

Resolutions for Review and Action

07-08-15A Resolution Authorizing a Contract with Camden Special Services District, Inc. to Provide Business Corridor Maintenance Services as Part of the City of Camden's Safe and Clean Business Corridors Program for an Amount Not to Exceed \$411,600

Motion:

Ayes:

Nays:

Abstentions:

This Resolution was presented by Housing Director Olivette Simpson who noted that approval of the related Shared Services Agreement was previously provided. Only one bid was received and the City has authorized the Not to Exceed level.

Ms. Torres asked how many will be employed. Ms. Simpson stated 10 workers will be employed.

Commissioner Maria Sharma inquired about the boundaries and stated they should extend to 36th street.

Ms. Simpson reported that the City set the boundaries.

Board Counsel Mark Asselta offered clarification: the bid exceeded what the City authorized by roughly \$1,200; in order to comply with procurement law, Finance Director Johanna Conyer proposes either paying the additional amount from CRA's funds or re-issuing the RFP. Additional options were presented by Ms. Conyer. Ms. Simpson proposed the City amend its resolution to account for the overage. Ms. Johnson stated the goal was to begin the work in May and the Finance Director must certify the funds are available.

Ms. Torres noted, if this is going to support "re-entry" individuals, perhaps affiliated agencies can collaborate.

Mr. Asselta proposed changing the amount in the Resolution and presenting it for authorization at the Regular Monthly Meeting on July 8, 2015.

There were no further comments or questions.

07-08-15B Resolution Authorizing a Redevelopment Agreement with M&M Development, LLC, for Redevelopment of Block 75, Lot 3 of the City of Camden Tax Map (known as the Pierre Building) Located in the Downtown Redevelopment Area

Motion:

Ayes:

Nays:

Abstentions:

This Resolution was presented by Ms. Simpson. She advised the commissioners that the proposed project will carry debt and the cost of development is high because the project site is an historic building. As part of this transaction, CRA will be required to repay Rowan University \$1.1 million from the sales proceeds. CRA will recoup expenses for reasonable costs in maintaining the property.

Ms. Torres inquired about how much funding will be provided. Ms. Simpson will provide a breakdown.

07-08-15D (cont'd)

Ms. Johnson noted that the Harrison Avenue Landfill is a three-phase project. Building the center was Phase I. Building a solar panel field is Phase II. Creating the wetlands conservation and park area are in Phase III.

Mr. Harveson noted a contract requires execution by August 15.

Mr. Ramos asked about how soon CRA will know the degree of contamination.

Mr. Harveson reported this has already been determined by sampling.

Ms Torres inquired about where the fill will be placed. Mr. Harveson reported it will be placed near Hargrove Construction and Centennial Village.

There were no further comments or questions.

Public Comments

None.

Old Business

Mr. Hagamin inquired about the redevelopment status of Meadows at Pyne Poynt Phase II. Ms. Simpson reported that NJMFA will have a tax credit round at the end of the year. If the redeveloper is competitive, the development will be able to proceed. Current tax credit funding has been given to areas affected by Hurricane Sandy and suburban areas.

There were no further comments or questions.

New Business

None.

Chairperson's Remarks and Observations

None.

Executive Session

On a motion made by Mr. Ramos, seconded by Commissioner Maria Sharma, and affirmed by all, this session commenced at 7:14 PM.

Adjournment

This meeting adjourned at approximately 7:30 PM.

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