

NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY MEETING
WEDNESDAY, April 8, 2009
NJHMFA BOARDROOM, 2:00 P.M.
637 S. CLINTON AVENUE
TRENTON, NEW JERSEY
MINUTES

Notice of Public Meeting: Read by Acting Executive Director Kathleen Kube: In compliance with the Open Public Meetings Act, at least 48 hours notice of this meeting was sent by way of the Secretary of State to the following newspapers: The Star Ledger, The Trenton Times, The Trentonian, The Courier Post, The Atlantic City Press, The Asbury Park Press, and the Bergen Record.

Roll Call: Caren Franzini, Chair, Joseph Doria, DCA, Paul Yuen, DOL, Elizabeth Lindsey, Treasury Designee, Lewis Hurd, Public Member, and Patricia Bruck, DAG.

Maura Tully, Governor's Authorities Unit, was present at meeting.

Approval of March 10, 2009 minutes: First motion by E. Lindsey, and Second J. Doria. Abstentions: None. Motion Carried with a (5/0/0) vote.

New Business:

PROJECT: UEZ-CBD SANITATION OFFICER YEAR II
CITY: BRIDGETON
AMOUNT REQUESTED: \$64,817
MOTION TO APPROVE: J. Doria **SECOND:** E. Lindsey **AYES: 5**
AUTHORITY DISCUSSION: E. Lindsey: Explain what is required for your 20% match? **C. Franzini: Approval is contingent upon clarification of what is covered in the 20% match.**

PROJECT: POLICE SECURITY 12 OFFICERS – YR. 16
CITY: ELIZABETH
AMOUNT REQUESTED: \$1,098,101
MOTION TO APPROVE: J. Doria **SECOND:** L. Hurd **AYES: 5**
AUTHORITY DISCUSSION: C. Franzini: Explain the location of the 12 Officers for this project verses the 17 Officers in the Commercial District Security Program – YR. 14? Mario Rodrigues, UEZ Coordinator: The 12 Officers patrol the Industrial area in vehicles and the 17 Officers are a walking patrol throughout the Elizabeth UEZ.

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PROJECT: COMMERCIAL DISTRICT SECURITY PROGRAM – YR. 14
CITY: ELIZABETH
AMOUNT REQUESTED: \$1,017,376
MOTION TO APPROVE: J. Doria **SECOND:** L. Hurd **AYES: 5**
AUTHORITY DISCUSSION:

PROJECT: ELIZABETH’S WAY-FINDING SIGNAGE PROGRAM –
FABRICATION/IMPLEMENTATION PHASE
CITY: ELIZABETH
AMOUNT REQUESTED: \$949,540
MOTION TO APPROVE: J. Doria **SECOND:** P. Yuen **AYES: 5**
AUTHORITY DISCUSSION:

PROJECT: ELIZABETH’S GRAFFITI & LITTER REMOVAL PROGRAM
PHASE 3
CITY: ELIZABETH
AMOUNT REQUESTED: \$533,437
MOTION TO APPROVE: J. Doria **SECOND:** E. Lindsey **AYES: 5**
AUTHORITY DISCUSSION: C. Franzini: Explain “Overtime” under your Detailed Project Costs? Mario Rodrigues, UEZ Coordinator: The “Overtime” is there as a place holder. If it is not used then the money goes back to the fund. **C. Franzini: Approval is contingent upon the “Overtime” amount (\$17,900) being subtracted from the total amount of project.**

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PROJECT: ELIZABETH AVENUE SID MATCHING FUNDS – YEAR 10
CITY: ELIZABETH
AMOUNT REQUESTED: \$233,050
MOTION TO APPROVE: E. Lindsey **SECOND:** L. Hurd **AYES: 5**
AUTHORITY DISCUSSION:

PROJECT: SPONSORSHIP OF CITY OF ELIZABETH FESTIVALS &
MIDTOWN CONCERT SERIES
CITY: ELIZABETH
AMOUNT REQUESTED: \$101,591
MOTION TO APPROVE: L. Hurd **SECOND:** J. Doria **AYES: 5**
AUTHORITY DISCUSSION: C. Franzini: Next year's proposal should
reflect results from these events.

PROJECT: JERSEY CITY GRAFFITI REMOVAL GRANT PROGRAM
CITY: JERSEY CITY
AMOUNT REQUESTED: \$320,055
MOTION TO APPROVE: J. Doria **SECOND:** L. Hurd **AYES: 5**
AUTHORITY DISCUSSION:

PROJECT: SECOND GENERATION FUNDS FOR STADIUM 'REPAIR
AND REPLACEMENT' FUND REPLENISHMENT – OUTDOOR SOUND
SYSTEM
CITY: LAKEWOOD
AMOUNT REQUESTED: \$70,000
MOTION TO APPROVE: E. Lindsey **SECOND:** P. Yuen **AYES: 5**
AUTHORITY DISCUSSION: E. Lindsey: Why is the money going into a
fund instead of going towards the replacement? Russell Corby, UEZ
Coordinator: To ensure the trustee uses the money to make the repairs.
C. Franzini: Is the bond being paid off this year? Russell Corby: The Bond
is being paid off in June and the interest in December.

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PROJECT: LITTER COLLECTION SERVICES PHASE VI
CITY: ORANGE
AMOUNT REQUESTED: \$468,911
MOTION TO APPROVE: L. Hurd **SECOND:** P. Yuen **AYES: 5**
AUTHORITY DISCUSSION:

PROJECT: BUSINESS IMPROVEMENT GRANT – PHASE III
CITY: PATERSON
AMOUNT REQUESTED: \$750,000
MOTION TO APPROVE: J. Doria **SECOND:** L. Hurd **AYES: 5**
AUTHORITY DISCUSSION: C. Franzini: How much money was spent in Phase 1 and 2? Jan Northrop, UEZ Coordinator: \$500,000 in Phase 1 and \$700,000 in Phase 2. C. Franzini: Is it a \$40,000 cap? Jan Northrop: Yes.

PROJECT: PATERSON ZONE AMENITIES – TRASH RECEPTACLES – PHASE II
CITY: PATERSON
AMOUNT REQUESTED: \$300,000
MOTION TO APPROVE: J. Doria **SECOND:** L. Hurd **AYES: 5**
AUTHORITY DISCUSSION:

PROJECT: MARKETING PROGRAM – PHASE VII
CITY: PHILLIPSBURG
AMOUNT REQUESTED: \$86,750
MOTION TO APPROVE: J. Doria **SECOND:** P. Yuen **AYES: 5**
AUTHORITY DISCUSSION: E. Lindsey: Is the work being done by staff or contractors? Mark Portnoy, UEZ Coordinator: Outside contractors.

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PROJECT: MARKETING SUMMER CONCERT SERIES YEAR 5
CITY: ROSELLE
AMOUNT REQUESTED: \$82,725
MOTION TO APPROVE: J. Doria **SECOND:** L. Hurd **AYES: 5**
AUTHORITY DISCUSSION: C. Franzini: For the next proposal add success stories or a survey from the merchants. Harry Wyatt, UEZ Coordinator: Will do but because of last year's concerts we had three new businesses move into Roselle.

PROJECT: RESUBMISSION: TABLED ITEM FROM MARCH 10, 2009
AUTHORITY MEETING: GRANT TO WOODROSE PROPERTIES CWA, LLC
CITY: TRENTON
AMOUNT REQUESTED: \$100,000
Elizabeth Lindsey recused herself.
MOTION TO APPROVE: J. Doria **SECOND:** L. Hurd **AYES: 4**
AUTHORITY DISCUSSION:

PROJECT: RESUBMISSION: CONTINGENTLY APPROVED ITEM
FROM JANUARY 14, 2009 AUTHORITY MEETING: ECONOMIC DEVELOPMENT LOAN TO NEWCOMB MEDICAL ALLIANCE CENTER, LLC
CITY: VINELAND
AMOUNT REQUESTED: \$6,000,000
MOTION TO APPROVE: J. Doria **SECOND:** E. Lindsey **AYES: 5**
AUTHORITY DISCUSSION:

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**PROJECT: SECOND GENERATION FUNDS FOR ECONOMIC
DEVELOPMENT LOAN TO SOUTH JERSEY HOSPITAL, INC.**

CITY: VINELAND

AMOUNT REQUESTED: \$4,000,000

MOTION TO APPROVE: E. Lindsey SECOND: J. Doria AYES: 5

AUTHORITY DISCUSSION: C. Franzini: Approval is contingent upon receipt of letter from hospital stating that the contribution of \$7,300,000 will not negatively impact the outstanding NJHFFA bonds or financing.

BAYONNE ZONE MODIFICATION

MOTION TO APPROVE: E. Lindsey SECOND: L. Hurd AYES: 5

AUTHORITY DISCUSSION:

An action to authorize the Acting Executive Director to take all necessary action to promulgate the attached Proposed Amendments, Recodifications, New Rules, and Repeals of the UEZ Regulations

MOTION TO APPROVE: J. Doria SECOND: E. Lindsey AYES: 5

AUTHORITY DISCUSSION:

Policy Circular 09-03 – Disclosure of Principals with 20% Ownership or Greater Applying for UEZ Grants/Loans

MOTION TO APPROVE: L. Hurd SECOND: J. Doria AYES: 5

AUTHORITY DISCUSSION: C. Franzini: Note: amend the title to include “equal to or greater than”

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Good Faith Waiver Agreement for TNP, LLC t/a Lakes Appliance & TV, Mount Holly, NJ

MOTION TO APPROVE: J. Doria SECOND: L. Hurd AYES: 5

AUTHORITY DISCUSSION:

CONSENT AGENDA: SEE LIST BELOW

MOTION TO APPROVE: L. Hurd SECOND: P. Yuen AYES: 5

AUTHORITY DISCUSSION:

Jersey City's request for \$10,000 for Monticello Avenue Main Street Improvement District Challenge Grant

Mount Holly's two request for:

- a. \$22,940 for Purchase of Public Safety Equipment – Fire Department Year 5
- b. \$3,500 for 2009 for Mount Holly Car Show & Family Fun Day - Fireworks

Orange's request for \$8,000 for Closed Circuit Television (CCTV) Surveillance Project

Phillipsburg's request for \$35,900 for Morris Canal Arch Architecture

Trenton's request for \$34,340 for **Second Generation Funds** for South Broad Street Lighting

Wildwood Crest's request for \$6,500 for New Jersey Avenue Streetscape Study

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CONSENT AGENDA

Contract Amendments:

Asbury Park	UEZA 07-17	<i>increase</i>
	UEZA 09-11	<i>increase</i>
East Orange	UEZA 08-61	extension
Jersey City	UEZA 98-153	extension, change
Millville	UEZA 07-84	extension
Mount Holly	UEZA 06-163	extension
	UEZA 08-30	extension
	UEZA 08-39	extension
North Bergen	UEZA 08-33	extension
Paterson	UEZA 98-189	extension
	UEZA 05-19	extension
	UEZA 06-90	extension
	UEZA 08-110	extension
	UEZA 08-130	extension
Pleasantville	UEZA 97-61	extension
	UEZA 05-38	extension
	UEZA 06-146	extension, other
	UEZA 07-180	extension, other
	UEZA 09-07	extension, other
Roselle	UEZA 07-61	extension, other
Vineland	UEZA 08-37	extension, other
	UEZA 08-133	extension, other
Wildwood	UEZA 08-161	extension
	UEZA 08-162	extension
	UEZA 08-168	extension
	UEZA 08-198	extension

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OLD BUSINESS:

OTHER

OPEN TO THE PUBLIC

ADJOURNMENT:

MOTION TO ADJOURN: J. Doria SECOND: P. Yuen AYES: 5

I, Rosaura Collazo, certify that the above are true and correct minutes taken at the April 8, 2009 Urban Enterprise Zone Authority Meeting.