



Atlantic County Improvement Authority
 1333 Atlantic Avenue, Suite 700 · Atlantic City, NJ 08401
 Phone: 609-343-2390 Fax: 609-343-2188

John C. Lamey, Jr.
 Executive Director

**MINUTES OF THE BOARD MEETING
 Thursday, September 9, 2021**

**THE ATLANTIC COUNTY IMPROVEMENT AUTHORITY
 1333 Atlantic Avenue, Suite 700
 Atlantic City, NJ 08401**

In accordance with the provisions of the Open Public Meetings Act (N.J.S.A. 10:4-10), the Regular Board Meeting of the Atlantic County Improvement Authority Board of Commissioners was called to order by Vice-Chairperson Robert Tarby, at 4:06 p.m. In conformity and compliance with recommendations and advice of County, State, National and International Public Health agencies regarding public gatherings during the COVID-19 pandemic, including directives of the NJ Division of Local Government Services (DLGS), the Board of Commissioners provided live-streaming capabilities of its meeting on September 9, 2021. The public was restricted from attending the meeting in person; however, the public was able to provide questions and comments via live streaming. Instructions to participate are stated below:

Zoom Meeting Time: September 9, 2021, 04:00 PM Eastern Time (US and Canada)

Join Zoom Meeting at the following link:

<https://zoom.us/j/93384410606?pwd=a09BUmdMeDJwRjQ2TEhMWjBFRTA2dz09>

Meeting ID: 933 8441 0606

Passcode: 405297

Or Dial by your location +1 929 205 6099 US (New York)

COMMISSIONERS PARTICIPATING IN THE MEETING

Robert J. Tarby, Sr., Vice-Chairperson; Ann Davis, Treasurer; Edwin G. Blake, Secretary; Rev. Milton Hendricks, Assistant Secretary; Robert Gross, Commissioner; Christopher Fallon, III, Commissioner; and India Still, Commissioner.

Roy Foster, Chairperson and Don Guardian, Commissioner, were unable to participate in the meeting.

STAFF PARTICIPATING IN THE MEETING

John C. Lamey, Jr., Executive Director; Timothy Edmunds, Director of Projects; Lori Riggs, Program Manager; Bob McGuigan, CDBG Director; Lisa Duffner, Executive Assistant/Office Administrator; and Ellen Hiltner, CDBG Coordinator.

OTHERS IN ATTENDANCE

Randolph C. Lafferty, Esquire, Cooper Levenson; and Daniel Solt, Assistant Atlantic County Counsel.

I. OPENING STATEMENT AND ROLL CALL

Mr. Lamey read the Notice of Public Meeting and the roll was called.

II. MINUTES

A. Minutes of the August 12th, 2021, Regular Board Meeting Attachment #1

The Board was asked to approve the Minutes of the August 12th, 2021, Regular Board Meeting as presented or as corrected.

A motion was made by Mr. Blake, and seconded by Mr. Gross, to approve the Minutes of the August 12th, 2021, Regular Board Meeting. By a roll-call vote of 6-0-1, with Rev. Hendricks abstaining from the vote, the Minutes were approved.

III. FINANCIAL REPORT

A. Financial Report from July 2021 Attachment #2

The Board was asked to approve, by resolution, the expenditures contained in the July 2021 Financial Report.

A motion was made by Mr. Gross, and seconded by Ms. Davis, to approve the Financial Report. By a roll-call vote of 6-0-1, with Ms. Still abstaining from the vote, the resolution was approved.

IV. EXECUTIVE DIRECTOR'S REPORT

A. EXECUTIVE DIRECTOR'S REPORT

Mr. Lamey provided an update on projects that are underway at the Authority including Building 2 at the Aviation Park and the COVID Assistance Programs.

B. 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.

V. BOARD ACTIONS

A. PROJECT MANAGEMENT

1. Browns Park Camera Project

Attachment #3

The Board was asked to ratify the emergency contract with Calvi Electric to troubleshoot identify and repair a camera connection issue between Browns Park and the Atlantic City Public Safety Building for an amount not to exceed \$5,000.00.

A motion was made by Rev. Hendricks, and seconded by Mr. Blake, to approve the Financial Report. By a roll-call vote of 7-0-0, the resolution was approved.

2. Atlantic County Facilities

Attachment #4

The was asked to authorize the Executive Director to execute an agreement with Atlantic County for the Authority to provide certain project management services for various projects in accordance with the proposed scope of services and fee schedule for an amount not to exceed \$152,000.00.

A motion was made by Rev. Hendricks, and seconded by Ms. Davis, to approve the Financial Report. By a roll-call vote of 7-0-0, the resolution was approved.

3. Atlantic County Institute of Technology

Attachment #5

The Board was asked to authorize the Executive Director to execute a Shared Services Agreement with the Atlantic County Institute of Technology for the Authority to provide Project Management Services for the Career Center and Technical Building Expansion Project at ACIT.

A motion was made by Mr. Gross, and seconded by Mr. Fallon, to approve the Financial Report. By a roll-call vote of 7-0-0, the resolution was approved.

B. ADMINISTRATION

Cooper Levenson Professional Services Agreement Amendment

Attachment #6

The Board was asked to authorize an amendment to the Professional Services Agreement with Cooper Levenson for unanticipated additional work not contemplated in the original scope of services in the amount of \$50,000.00.

A motion was made by Mr. Fallon, and seconded by Rev. Hendricks, to approve the Financial Report. By a roll-call vote of 7-0-0, the resolution was approved.

VI. EXECUTIVE SESSION

Executive Director Lamey requested that the Board to go into Executive Session to discuss personnel matters and pending litigation.

A motion was made by Mr. Blake, and seconded by Ms. Davis, to approve the Financial Report. By a roll-call vote of 7-0-0, the resolution was approved and the Board entered Executive Session at 4:35 PM.

Upon return from Executive Session at 4:56 PM General Counsel Lafferty reported that the Board will next be requested to take action on the personnel matters and that there is nothing to report at this time regarding the discussion on the pending litigation.

Mr. Gross did not return to the meeting following the Executive Session.

VII. ADMINISTRATION

Personnel Matters

Attachment #7

The Board was asked to adopt a resolution authorizing the promotion of Jessica Parada from Administrative Assistant/Receptionist to the newly created position of Administrative Specialist and to authorize the hiring of Angela DiSantis from Temporary Administrative Assistant/Receptionist to full time Administrative Assistant/ Receptionist with terms as set forth in the resolution.

A motion was made by Mr. Blake, and seconded by Reverend Hendricks, to approve the Financial Report. By a roll-call vote of 6-0-0, the resolution was approved.

VIII. PUBLIC COMMENTS - None. There was no one from the public who attended this meeting.

XI. ADJOURNMENT - A motion was made by Mr. Tarby, and seconded by Ms. Davis, to adjourn the meeting at 5:02 p.m. By unanimous vote of 6-0-0, the meeting was adjourned.

Respectfully,



Edwin G. Blake
Secretary

MEMORANDUM

RECEIVED

SEP 10 2021

A.C.I.A.

Date: September 10, 2021

To: John C. Lamey, Jr., Executive Director
Atlantic County Improvement Authority

From: Honorable Dennis Levinson
Atlantic County Executive

Re: Minutes of the Regular Board Meeting on September 9th, 2021.

I. The Minutes of the above-referenced meeting were submitted pursuant to N.J.S.A. 40:41A-37 et seq., on September 10th, 2021.

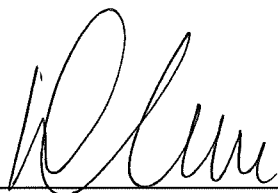
- (a) X by the end of the fifth business day following the meeting.
(b) _____ as soon as practicable following the meeting where emergency action has been taken.
(c) _____ beyond the statutory period for submission.

II. I hereby return the Minutes of the above referenced meeting to the Authority and to the Board of Freeholders, on the date set forth above, which is:

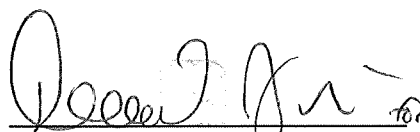
- (a) X within ten days of delivery.
(b) _____ within twenty-four (24) hours of delivery where the action taken at the meeting was deemed by the Authority to be in response to an emergency situation.

III. The following action is taken on the Minutes:

- (a) X Approved in all respects.
(b) _____ Vetoed in all respects. A written explanation of the reasons for the veto is attached.
(c) _____ Approved in part and vetoed in part. The specific items which are vetoed and a written explanation of the reasons for the veto or vetoes is attached.



Dennis Levinson
Atlantic County Executive



James Ferguson, Esquire
Approved as to Form & Entry

cc: Jim Ferguson, Atlantic County Counsel

ATTACHMENTS: _____ Minutes
_____ Veto Message