LINDEN, NEW JERSEY**

Chairman Scutari asked for a motion for approval of Resolution 63-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the

affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 64-2008

**RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING THE PREPARATION AND ISSUANCE OF BID
SPECIFICATIONS FOR THE REMOVAL OF UNDERGROUND STORAGE
TANKS AND ASSOCIATED CONTAMINATED SOIL FOR PROPERTIES
LOCATED ON BLOCK 449 IN THE SOUTH WOOD AVENUE
REDEVELOPMENT AREA, LINDEN, NEW JERSEY**

Jonathan Williams, Esq. from DeCotiis, FitzPatrick, Cole & Wisler, LLP stated that Resolution 64-2008 was for the removal of underground storage tanks on Block 449, South Wood Avenue, Linden.

Vice Chairman Miskiewicz asked if the demolition had removed the tanks. Jonathan Williams, Esq. from DeCotiis, FitzPatrick, Cole & Wisler, LLP stated that the Department of Environmental Protection did not sign-off on the removal of the tanks. Moving forward the funding will be coming from eminent domain, the former developers.

Chairman Scutari asked for a motion for approval of Resolution 64-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 65-2008

**RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING THE MAKING OF AN APPLICATION TO THE NEW JERSEY
ENVIRONMENTAL TRUST IN CONNECTION WITH THE AUTHORITY'S
PROPOSED FINANCING OF THE SHACKAMAXON STORMWATER
MANAGEMENT PROJECT**

Chairman Scutari asked for a motion for approval of Resolution 65-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 66-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY AUTHORIZING THE MAKING OF AN APPLICATION TO THE LOCAL FINANCE BOARD PURSUANT TO N.J. S. A. 40:37A-54(a) AND (h), N.J.S.A. 40A:5A-6 AND N.J.S.A. 58:11B-9(a) IN CONNECTION WITH THE AUTHORITY'S PROPOSED FINANCING OF THE SHACKAMAXON STORMWATER MANAGEMENT PROJECT

Chairman Scutari asked for a motion for approval of Resolution 66-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 67-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY APPROVING CHANGE ORDER NO. 1 TO THE CONTRACT WITH W.D. SNYDER CO. FOR THE CONSTRUCTION OF A NEW CITY OF LINDEN FIRE STATION NO. 1 LOCATED AT 302 SO. WOOD AVE., LINDEN, NEW JERSEY

Executive Director Charlotte DeFilippo stated that the contract called for @ \$80,000.00 over the original bid. Executive Director DeFilippo stated that a lesser sum was negotiated.

Chairman Scutari asked for a motion for approval of Resolution 67-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 68-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY AUTHORIZING CHANGE ORDER NO. 1 IN CONNECTION WITH THE CONSTRUCTION OF A NEW CITY OF LINDEN FIRE STATION NO. 3 LOCATED AT 1205 EAST ELIZABETH AVENUE, LINDEN, NEW JERSEY

Chairman Scutari asked for a motion for approval of Resolution 68-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John

Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 69-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY APPROVING PROPOSAL OF PMK GROUP FOR ENVIRONMENTAL MANAGEMENT FOR FIRE STATION NO. 3, LINDEN, NEW JERSEY

Resolution 69-2008 was removed from the agenda at the request of General Council and will be considered at a subsequent meeting.

RESO 70-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY AUTHORIZING AN AMENDMENT TO THE AGREEMENT WITH RICCI GREENE ASSOCIATES FOR ARCHITECTURAL AND DESIGN SERVICES FOR THE CONSTRUCTION OF THE NEW JUVENILE DETENTION CENTER

Chairman Scutari asked for a motion for approval of Resolution 70-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 71-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY APPROVING CONSTRUCTION CHANGE ORDERS 131 THROUGH 140 TO THE CONTRACT WITH TERMINAL CONSTRUCTION CORPORATION FOR CONSTRUCTION SERVICES IN CONNECTION WITH THE UNION COUNTY COLLEGE ELIZABETH CAMPUS EXPANSION PROJECT

Chairman Scutari asked for a motion for approval of Resolution 71-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 72-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY AUTHORIZING THE PREPARATION AND ISSUANCE OF BID SPECIFICATIONS FOR THE DEMOLITION AND CLEARANCE OF STRUCTURES FOR PROPERTIES OWNED BY THE AUTHORITY AND LOCATED IN THE ST. GEORGES AVENUE (MORNING STAR) REDEVELOPMENT AREA, LINDEN, NEW JERSEY

Chairman Scutari asked for a motion for approval of Resolution 72-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 73-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY APPROVING AND AUTHORIZING EXECUTION OF AN AMENDMENT TO THE AMENDED AND RESTATED REDEVELOPMENT AGREEMENT BETWEEN THE AUTHORITY AS THE REDEVELOPMENT ENTITY, THE CITY OF LINDEN AND MORNING STAR COMMUNITY DEVELOPMENT URBAN RENEWAL CORPORATION, INC., AS THE REDEVELOPER, WITH RESPECT TO THE ST. GEORGES AVENUE-PHASE II REDEVELOPMENT AREA, PURSUANT TO THE PROVISIONS OF THE LOCAL REDEVELOPMENT AND HOUSING LAW (N.J.S.A. 40A:12A-1 ET SEQ.)

Secretary John Salerno asked if Resolution 73-2008 amends the prior agreement with Morningstar because it was their obligation to the above mentioned property, was the agreement modified. Secretary Salerno asked if the Union County Improvement Authority will be reimbursed. Jonathan Williams, Esq. from DeCotiis, FitzPatrick, Cole & Wisler, LLP stated the monies promised to the Union County Improvement Authority area already possession. The buildings are in very bad shape and need to come down. There has been a great deal of dumping on the properties and people breaking into the buildings. Morningstar will still have two and a half weeks to fix their credit issues before the default.

Chairman Scutari asked for a motion for approval of Resolution 73-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

RESO 74-2008

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY ADOPTING HOUSING REGULATIONS

Chairman Scutari asked for a motion for approval of Resolution 73-2008. On a motion made by Vice Chairman Miskiewicz and seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

Finance and Budget

Vice Chairman Miskiewicz made a motion to pay bills appearing on the Finance and Budget Bill Pay List when funds were available to do so; the motion was seconded by Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

Adjournment

Vice Chairman Miskiewicz made a motion adjourn, at 7:37 p.m., the motion was seconded Secretary Salerno. Roll call showed Chairman Tony Scutari, Vice Chairman Joseph Miskiewicz, Secretary John Salerno, Commissioner Linda Hines, and Commissioner Samuel McGhee in the affirmative. Treasurer Cherron Rountree, Commissioner Sebastian D'Elia, Commissioner Walter Boright and, Commissioner Vollero were absent.

*** Matter to be considered and discussed in executive session as permitted by the exceptions to the Open Public Meetings Act as follows: Contract (C), Litigation (L), Personnel (P).**