



AGENDA

ATLANTIC COUNTY IMPROVEMENT AUTHORITY

MONTHLY BOARD MEETING

February 11th, 2021 - 4:00 P.M.

Via Zoom

<https://zoom.us/j/92560260155>

Meeting ID: 925 6026 0155

or dial in:

+1 929 205 6099 US

Meeting ID: 925 6026 0155

- I. **OPENING STATEMENT & ROLL CALL**

- II. **MINUTES**
 - A. **Minutes of the January 14, 2021 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 2021 – 2022 Year** **Attachment #2**

The Board will be asked to elect a slate of Officers for the 2021– 2022 Year.

- IV. **FINANCIAL REPORT**
 - A. **Financial Report from December 2020** **Attachment #3**

The Board will be asked to approve, by resolution, the expenditures contained in the December 2020 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 2021-2022 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 – 2021-2022 Legal Services Cooper-Levenson

Attachment #8

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 of March 1, 2021 to February 28, 2022 for an amount not to exceed \$85,000.00.

VIII. FINANCING

A. Waterpark Project

1. Authorize Application to the Local Finance Board

Attachment #9

The Board may be asked to adopt a resolution authorizing an application to the Local Finance Board for its review pursuant to N.J.S.A. 40:37A-55(h) and (l) of a bond resolution authorizing the issuance of non-recourse Revenue Bonds, in one or more series, the proceeds of which will be used by the Authority to finance the construction and equipping of an approximately 100,000 sq. ft. water park located in the municipality of Atlantic City, in the County of Atlantic, in the State of New Jersey on behalf of CIDC Atlantic City LLC.

2. Bond Counsel Agreement

Attachment #10

The Board may be asked to adopt a resolution to appoint McManimon, Scotland & Baumann as Bond Counsel for the matter of the Atlantic City Waterpark Project.

B. Mullica Township Municipal Building

1) Authorize Application to the LFB – Mullica Municipal Building

Attachment #11

The Board may be asked to adopt a resolution authorizing application to the Local Finance Board for its review pursuant to N.J.S.A. 40A:5A-6 of a bond resolution authorizing the issuance of bonds, and any notes issued in anticipation thereof, the proceeds of which will be used by the Authority to finance the construction of a new municipal building/police department complex in the Township of Mullica.

2) Bond Counsel Agreement **Attachment #12**

The Board may be asked to adopt a resolution to appoint McManimon, Scotland & Baumann as Bond Counsel for the matter of the Mullica Township Municipal Building.

3) Financial Advisor Agreement **Attachment #13**

The Board may be asked to adopt a resolution appointing NW Financial as Financial Advisor for the matter of the Mullica Township Municipal Building.

IX. COMMUNITY DEVELOPMENT

A. Shared Services Agreement – Foreclosure Registry **Attachment #14**

The Board will be asked to adopt a resolution authorizing the Executive Director to execute an amendment to the Shared Service Agreement with Folsom Borough for their participation in the Foreclosure Registry Program.

B. Competitive Contracting Community Development Consulting Services **Attachment #15**

The Board will be asked to adopt a resolution authorizing the Executive Director to execute a Contract with Triad Associates for the services of a Community Development Consultant as a result of a competitive contracting procurement process.

C. Competitive Contracting Financing Consulting Services **Attachment #16**

The Board will be asked to adopt a resolution authorizing the Executive Director to execute a Contract with Community Initiative Development Corporation for the services of a Business Financing/Economic Development Consultant as a result of a competitive contracting procurement process.

D. Wildwood 3615 Pacific Avenue Redevelopment **Attachment #17**

The Board will be asked to adopt a resolution authorizing the Executive Director to execute an escrow agreement with Pacific Avenue Urban Renewal LLC and authorize the execution of agreements with Nassau Capital Advisors and Lou Joyce, Professional Planner for a potential Redevelopment project in Wildwood.

E. Emergency Rental Assistance Program Shared Services Agreement **Attachment #18**

The Board will be asked to authorize a Shared Services Agreement with Atlantic County for the Authority to administer the Emergency Rental Assistance Program from the US Department of the Treasury.

X. PROJECT MANAGEMENT

A. Atlantic County Justice Facility

1. Addendum to the Shared Services Agreement with Atlantic County Attachment #19

The Board will be asked to authorize an addendum to increase the amount of the Shared Services agreement with Atlantic County for project management services for the Atlantic County Justice Facility Project by \$21,550.00 for a total amount not to exceed \$450,000.00.

2. Change Order #1 to the Construction Contract with Network Construction Attachment #20

The Board will be asked to authorize a change order in the amount of \$1,740.00 for an additional 50 Lineal Feet of Razor wire Fence.

3. Change Order #2 to the Construction Contract with Network Construction Attachment #21

The Board will be asked to authorize a change order in the amount of \$2,690.00 for the relocation of a basketball backboard and support.

B. Golf Courses

1. Green Tree Golf Course Aerator Attachment #22

The Board will be asked to authorize the purchase of certain equipment for Green Tree Golf Course and a 5 year agreement to lease that equipment to the County.

2. Brigantine Links Rough Mower Attachment #23

The Board will be asked to authorize the purchase of certain equipment for Brigantine Golf Links and a 5 year agreement to lease that equipment to the City of Brigantine.

C. NARTP Building 2 Attachment #24

The Board will be asked to authorize the Executive Director to negotiate and execute an assignment of the lease for lot 2 at the Aviation Research and Technology Park from the NARTP and further authorize the engagement of a professional to provide survey for the lot.

D. Demolition Contractor Pool Attachment #25

The Board will be asked to adopt resolution appointing a pool of qualified contractors for emergency demolitions for the Atlantic City Demolition Program.

VIII. OTHER BUSINESS

IX. OPEN SESSION

X. EXECUTIVE SESSION

XI. ADJOURNMENT