



AGENDA
ATLANTIC COUNTY IMPROVEMENT AUTHORITY
600 AVIATION RESEARCH BOULEVARD
EGG HARBOR TOWNSHIP, NJ 08234
TELEPHONE (609) 343-2390 FAX (609) 343-2188
REGULAR BOARD MEETING
THURSDAY – FEBRUARY 13, 2025 - 4:00 P.M.

I. OPENING STATEMENT & ROLL CALL

II. MINUTES

A. Minutes of the January 16, 2025, Board Meeting

Attachment #1

The Board will be asked to approve the minutes as presented or as corrected.

III. ELECTION OF OFFICERS

A. Election of Officers for the 2025 – 2026 Year

Attachment #2

The Board will be asked to elect a slate of Officers for the 2025– 2026 Year.

IV. FINANCIAL REPORT

A. Financial Report from December 2024

Attachment #3

The Board will be asked to approve, by resolution, the expenditures contained in the December 2024 Financial Report.

B. Approval of Depositories

Attachment #4

The Board will be asked to approve a resolution authorizing specific Banking Institutions to be used as the Authority's depositories.

C. Approval of Eligible Investments

Attachment #5

The Board will be asked to approve a resolution authorizing Eligible Investments of its various bond funds.

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 public bidding threshold (\$17,500) as established pursuant to P.L. 1985 Chapter 469.

VI. ADMINISTRATIVE

A. Check Signer Authorization

Attachment #6

The Board will be asked to approve a resolution naming the authorized check signers for the 2025-2026 year.

B. Annual Schedule of Board Meeting Dates

Attachment #7

The Board will be asked to approve a resolution adopting the annual schedule of regular meetings of the Atlantic County Improvement Authority pursuant to the Open Public Meetings Act.

C. Agreement – Accounting Services Ford, Scott Associates, LLC

Attachment #8

The Board will be asked to authorize the Executive Director to enter into a contract with Ford, Scott Associates, LLC to provide accounting services on an hourly basis for Atlantic County NJ Aerospace, LLC.

D. Section 125 Premium Only Plan

Attachment #9

The Board will be asked to authorize participation in the Section 125 Premium Only Plan to continue to allow health care benefits to be taken out of pay checks pre-tax.

E. Thunderbolt Software LLC Escrow Account

Attachment #10

The Board will be asked to authorize an escrow account held at Ocean First Bank be renamed from Thunderbolt Software LLC Held in Escrow to NARTP Tenant Security Deposit Escrow.

F. Agreement- 2025-2026 Legal Services Cooper-Levenson

Attachment #11

The Board will be asked to authorize the Executive Director to enter into a contract with Cooper Levenson to provide legal services for the period March 1, 2025, to February 28, 2026, for an amount not to exceed \$25,000.

G. Health Benefits/State Health Plan – NJSHBP Contract

Attachment #12

The Board will be asked to approve a resolution authorizing the Executive Director to enter into a contract with the State of New Jersey Health Benefits Plan for health insurance for eligible participating employees for 2025, for an amount not-to-exceed \$37,078.00 per month for an annual amount not to exceed \$444,938.00.

H. Health Benefits/Vision and Dental Plan – Atlantic County

Attachment #13

The Board will be asked to approve a resolution authorizing the Executive Director to enter into a contract with Atlantic County for dental and vision insurance for eligible participating employees for 2025 for \$3,892.00 per quarter for an annual amount not-to-exceed \$15,568.00.

VII. PROJECT MANAGEMENT

A. Property Management Services – NARTP

Attachment #14

The Board will be asked to Authorize the renewal of the Professional Services Agreement with New Vistas Corporation to provide Property Management Services for 600 Aviation Research Boulevard at the National Aerospace Research and Technology Park.

B. Property Management Services – Cape May Tech Village

Attachment #15

The Board will be asked to Authorize the renewal of a Professional Services Agreement with New Vistas Corporation to provide Property Management Services for Building 1 at the Hangars at Tech Village.

VIII. COMMUNITY DEVELOPMENT

A. Lead Based Paint Inspection Program

Attachment #16

The Board will be asked to authorize the Executive Director to renew Interlocal-Services Agreements with Municipalities who have been participating in a program to reduce the rates of lead-based paint inspections now required by State law for rental properties.

B. CDBG Consultant Services- Triad Associates

Attachment #17

The Board will be asked to authorize the renewal of the Professional Services Agreement with Triad Associates for CDBG Consultant Services to February 28, 2026.

C. Atlantic City Foreclosure Registry Agreement

Attachment #18

The Board will be asked to authorize the renewal of the Foreclosure Registry Agreement with Atlantic City.

IX. OTHER BUSINESS

X. OPEN SESSION

XI. EXECUTIVE SESSION

XII. ADJOURNMENT