

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
LOCAL FINANCE BOARD

- - -
January 11, 2023
- - -

Public hearing was taken via Zoom before
Cindy Pineiro, RPR, CSR #30XI00181500, and Notary
Public of the State of New Jersey, on the above date,
commencing at 10:30 a.m., there being present:

JACQUELYN SUAREZ
ALAN W. AVERY
WILLIAM CLOSE
DOMINICK DIROCCO
NICHOLAS BENNETT

MS. SUAREZ: Okay. So, good morning.

1 The first matter before the Board is the approval of
2 the minutes from our December 14th meeting.

3 Do any Board members have questions or
4 comments?

5 Hearing none, do we have a Motion to
6 approve the minutes?

7 MR. BENNETT: So moved.

8 SPEAKER: I'll second it.

9 MR. BENNETT: Ms. Suarez?

10 MS. SUAREZ: Yes.

11 MR. BENNETT: Mr. Mapp is absent.

12 Mr. DiRocco?

13 MR. DIROCCO: Yes.

14 MR. BENNETT: Mr. Close?

15 MR. CLOSE: Yes.

16 MR. BENNETT: Mr. Avery?

17 MR. AVERY: Alan Avery votes yes.

18 MR. BENNETT: Motion approved.

19 MS. SUAREZ: Okay. And then we can move
20 on to the remainder of the ethics items.

21 Ms. Jones, would you please run through
22 the Complaint determinations for us?

23 MS. JONES: Thank you, Director.

24 First off is 1919. It's a Notice of
25 Dismissal and a Notice of Termination for no

1 reasonable factual basis and lack of jurisdiction.

2 MS. SUAREZ: Any Board members have
3 questions on that one?

4 Hearing none, do we have a Motion?

5 SPEAKER: I'll make the Motion.

6 MR. AVERY: I'll second it, Alan Avery.

7 MR. BENNETT: Ms. Suarez?

8 MS. SUAREZ: Yes.

9 MR. BENNETT: Mr. DiRocco?

10 MR. DIROCCO: Yes.

11 MR. BENNETT: Mr. Close? Mr. Close,
12 you're on mute.

13 MR. CLOSE: Yes.

14 MR. BENNETT: Mr. Avery?

15 MR. AVERY: Yes.

16 MR. BENNETT: Motion approved.

17 MS. JONES: Next up for the Board's
18 consideration is 20-004. This will be two Notices of
19 Termination for the Board dismissing it as no
20 reasonable factual basis and a Notice of Dismissal.

21 MS. SUAREZ: Do the Board members have
22 any questions?

23 Hearing none, do we have a Motion?

24 MR. AVERY: Alan Avery moves it.

25 MR. DIROCCO: Second.

1 MR. BENNETT: Mr. DiRocco seconds.

2 Ms. Suarez?

3 MS. SUAREZ: Yes.

4 MR. BENNETT: Mr. DiRocco?

5 MR. DIROCCO: Yes.

6 MR. BENNETT: Mr. Close?

7 MR. CLOSE: Yes.

8 MR. BENNETT: And Mr. Avery?

9 MR. AVERY: Yes.

10 MR. BENNETT: Motion approved.

11 MS. JONES: Next up is 1720. The Board
12 had previously issued a Notice of violation in this
13 matter for violations of C and D.

14 At this time the accused is asking for an
15 administrative hearing. Therefore, staff recommends
16 we send it to the Office of Administrative Law for an
17 administrative hearing.

18 Any questions regarding that request?

19 MS. SUAREZ: Hearing none, do a Motion to
20 grant, sending that to the AOL.

21 SPEAKER: So moved.

22 MR. AVERY: Second.

23 MR. BENNETT: Ms. Suarez?

24 MS. SUAREZ: Yes.

25 MR. BENNETT: Mr. DiRocco?

1 MR. DIROCCO: Yes.

2 MR. BENNETT: Mr. Close?

3 MR. CLOSE: Yes.

4 MR. BENNETT: Mr. Avery?

5 MR. AVERY: Yes.

6 MR. BENNETT: Motion approved.

7 MS. SUAREZ: Okay. So that concludes the
8 ethics portion of the Board's agenda.

9 As we move on to the applications, I'm
10 just going to remind all the Board members,
11 applicants, and members of the public that have joined
12 the meeting, just to remain muted. That way we can
13 eliminate any unnecessary background noise. If you
14 have joined us, audio only. Option star 6 on your
15 phone will both mute and unmute you.

16 As each applicant appears to testify,
17 please make sure your cameras are turned on and that
18 you speak up when your application is called so that
19 your image will appear on the screen, and that will
20 allow us to get you sworn in.

21 So the first applicant appearing before
22 the Board today is the Woodbridge Township Fire
23 District Number 1. I believe Ms. Tracey is going to
24 be presenting on behalf of the Township. So if you
25 could please come forward and introduce the applicants

1 for us.

2 MS. TRACEY: Thank you. Good morning.
3 This is Sherry Tracey with Phoenix Advisors. We are
4 the financial advisor to the Woodbridge Township Fire
5 District Number 1.

6 Today with me I have Jack Kenny, who is
7 the president of the Board and one of the fire
8 commissioners. Steve Rogut, who is bond counsel for
9 the fire district, and Michael Bart, who is the fire
10 district's auditor.

11 MS. SUAREZ: Okay. Let's get them all
12 sworn in, please.

13 JACK KENNY, STEVE ROGUT, and MICHAEL
14 BART, having been duly sworn, was examined and
15 testified as follows:

16 MS. SUAREZ: Okay. Ms. Tracey, the floor
17 is yours.

18 MS. TRACEY: Thank you. Thank you. Good
19 morning again. As I mentioned, we're here to present
20 the application for the commissioners of Fire District
21 Number 1 in the Township of Woodbridge pursuant to
22 N.J.S.A. 40A:5A-6.

23 We are requesting positive findings for
24 the issuance of up to \$6.1 million in bonds for the
25 fire district. The bonds will be used to finance a

1 renovation to the existing fire district
2 administration building, and also to construct a new
3 garage on the same site, the same property. The new
4 garage will have five bay doors, and the renovation to
5 the existing building will allow for training of
6 existing fire district members, updated facilities,
7 and some expansion within the building.

8 You may remember that just last year,
9 January of 2022, the fire district was before the
10 Board. At that time we had presented an application
11 which we deemed part one. That was an application for
12 the acquisition of a new ladder truck.

13 The fire district had received positive
14 findings from the Board at that point for the issuance
15 of \$1.3 million to finance the acquisition of that
16 fire apparatus.

17 I mention that because the referendum
18 that was approved by the fire district voters was
19 included also in this application. So this is why
20 this is kind of a part two.

21 We do plan to issue the obligations -- to
22 finance the obligations together. So this is the --
23 this is the part two, this \$6.1 million for the
24 renovations and the building of the garage.

25 Again, that referendum was approved by

1 the voters of the fire district August 18th of 2021 by
2 a vote of 348 to 237. And, again, that was a total of
3 \$7.9 million, which was to finance the fire truck and
4 then also this application before you today.

5 The bonds are projected to be financed
6 over a 15-year term. That will include the fire truck
7 itself, which will be financed within 10 years of the
8 15, and then the renovation and construction of the
9 garage in the total 15.

10 The tax impact is projected to be about
11 \$59.60 on the average home assessed at \$75,000 in the
12 fire district. And we've included in the application
13 the tax impact.

14 Also, the resolution that was approved by
15 the Township Planning Board for the renovation and
16 construction of the property, and all the information
17 regarding the referendum from 2021.

18 At this point I'll turn it back to you,
19 Director, for any questions.

20 MS. SUAREZ: Thank you very much, Ms.
21 Tracey. One of the items that I appreciated
22 everybody's time when we did our pre-meeting just to
23 kind of go over everything, one of the questions that
24 we did have, and I believe you were going to attempt
25 to follow-up, and I just wanted to see if there were

1 any -- any headway was made there regarding how much
2 savings were actually realized by purchasing the fire
3 truck and bifurcating a year ago versus what that may
4 have cost the fire district today in present value.

5 MS. TRACEY: Yes, absolutely. And --
6 yes. And to further just kind of expand on that
7 point, since we did -- the reason we did bifurcate
8 those applications and go before the Board last year
9 for the fire truck, even though we were still waiting
10 to go through Planning Board and to finalize the specs
11 and the design of this building was, as I think
12 everyone knows, the prices of the fire trucks have
13 been escalating quite rapidly.

14 I believe the district has estimated, you
15 know, at some point roughly 200 -- the fire truck
16 would have -- so because we had the application last
17 year in January, they were able to secure pricing in
18 January of '22 with the fire truck, which has been
19 ordered. Also the lead times of those vehicles are
20 extending almost two years.

21 So at this point the fire district was
22 able to order the truck. The ladder truck has not
23 arrived yet. So having not had to pay for the truck
24 which, again, will be financed with the bonds in this
25 application.

1 The fire district had said pricing were
2 to lapse into February, the truck would have gone up
3 about \$200,000.

4 Some other estimates that we've received
5 since then that we've seen similar price increases
6 over the months. So the same ladder truck that they
7 were able to procure for about \$1.6 million. And then
8 in addition with the equipment added to it would be
9 over \$2 million at this point.

10 MS. SUAREZ: Thank you for that. So
11 almost over a 20 percent savings? So --

12 MS. TRACEY: Absolutely, yes.

13 MS. SUAREZ: Go ahead.

14 MS. TRACEY: So I'm just going to mention
15 some additional savings of course by bonding together
16 too, this project with the truck.

17 MS. SUAREZ: Right. Thank you. Instead
18 of separate issuances.

19 The voter population of the fire
20 district, do you know what that is offhand?

21 MS. TRACEY: I do not.

22 Jack, do you know offhand the total?

23 MR. KENNY: Yes. It's around 25,000.

24 MS. SUAREZ: Thank you for that. And I
25 think I saw in the application that it was somewhere

1 around 348 in favor, 237 opposed. Does that sound
2 correct?

3 MS. TRACEY: Yeah, that's correct.

4 MS. SUAREZ: Always notoriously low
5 turnout for fire districts.

6 And then the last question that I just
7 kind of wanted to highlight was, I understand that
8 there was going to be an addition to the
9 administration building, and then building of a
10 garage. Totally understand the building of the
11 garage, especially with the size of the apparatus.

12 what is the addition to the
13 administrative building going to entail?

14 MR. KENNY: The administration building
15 is the -- we've outgrown on School Street where the
16 main headquarters is. So the Chief's office -- we
17 have a career Chief now and his staff.

18 And then we also had to move the Fire
19 Prevention Bureau over to there. So the Fire
20 Prevention Bureau will be there, and then also that
21 building will be a backup, if needed, if we had to
22 evacuate the School Street firehouse, we could house
23 our career firefighters over at the Green Street
24 facility.

25 MS. SUAREZ: Okay. And under what

1 circumstances would they need to be evacuated from the
2 one facility on School Street?

3 MR. KENNY: Well, we learned through
4 Covid we had a couple close calls where we thought we
5 were going to have to shut down the firehouse due to
6 exposures. So it would be in those type of
7 situations.

8 MS. SUAREZ: Thank you. I do not have
9 any other questions, so I will open it up to the Board
10 members and members of the public to see if anyone has
11 additional questions or comments.

12 Hearing none, do we have a Motion to
13 issue positive findings?

14 SPEAKER: So moved, Director.

15 MR. BENNETT: I'll second it.

16 Ms. Suarez?

17 MS. SUAREZ: Yes.

18 MR. BENNETT: Mr. DiRocco?

19 MR. DIROCCO: Yes.

20 MR. BENNETT: Mr. Close?

21 MR. CLOSE: Yes.

22 MR. BENNETT: And Mr. Avery?

23 MR. AVERY: Yes.

24 MR. BENNETT: Motion approved.

25 MS. TRACEY: Thank you.

1 MS. SUAREZ: Best of luck on the project.

2 MR. KENNY: Thank you.

3 MR. BENNETT: Thank you.

4 MS. SUAREZ: The second applicant
5 appearing before the Board today is the City of
6 Bayonne. And I saw Mr. Baumann. Will he be
7 presenting the application?

8 MR. BAUMANN: Before I begin, I guess, do
9 you want to swear in -- we'll be joined today by Mayor
10 Davis, Jay Coffey, and Don Morrow (phonetic), who are
11 in the conference room in Bayonne with me at the firm
12 (indiscernible). He's here to make sure if I stumble,
13 he'll pick me up.

14 And then Mike Hanley is with NW
15 Financial, our financial advisor.

16 MS. SUAREZ: Great. So let's get
17 everyone sworn in.

18 JAMES DAVIS, JAY COFFEY, and DON MORROW,
19 having been duly sworn, was examined and
20 testified as follows:

21 MR. BAUMANN: Director, before I begin,
22 if the Mayor can have a few moments to share with you
23 the importance of this project to the City of Bayonne?

24 MS. SUAREZ: Absolutely.

25 MAYOR DAVIS: Good morning, everyone.

1 Thank you for having me this morning. This project is
2 an extremely important project for the City of Bayonne
3 for many reasons. One of them, it's the old Texaco
4 site, which is at -- right beneath the Bayonne Bridge,
5 which is the gateway to the City of Bayonne coming
6 from the south towards the north.

7 This is a site that, when I was a kid,
8 was Texaco. It's been vacant for more than 35 years
9 now, as you could tell if it was a Texaco site,
10 obviously, it went under extensive remediation to get
11 to the point where it is today.

12 Bayonne back in the day was an industrial
13 city. It was known for having jobs all over the
14 place. Since the late '80s up until today most of
15 those jobs and those companies have left. This is a
16 site where we will now remediate, rebuild, and turn
17 into a movie studio site, which will probably be one
18 of the largest on the whole East Coast of the United
19 States, and will provide 3,000 union wage jobs for the
20 residents of the City of Bayonne.

21 So we will begin to transform Bayonne
22 back to what it was when I was a kid. And
23 economically we'll begin to move the City forward.

24 And I thank you all for your
25 consideration today.

1 MS. SUAREZ: Thank you.

2 MR. BAUMANN: Thank you, Mayor. So,
3 Director, we're submitting this application pursuant
4 to 40A:12A-29(a)(3) and 40A:12A-12-67(g). So private
5 sale and redevelopment area bonds.

6 Before we begin, I think I would be
7 remiss if I didn't thank Maria, Nick, and Kevin. We
8 gave them a ton of information. They had a lot of
9 great questions, you as well, Director, and we really
10 appreciate the ability to go back and forth and round
11 out this application in a way that, hopefully, made it
12 very understandable.

13 In 30 plus years of doing this I don't
14 think I've ever had a more exciting project to present
15 to this Board. This is probably the most impactful.

16 At this -- this project, when it's
17 completed, will be the largest employer in the City of
18 Bayonne and the largest taxpayer.

19 So many of our projects are residential,
20 warehouse, these other uses that also have -- require
21 municipal services. This project itself will have
22 limited municipal services. So the fiscal impact, the
23 dollars to the bottom line, to the City of Bayonne
24 will be gainful, not to mention the project itself, as
25 the Mayor described in the incredible number of both

1 union jobs during construction, and then once we're
2 completed, the number of jobs that are expected on a
3 full-time basis.

4 And those are varied jobs. These are not
5 just the same type of employment. There's people that
6 do hair, there's plumbers, there's contractors,
7 there's film editors.

8 It's a myriad of jobs, high-paying jobs,
9 that will not only benefit Bayonne, but the entire --
10 the entire Hudson County and the State of New Jersey.

11 So it's really -- if there is a
12 definition, if you looked in the dictionary for a
13 transformative project, this is it. This is what's
14 happening in the City of Bayonne. And it's not --
15 after a lot of hard work. We've been at this in
16 Bayonne for 20 years.

17 We've had a couple of different
18 developers come and go. We had a residential
19 opportunity at one point. None of those worked out.
20 And, frankly, to our benefit.

21 Because if we had envisioned this as the
22 end result, I think we would have passed on all those
23 opportunities. That's how good this opportunity is.

24 So as the Mayor mentioned, it's 70 acres.
25 It's been four decades fallow. Twenty years of

1 redevelopment efforts coming to this moment. There's,
2 like, 670,000 cubic yards of fill just to bring this
3 site up to the proper height to develop it,
4 recognizing the rising tide and climate change and
5 everything associated with that.

6 There's a massive and significant public
7 sector improvements that will ring this project.
8 We'll share with you some of the cuts on what that
9 looks like.

10 The property -- the walkway that will
11 border this, giving the public access to the
12 waterfront, and then tying, hopefully, some day to
13 Collins Park, will extend this and make that an
14 incredible opportunity for the residents of Bayonne.
15 For, again, residents of the county.

16 Of course the big issue for the Board,
17 besides all this incredible impact, is the bonds,
18 right? The redevelopment area bonds. And how are we
19 protecting the citizens of Bayonne? And we issued \$65
20 million of county -- of city-guaranteed bonds. It's
21 absolutely a big number by anyone's math.

22 But we secured it in three critical ways.
23 And I'm going to start with the most obvious that you
24 see all the time, which is the pledged annual service
25 charge. As the members of -- the Board members know,

1 an annual service charge is the taxes. It primes the
2 mortgage, it primes the equity.

3 So on top of that issue is going to
4 ultimately be a \$900 million asset. The land alone
5 will be much greater than the debt service on these
6 bonds.

7 So while the number is bid \$65 million,
8 as Mike Hanley reminds me all the time, it's a
9 fraction of the value of this project. Under 10
10 percent. Closer to six, I think he said.

11 So the loan to value is multiples of what
12 anyone would ever hope for.

13 If you do a mortgage on your house, you
14 maybe do 80 percent, right? That's how -- that's how
15 secure this project is.

16 Because the annual service charge, we
17 wanted to sort of belt suspender it. We added a
18 special assessment. The special assessment gives us
19 added rights to pursue a foreclosure if we ever had
20 to, which we don't expect to. And I'll explain in a
21 second why.

22 So that is the second layer protection to
23 the City and to, ultimately, the bond holders as well
24 that they will get paid.

25 Finally, the developer has agreed to do a

1 direct pay letter of credit. So that will be if
2 they -- for some reason, which I think is unfathomable
3 with that level of asset on top of this debt, if that
4 ever happened, the letter of credit will be first
5 order of source for paying of the bonds.

6 So first it's -- you have to imagine a
7 situation where the lender concludes that they'd
8 rather walk away from the property than pay a couple
9 of million dollars a year in debt service.

10 The people that have equity invested also
11 concluded the same thing: That it would be better to
12 walk away from this property for that small amount of
13 money.

14 And then you get to the point where now
15 we have to go get the letter of credit from the bank
16 and they would ultimately take the property.

17 So we feel very comfortable, we, the
18 firm, us, the City, the Mayor, we take our fiduciary
19 responsibility as seriously as anyone.

20 And to be able to secure this project
21 with these bonds with this sort of three-tier level,
22 we feel very comfortable that, at the end of the day,
23 the taxpayers will not be at risk. And, more
24 importantly, they will be benefited dramatically by
25 what will soon be the largest employer and largest

1 taxpayer in the City of Bayonne.

2 So with that, as I said, my candidates
3 are here for questions. I'm sure the City's available
4 to answer questions. I'm certainly available.

5 And that Ed, I'm sure, if I missed
6 something will jump in. So if you have any questions,
7 we'd love to answer them.

8 But, really, we're thrilled with this
9 project. I'm privileged to be a part of it. And it's
10 going to be transformative for me and for the city.

11 MS. SUAREZ: Thank you very much, Mr.
12 Baumann. I think that's pretty comprehensive. I do
13 appreciate your time, staff's time, the City's time in
14 kind of going over this in pre-meetings to make sure
15 that we understood exactly what was going to be
16 happening here.

17 I do have a few additional questions.

18 One of the items that we talked about
19 previously was remediation. It was addressed again
20 here today. Just understanding that, of course, DEP
21 always has involvement in such matters, what if any
22 involvement does DEP still have?

23 I know you mentioned previously to us
24 that the fill does not exceed residential grade. But
25 just trying to understand what if any impediment that

1 may raise.

2 MR. BAUMANN: The only thing left for us
3 is to complete the fill, which is the cap on the
4 property. I think Bob Benecke, who's here on behalf
5 of the developer -- I'm not sure if he was sworn in --
6 he could probably go in more detail or Cecilia
7 Lassiter is here.

8 But my understanding the only thing left
9 is to cap it off.

10 MS. SUAREZ: Do you have anything to add
11 to that or is that sufficient?

12 SPEAKER: I think that's sufficient,
13 except to the extent that we've been working with DEP
14 in terms of the import and the export of soils and the
15 like in the last two years when the project first
16 started. And it's been part of our nearly hundred
17 million dollar investment already in the project out
18 of private equity.

19 MS. LASSITER: Cecilia Lassiter. I mean,
20 yes, DEP is involved. We are getting our waterfront
21 development permit. We will need our final site-wide
22 REO.

23 The fill that we imported will be
24 completed in the next couple of weeks. But everything
25 is moving along smoothly.

1 MS. SUAREZ: Thank you.

2 And one other question that I do have,
3 and I kind of just want to highlight here, I believe
4 the application delineates what the proceeds of the
5 RAB are going to be utilized for, but could we state
6 those for the record?

7 MR. HANLEY: Well, there's \$65 million
8 that's part of a \$950 million project that includes
9 many public improvements, including a waterfront
10 walkway, parking, and some infrastructure around the
11 site.

12 MS. SUAREZ: Some of those, I think, are
13 worth kind of highlighting. So I believe there was
14 going to be some stormwater management or items that
15 were going to be put into place.

16 Extraordinarily important, but not just
17 on a peninsula, but on a site that was certainly below
18 the base point elevation that's going to be acceptable
19 for such a project.

20 I know there was going to be some other
21 green space items, shore line improvements. I'm
22 assuming that means shoring up the areas around the
23 waterways to ensure that there's not runoff or
24 depletion of soil. Continuing (indiscernible)
25 improvements, which I know you just mentioned, Mr.

1 Hanley.

2 Anything else that you think is
3 extraordinarily important, especially for the location
4 of the peninsula that is Bayonne?

5 MR. BAUMANN: You did zero in on the
6 stormwater management, which is a pretty -- that area,
7 that corner, is a flood issue. So we've -- we will be
8 addressing that, that corner where the property's
9 entrance will be.

10 And then the walkway, of course, is a
11 monumental undertaking. It's going to -- as you know,
12 it's going to have room for walking, bicycling,
13 emergency vehicles to drive on, and then it
14 ultimately, if we can have our way -- have an
15 agreement with the Port Authority, perhaps, under the
16 bridge, connect ourselves to Collins Park.

17 MR. BENECKE: The entire site that we're
18 dedicating for public purposes is 6.11 acres. The
19 site itself, as Mr. Baumann pointed out, is just over
20 70 acres. However, approximately 15 acres is in a
21 waterway or riparian rights area that's not being
22 developed on.

23 The remaining 58 acres, plus or minus,
24 therefore, of that amount, 6.1 acres will be dedicated
25 for public use and public purposes, including a

1 parking area for the public, which will include a
2 minimum of 20 spaces, that includes a wide waterway
3 walkway along the peninsula under the Bayonne Bridge,
4 which will then have a public open space area. And
5 then that will be connected to, ultimately, as Mr.
6 Baumann says, to Collins Park.

7 The 6.1 acres is slightly over 10 percent
8 of the total project site that will be dedicated to
9 public purposes. The resiliency project will no
10 longer -- as Ms. Lassiter and Mr. Baumann and Mr.
11 Handley noted, the resiliency project will include
12 property stormwater management system, a stormwater
13 retention system to shore up the entire peninsula.

14 And you can see from the documents, if
15 you look at your -- you'll see how that lays out in
16 terms of the site.

17 Again, that is going to be completed, as
18 Ms. Lassiter noted, within the next couple of weeks,
19 and then site work will continue right after that,
20 probably in the spring.

21 MS. SUAREZ: Thank you, Mr. Benecke. I
22 think those are all kind of important items to note.

23 Just going to kind of bring up revenue
24 and a large -- very large ratable for the City, but
25 also the percs that will be there for the residents as

1 well.

2 And as far as the ratable itself goes,
3 can we just highlight the projected, I guess, dollar
4 figure for the economic impact that this is actually
5 going to have on the city?

6 MR. HANLEY: Yeah. I mean, the -- as Joe
7 described, this is going to be the highest taxpayer in
8 the City. The initial payment to the City will be
9 over \$4 million. And after debt service, over the
10 period of time the bonds and the pilot will exist, it
11 will be over \$200 million in pilot payments and over
12 \$135 million entering the City budget.

13 MR. BAUMANN: On top of that, Director,
14 it's been estimated that will be a direct, indirect,
15 and induced annual benefit of approximately \$190
16 million and growing over time.

17 That is primarily -- like, \$150 million
18 of it is payroll, salaries. So direct cash going into
19 the economy. So that number in itself, on top of the
20 ratables, is sort of game changing, again, for -- for
21 the area.

22 MS. SUAREZ: I appreciate that, and I
23 wanted to make sure that that was highlighted.

24 MR. BAUMANN: Thank you, Director.

25 MS. SUAREZ: Of course.

1 And then, lastly, maybe this is for Mr.
2 Hanley, can we just go over the projected rates?

3 MR. HANLEY: Sure. So the -- you know,
4 there are a couple ways we calculated this, but the --
5 we're going to receive over \$2.70 a square foot from
6 the project in year one. And it escalates to over
7 \$6.60 a square foot in year 30. It escalates
8 throughout the period. And, you know, it will be a
9 significant revenue stream for the City throughout
10 that time.

11 MR. BAUMANN: Director, are you asking
12 about interest rates?

13 MS. SUAREZ: Yes.

14 MR. BAUMANN: I think you were.

15 Okay. Michael, the interest rates?

16 MR. HANLEY: We're projecting an interest
17 rate of around five and a half percent. It will be
18 whatever -- you know, it will be a public process. So
19 whatever the interest rates are at the time, we expect
20 it would be probably something lower today. But we've
21 seen increases throughout the year, and we were trying
22 to be conservative with the interest rate.

23 MS. SUAREZ: I appreciate that.

24 Those are all the questions that I had,
25 so I will open it up to see if the Board or members of

1 the public have any additional questions or comments.

2 Okay. Hearing none, do we have a Motion
3 to approve the private sale of the bonds as well as
4 the --

5 MR. CLOSE: So moved.

6 MR. AVERY: Second.

7 MR. BENNETT: Mr. Close moves, Mr. Avery
8 seconds.

9 Ms. Suarez?

10 MS. SUAREZ: Yes.

11 MR. BENNETT: Mr. DiRocco?

12 MR. DIROCCO: Yes.

13 MR. BENNETT: Mr. Close?

14 MR. CLOSE: Yes.

15 And I want to thank Mayor Davis for being
16 present today. And his remarks on the project, the
17 presentation, was excellent. And really thank him for
18 being here. It's always nice to see the mayor from
19 the City being present for such an important and
20 significant application. So I wanted to acknowledge
21 his being here today and thank him.

22 MS. SUAREZ: Thank you, Mr. Close.

23 MR. BENNETT: And Mr. Avery?

24 MR. AVERY: Yes.

25 MR. BENNETT: The Motion is approved.

1 MR. BAUMANN: Thank you, everyone.

2 MS. SUAREZ: You are very welcome. Best
3 of luck with the project.

4 MR. BAUMANN: Thank you very much. Thank
5 you.

6 MS. SUAREZ: Okay. And then I think the
7 last item on the agenda today is the proposed rate
8 adoption of Local Finance Board rules with amendments,
9 as well as new rules for 5:30.

10 I see Mr. Martucci, the Division's
11 regulatory officer. And he's going to make the
12 presentation to the Board.

13 So, Mr. Martucci, we're just going to get
14 you quickly sworn in.

15 MR. MARTUCCI: Thank you, Director.

16 JASON MARTUCCI, having been duly sworn,
17 was examined and testified as follows:

18 MR. MARTUCCI: Do you need me to state my
19 name on the record? Jason Martucci, Legislative &
20 Regulatory Affairs Officer for the Division of Local
21 Government Services.

22 MS. SUAREZ: Thank you, Jason. Go right
23 ahead.

24 MR. MARTUCCI: Thank you.

25 Before the Board today is post readoption

1 of Chapter 5:30 of Local Finance Board Regulations.
2 They're set to expire on Saturday, the 15th. So the
3 proposed rate adoption of those regulations would --
4 the readoption of those -- the proposed readoption of
5 those regulations would extend the expiration date by
6 180 days.

7 As part of the proposed rate adoption
8 there are various amendments, and the one with the new
9 rules, as well as a proposed recodification of
10 Subchapter 10 to our -- Subchapter 10 dealing with
11 municipal port authorities. We'll be moving that to
12 new Subchapter 9 of 5:31.

13 Among the -- among the other subchapters
14 in this body of regulations include procedures
15 pertaining to Local Finance Board meetings,
16 regulations pertaining to local bond law, the budget
17 process for municipalities and counties, introduction
18 and adoption of capital budgets, accumulated absence
19 liability financing and accounting, various financial
20 administration -- regulations dealing with financial
21 administration, accounting procedures, auditing by
22 municipalities and counties.

23 There would be a proposed new rule that
24 would bring joint meetings or what we call now call
25 legal service agencies onto the -- onto the municipal

1 -- same accounting as seen in municipalities and
2 counties. LOSAP, the compensation for volunteer fire
3 and first aid. Govconnect, our agency -- agency
4 communications with local units.

5 New Subchapter 10 pertaining to
6 municipalities under State supervision. So there are
7 new regulations pertaining to those, particularly with
8 respect to the ability of the Board and the director
9 to make disbursements on the -- on behalf of the
10 municipality under State supervision, as well as the
11 appointment of a fiscal control officer, should the
12 Board wish to do so under State supervision.

13 Those are examples of the notes and the
14 rules that are being proposed. A lot of the
15 regulations are codification of existing Board
16 guidance. Sometimes long-standing Board guidance, as
17 well as implementation of rules or implementation of
18 statutes recently adopted by the legislature.

19 MS. SUAREZ: Thank you, Mr. Martucci.

20 Do we have any questions from the Board
21 or the public regarding these proposals?

22 Hearing no questions, do we have a Motion
23 to approve moving forward with the readoption of the
24 Local Finance Board Rules with amendments, as well as
25 new rules for N.J.A.C. 5:30?

1 MR. DIROCCO: I'll make the Motion.

2 MR. AVERY: I'll second it.

3 MR. BENNETT: Mr. DiRocco moved, Mr.
4 Avery seconded.

5 MS. SUAREZ?

6 MS. SUAREZ: Yes.

7 MR. BENNETT: Mr. DiRocco?

8 MR. DIROCCO: Yes.

9 MR. BENNETT: Mr. Close?

10 MR. CLOSE: Yes.

11 MR. BENNETT: Mr. Avery?

12 MR. AVERY: Yes.

13 MR. BENNETT: Motion approved.

14 MS. SUAREZ: Thank you very much, Mr.
15 Martucci.

16 The final matter I'd just like to address
17 before we conclude today is the petition for rule
18 making by the Municipal Finance & Services
19 Corporation.

20 while the item is not on today's agenda,
21 the 90-day referral to staff time frame is due to
22 lapse. So the applicant has formally withdrawn the
23 petition for rule making that they submitted to the
24 Local Finance Board. Therefore, no action needs to be
25 taken by the Board, and the applicant would not be

1 prevented from submitting a future petition.

2 So with that, that concludes the agenda
3 for today.

4 Do I have a Motion to adjourn?

5 MR. CLOSE: So moved.

6 MR. BENNETT: I'll second.

7 Ms. Suarez?

8 MS. SUAREZ: Yes.

9 MR. BENNETT: Mr. DiRocco?

10 MR. DIROCCO: Yes.

11 MR. BENNETT: Mr. Close?

12 MR. CLOSE: Yes.

13 MR. BENNETT: Mr. Avery?

14 MR. AVERY: Yes.

15 MR. BENNETT: That Motion is approved.

16 We are adjourned. Happy New Year, everyone.

17 SPEAKER: Happy New Year.

18 MS. SUAREZ: Happy New Year, all. Thanks
19 for sticking it out so we can get through it.

20 (Hearing was concluded at 11:15 a.m.)

21 - - -

22

23

24

25

C E R T I F I C A T I O N

STATE OF NEW JERSEY

COUNTY OF CAMDEN

I, Cindy Pineiro, a Certified Shorthand Reporter and Notary public of the State of New Jersey, do hereby certify that I reported the hearing in the above-captioned matter; that the said witness was duly sworn by me; that the foregoing is a true and correct transcript of the stenographic notes of testimony taken by me in the above-captioned matter.

I further certify that I am not an attorney or counsel for any of the parties, nor a relative or employee of any attorney or counsel connected with the action, nor financially interested in the action.



Cindy Pineiro, CSR #30XI00181500
Notary Public #50010742 Exp. 2/24/25

Dated: January 11, 2023

| A | |
|------------------------|------------------------|
| a (88) | 29:18 |
| 2:5,24,25 3:4 | accused (1) |
| 3:20,23 4:12 | 4:14 |
| 4:19 6:25 7:2 | acknowledge (1) |
| 7:12,20 8:2,2 | 27:20 |
| 8:6 9:3 10:11 | acquisition (2) |
| 11:9,17,21 | 7:12,15 |
| 12:4,12 13:22 | acres (7) |
| 14:7,7,9,15,17 | 16:24 23:18,20 |
| 14:22 15:8,8 | 23:20,23,24 |
| 15:11,14 16:2 | 24:7 |
| 16:8,11,12,15 | action (3) |
| 16:17,18 17:6 | 31:24 33:15,15 |
| 17:21 18:4,8 | actually (2) |
| 18:13,17,19,20 | 9:2 25:4 |
| 18:25 19:6,8,9 | add (1) |
| 20:9,17 22:8,9 | 21:10 |
| 22:17,17,19 | added (3) |
| 23:6,7,10,20 | 10:8 18:17,19 |
| 23:25 24:1,2,4 | addition (3) |
| 24:12,24 25:14 | 10:8 11:8,12 |
| 26:4,5,7,8,17 | additional (4) |
| 26:18 27:2 | 10:15 12:11 |
| 29:9,23 30:11 | 20:17 27:1 |
| 30:14,22 32:1 | address (1) |
| 32:4 33:1,5,9 | 31:16 |
| 33:13 | addressed (1) |
| ability (2) | 20:19 |
| 15:10 30:8 | addressing (1) |
| able (4) | 23:8 |
| 9:17,22 10:7 | adjourn (1) |
| 19:20 | 32:4 |
| about (5) | adjourned (1) |
| 8:10 10:3,7 | 32:16 |
| 20:18 26:12 | administrati... |
| above (1) | 7:2 11:9,14 |
| 1:9 | 29:20,21 |
| above-captio... | administrati... |
| 33:8,11 | 4:15,16,17 |
| absence (1) | 11:13 |
| 29:18 | adopted (1) |
| absent (1) | 30:18 |
| 2:11 | adoption (4) |
| absolutely (4) | 28:8 29:3,7,18 |
| 9:5 10:12 13:24 | advisor (2) |
| 17:21 | 6:4 13:15 |
| acceptable (1) | Advisors (1) |
| 22:18 | 6:3 |
| access (1) | Affairs (2) |
| 17:11 | 1:1 28:20 |
| accounting (3) | after (3) |
| 29:19,21 30:1 | 16:15 24:19 |
| accumulated (1) | 25:9 |
| | again (8) |
| | 6:19 7:25 8:2 |
| | 9:24 17:15 |
| | 20:19 24:17 |
| | 25:20 |
| | agencies (1) |
| | 29:25 |
| | agency (2) |
| | 30:3,3 |
| | agenda (4) |
| | 5:8 28:7 31:20 |
| | 32:2 |
| | ago (1) |
| | 9:3 |
| | agreed (1) |
| | 18:25 |
| | agreement (1) |
| | 23:15 |
| | ahead (2) |
| | 10:13 28:23 |
| | aid (1) |
| | 30:3 |
| | Alan (4) |
| | 1:13 2:17 3:6 |
| | 3:24 |
| | all (12) |
| | 5:10 6:11 8:16 |
| | 14:13,24 16:22 |
| | 17:17,24 18:8 |
| | 24:22 26:24 |
| | 32:18 |
| | allow (2) |
| | 5:20 7:5 |
| | almost (2) |
| | 9:20 10:11 |
| | alone (1) |
| | 18:4 |
| | along (2) |
| | 21:25 24:3 |
| | already (1) |
| | 21:17 |
| | also (10) |
| | 7:2,19 8:4,14 |
| | 9:19 11:18,20 |
| | 15:20 19:10 |
| | 24:25 |
| | always (3) |
| | 11:4 20:21 |
| | 27:18 |
| | am (1) |
| | 33:12 |
| | amendments (3) |
| | 28:8 29:8 30:24 |
| | among (2) |
| | 29:13,13 |
| | amount (2) |
| | 19:12 23:24 |
| | an (13) |
| | 4:14,16 7:10,11 |
| | 11:8 14:2,12 |
| | 17:13 18:1 |
| | 23:14 26:16 |
| | 27:19 33:12 |
| | and (134) |
| | 1:8 2:19,25 3:1 |
| | 3:20 4:8,13 |
| | 5:11,15,17,19 |
| | 5:25 6:7,9,13 |
| | 6:14 7:2,4,7 |
| | 7:24 8:2,3,8,8 |
| | 8:12,15,16,24 |
| | 8:25 9:3,5,6,8 |
| | 9:10,11 10:7 |
| | 10:24 11:6,9 |
| | 11:17,18,20,25 |
| | 12:10,22 13:6 |
| | 13:10,14,18,19 |
| | 14:15,16,19,22 |
| | 14:24 15:4,5,7 |
| | 15:9,10,10,18 |
| | 16:1,4,10,14 |
| | 16:18,20 17:4 |
| | 17:4,6,12,13 |
| | 17:18,19,23 |
| | 18:20,23 19:14 |
| | 19:16,20,23,25 |
| | 20:5,9,10 |
| | 21:14,14,16 |
| | 22:2,3,10 |
| | 23:10,13,25 |
| | 24:4,10,10,14 |
| | 24:19,24 25:2 |
| | 25:9,10,11,15 |
| | 25:16,22 26:1 |
| | 26:6,8,17,21 |
| | 27:15,16,17,19 |
| | 27:21,23 28:6 |
| | 28:11,17 29:8 |
| | 29:17,18,19,22 |
| | 30:1,3,8,13 |
| | 31:25 33:6,9 |
| | annual (4) |
| | 17:24 18:1,16 |
| | 25:15 |
| | answer (2) |
| | 20:4,7 |
| | any (16) |
| | 2:3 3:2,22 4:18 |
| | 5:13 8:19 9:1 |

| | | | |
|--|---|---|--|
| 9:1 12:9 20:6 20:21,25 27:1 30:20 33:13,14 anyone (3) 12:10 18:12 19:19 anyone's (1) 17:21 anything (2) 21:10 23:2 AOL (1) 4:20 apparatus (2) 7:16 11:11 appear (1) 5:19 appearing (2) 5:21 13:5 appears (1) 5:16 applicant (5) 5:16,21 13:4 31:22,25 applicants (2) 5:11,25 application ... 5:18 6:20 7:10 7:11,19 8:4,12 9:16,25 10:25 13:7 15:3,11 22:4 27:20 applications... 5:9 9:8 appointment (1) 30:11 appreciate (4) 15:10 20:13 25:22 26:23 appreciated (1) 8:21 approval (1) 2:1 approve (3) 2:6 27:3 30:23 approved (11) 2:18 3:16 4:10 5:6 7:18,25 8:14 12:24 27:25 31:13 32:15 approximate ... 23:20 25:15 are (27) 5:17 6:3,23 8:5 | 9:19 13:10 15:19 16:2,4,4 17:18 20:3 21:20 22:5,12 24:22 26:4,11 26:19,24 28:2 29:8 30:6,13 30:14,15 32:16 area (7) 15:5 17:18 23:6 23:21 24:1,4 25:21 areas (1) 22:22 around (5) 10:23 11:1 22:10,22 26:17 arrived (1) 9:23 as (42) 3:19 5:9,16 6:15,19 9:11 13:20 14:9 15:9,24 16:21 16:24 17:25 18:8,23 19:19 19:19 20:2 23:11,19 24:5 24:10,17,25 25:2,2,6 27:3 27:3 28:9,9,17 29:7,9,9 30:1 30:10,10,16,17 30:24,24 asking (2) 4:14 26:11 assessed (1) 8:11 assessment (2) 18:18,18 asset (2) 18:4 19:3 associated (1) 17:5 assuming (1) 22:22 at (20) 1:10 4:14 7:10 7:14 8:11,18 9:15,21 10:9 11:23 13:11 14:4 15:16 16:15,19 19:22 19:23 24:15 | 26:19 32:20 attempt (1) 8:24 attorney (2) 33:12,14 audio (1) 5:14 auditing (1) 29:21 auditor (1) 6:10 August (1) 8:1 authorities (1) 29:11 Authority (1) 23:15 available (2) 20:3,4 average (1) 8:11 Avery (27) 1:13 2:16,17,17 3:6,6,14,15,24 3:24 4:8,9,22 5:4,5 12:22,23 27:6,7,23,24 31:2,4,11,12 32:13,14 away (2) 19:8,12 a.m (2) 1:10 32:20 | 24:10 25:13,24 26:11,14 28:1 28:4 bay (1) 7:4 Bayonne (19) 13:6,11,23 14:2 14:4,5,12,20 14:21 15:18,23 16:9,14,16 17:14,19 20:1 23:4 24:3 be (57) 3:18 5:24 6:25 8:5,7,10 9:24 10:8 11:8,20 11:21 12:1,6 13:6,9 14:17 15:6,17,24 18:4,5 19:1,4 19:11,20,23,24 19:25 20:9,10 20:15 21:23 22:5,14,15,18 22:20 23:7,9 23:24 24:5,8 24:17,25 25:7 25:8,11,14 26:8,17,18,20 26:22 29:11,23 31:24,25 because (4) 7:17 9:16 16:21 18:16 been (11) 6:14 9:13,18 13:19 14:8 16:15,25 21:13 21:16 25:14 28:16 before (12) 1:7 2:1 5:21 7:9 8:4 9:8 13:5,8,21 15:6 28:25 31:17 begin (5) 13:8,21 14:21 14:23 15:6 behalf (3) 5:24 21:4 30:9 being (7) 1:10 23:21 27:15,18,19,21 30:14 |
| | | | B |
| | | back (4) 8:18 14:12,22 15:10 background (1) 5:13 backup (1) 11:21 bank (1) 19:15 Bart (2) 6:9,14 base (1) 22:18 basis (3) 3:1,20 16:3 Baumann (16) 13:6,8,21 15:2 20:12 21:2 23:5,19 24:6 | |

| | | | |
|--|--|--|---|
| believe (5) 5:23 8:24 9:14 22:3,13 | 29:1,15 30:8 30:12,15,16,20 30:24 31:24,25 | C (3) 4:13 33:1,1 | 17:19 |
| below (1) 22:17 | Board's (2) 3:17 5:8 | calculated (1) 26:4 | city (21) 13:5,23 14:2,5 14:13,20,23 15:17,23 16:14 18:23 19:18 20:1,10 24:24 25:5,8,8,12 26:9 27:19 |
| belt (1) 18:17 | Bob (1) 21:4 | call (2) 29:24,24 | City's (2) 20:3,13 |
| beneath (1) 14:4 | body (1) 29:14 | called (1) 5:18 | city-guarant... 17:20 |
| Benecke (3) 21:4 23:17 24:21 | bond (3) 6:8 18:23 29:16 | calls (1) 12:4 | climate (1) 17:4 |
| benefit (3) 16:9,20 25:15 | bonding (1) 10:15 | CAMDEN (1) 33:3 | close (23) 1:13 2:14,15 3:11,11,13 4:6 4:7 5:2,3 12:4 12:20,21 27:5 27:7,13,14,22 31:9,10 32:5 32:11,12 |
| benefited (1) 19:24 | bonds (13) 6:24,25 8:5 9:24 15:5 17:17,18,20 18:6 19:5,21 25:10 27:3 | cameras (1) 5:17 | Closer (1) 18:10 |
| BENNETT (43) 1:14 2:7,9,11 2:14,16,18 3:7 3:9,11,14,16 4:1,4,6,8,10 4:23,25 5:2,4 5:6 12:15,18 12:20,22,24 13:3 27:7,11 27:13,23,25 31:3,7,9,11,13 32:6,9,11,13 32:15 | border (1) 17:11 | can (8) 2:19 5:12 13:22 23:14 24:14 25:3 26:2 32:19 | codification... 30:15 |
| besides (1) 17:17 | both (2) 5:15 15:25 | candidates (1) 20:2 | Coffey (2) 13:10,18 |
| Best (2) 13:1 28:2 | bottom (1) 15:23 | cap (2) 21:3,9 | Coast (1) 14:18 |
| better (1) 19:11 | bridge (3) 14:4 23:16 24:3 | capital (1) 29:18 | commodification... 30:15 |
| bicycling (1) 23:12 | bring (3) 17:2 24:23 29:24 | career (2) 11:17,23 | Collins (3) 17:13 23:16 24:6 |
| bid (1) 18:7 | budget (2) 25:12 29:16 | cash (1) 25:18 | come (2) 5:25 16:18 |
| bifurcate (1) 9:7 | budgets (1) 29:18 | Cecilia (2) 21:6,19 | comfortable (2) 19:17,22 |
| bifurcating (1) 9:3 | building (11) 7:2,5,7,24 9:11 11:9,9,10,13 11:14,21 | certainly (2) 20:4 22:17 | coming (2) 14:5 17:1 |
| big (2) 17:16,21 | Bureau (2) 11:19,20 | Certified (1) 33:5 | commencing (1) 1:10 |
| Board (34) 1:2 2:1,3 3:2 3:19,21 4:11 5:10,22 6:7 7:10,14 8:15 9:8,10 12:9 13:5 15:15 17:16,25 26:25 28:8,12,25 | but (12) 16:9 17:22 20:8 20:24 21:8,24 22:5,16,17 24:24 26:4,20 | certify (2) 33:7,12 | comments (3) 2:4 12:11 27:1 |
| | by (16) 7:18,25 8:1,14 9:2 10:15 13:9 17:21 19:24 29:5,21 30:18 31:18,25 33:9 33:11 | change (1) 17:4 | commissioner... 6:8,20 |
| | C | changing (1) 25:20 | communicatio... 30:4 |
| | | Chapter (1) 29:1 | COMMUNITY (1) 1:1 |
| | | charge (3) 17:25 18:1,16 | companies (1) 14:15 |
| | | Chief (1) 11:17 | compensation... 30:2 |
| | | Chief's (1) 11:16 | |
| | | Cindy (3) 1:8 33:5,19 | |
| | | circumstance... 12:1 | |
| | | citizens (1) | |

| | | | |
|---|---|--|--|
| Complaint (1) 2:22 | 33:3 | delineates (1) 22:4 | dismissing (1) 3:19 |
| complete (1) 21:3 | couple (6) 12:4 16:17 19:8 21:24 24:18 26:4 | DEP (4) 20:20,22 21:13 21:20 | district (17) 5:23 6:5,9,20 6:25 7:1,6,9 7:13,18 8:1,12 9:4,14,21 10:1 10:20 |
| completed (4) 15:17 16:2 21:24 24:17 | course (5) 10:15 17:16 20:20 23:10 25:25 | DEPARTMENT (1) 1:1 | districts (1) 11:5 |
| comprehensiv... 20:12 | covid (1) 12:4 | depletion (1) 22:24 | district's (1) 6:10 |
| conclude (1) 31:17 | credit (3) 19:1,4,15 | described (2) 15:25 25:7 | Division (1) 28:20 |
| concluded (2) 19:11 32:20 | critical (1) 17:22 | design (1) 9:11 | Division's (1) 28:10 |
| concludes (3) 5:7 19:7 32:2 | CSR (2) 1:8 33:19 | detail (1) 21:6 | do (28) 2:3,5 3:4,21,23 4:19 7:21 10:20,21,22 12:8,12 13:8 16:6 18:13,14 18:25 20:12,17 21:10 22:2 27:2 28:18 30:12,20,22 32:4 33:7 |
| conference (1) 13:11 | cubic (1) 17:2 | determinatio... 2:22 | documents (1) 24:14 |
| connect (1) 23:16 | cuts (1) 17:8 | develop (1) 17:3 | does (3) 11:1 20:22,24 |
| connected (2) 24:5 33:14 | D | developed (1) 23:22 | doing (1) 15:13 |
| conservative... 26:22 | D (1) 4:13 | developer (2) 18:25 21:5 | dollar (2) 21:17 25:3 |
| consideratio... 3:18 14:25 | date (2) 1:9 29:5 | developers (1) 16:18 | dollars (2) 15:23 19:9 |
| construct (1) 7:2 | Dated (1) 33:22 | development (1) 21:21 | DOMINICK (1) 1:14 |
| construction... 8:8,16 16:1 | Davis (4) 13:10,18,25 27:15 | dictionary (1) 16:12 | Don (2) 13:10,18 |
| continue (1) 24:19 | day (3) 14:12 17:12 19:22 | did (5) 8:22,24 9:7,7 23:5 | don't (2) 15:13 18:20 |
| Continuing (1) 22:24 | days (1) 29:6 | didn't (1) 15:7 | doors (1) 7:4 |
| contractors (1) 16:6 | dealing (2) 29:10,20 | different (1) 16:17 | down (1) 12:5 |
| control (1) 30:11 | debt (4) 18:5 19:3,9 25:9 | direct (3) 19:1 25:14,18 | dramatically... 19:24 |
| corner (2) 23:7,8 | decades (1) 16:25 | director (11) 2:23 8:19 12:14 13:21 15:3,9 25:13,24 26:11 28:15 30:8 | drive (1) 23:13 |
| Corporation (1) 31:19 | December (1) 2:2 | DiRocco (21) 1:14 2:12,13 3:9,10,25 4:1 4:4,5,25 5:1 12:18,19 27:11 27:12 31:1,3,7 31:8 32:9,10 | due (2) 12:5 31:21 |
| correct (3) 11:2,3 33:9 | dedicated (2) 23:24 24:8 | disbursement... 30:9 | duly (4) |
| cost (1) 9:4 | dedicating (1) 23:18 | Dismissal (2) 2:25 3:20 | |
| could (5) 5:25 11:22 14:9 21:6 22:5 | deemed (1) 7:11 | | |
| counsel (3) 6:8 33:13,14 | definition (1) 16:12 | | |
| counties (3) 29:17,22 30:2 | | | |
| county (4) 16:10 17:15,20 | | | |

| | | | |
|--|---|--|---|
| 6:14 13:19 28:16 33:8 during (1) 16:1 | 10:8 equity (3) 18:2 19:10 21:18 escalates (2) 26:6,7 escalating (1) 9:13 especially (2) 11:11 23:3 estimated (2) 9:14 25:14 estimates (1) 10:4 ethics (2) 2:20 5:8 evacuate (1) 11:22 evacuated (1) 12:1 even (1) 9:9 ever (4) 15:14 18:12,19 19:4 everybody's (1) 8:22 everyone (5) 9:12 13:17,25 28:1 32:16 everything (3) 8:23 17:5 21:24 exactly (1) 20:15 examined (3) 6:14 13:19 28:17 examples (1) 30:13 exceed (1) 20:24 excellent (1) 27:17 except (1) 21:13 exciting (1) 15:14 exist (1) 25:10 existing (4) 7:1,5,6 30:15 Exp (1) 33:20 expand (1) | 9:6 expansion (1) 7:7 expect (2) 18:20 26:19 expected (1) 16:2 expiration (1) 29:5 expire (1) 29:2 explain (1) 18:20 export (1) 21:14 exposures (1) 12:6 extend (2) 17:13 29:5 extending (1) 9:20 extensive (1) 14:10 extent (1) 21:13 extraordinar... 22:16 23:3 extremely (1) 14:2 | 25:4 fill (4) 17:2 20:24 21:3 21:23 film (1) 16:7 final (2) 21:21 31:16 finalize (1) 9:10 Finally (1) 18:25 finance (11) 1:2 6:25 7:15 7:22 8:3 28:8 29:1,15 30:24 31:18,24 financed (3) 8:5,7 9:24 financial (5) 6:4 13:15,15 29:19,20 financially (1) 33:15 financing (1) 29:19 findings (3) 6:23 7:14 12:13 fire (30) 5:22 6:4,7,9,9 6:20,25 7:1,6 7:9,13,16,18 8:1,3,6,12 9:2 9:4,9,12,15,18 9:21 10:1,19 11:5,18,19 30:2 firefighters... 11:23 firehouse (2) 11:22 12:5 firm (2) 13:11 19:18 first (7) 2:1,24 5:21 19:4,6 21:15 30:3 fiscal (2) 15:22 30:11 five (2) 7:4 26:17 flood (1) 23:7 floor (1) |
| <hr/> E <hr/> | | | |
| E (1) 33:1 each (1) 5:16 East (1) 14:18 economic (1) 25:4 economically... 14:23 economy (1) 25:19 Ed (1) 20:5 editors (1) 16:7 efforts (1) 17:1 elevation (1) 22:18 eliminate (1) 5:13 else (1) 23:2 emergency (1) 23:13 employee (1) 33:14 employer (2) 15:17 19:25 employment (1) 16:5 end (2) 16:22 19:22 ensure (1) 22:23 entail (1) 11:13 entering (1) 25:12 entire (4) 16:9,10 23:17 24:13 entrance (1) 23:9 envisioned (1) 16:21 equipment (1) | | | |
| | | <hr/> F <hr/> | |
| | | F (1) 33:1 facilities (1) 7:6 facility (2) 11:24 12:2 factual (2) 3:1,20 fallow (1) 16:25 far (1) 25:2 favor (1) 11:1 February (1) 10:2 feel (2) 19:17,22 few (2) 13:22 20:17 fiduciary (1) 19:18 figure (1) | |

| | | | |
|------------------------|----------------------|-----------------------|------------------------|
| 6:16 | 26:5 27:18 | 1:25 6:2,18 | 2:3,5 3:2,4,21 |
| follows (3) | 30:20 32:1 | 13:25 16:23 | 3:23 5:11,14 |
| 6:15 13:20 | full-time (1) | Govconnect (1) | 6:6 7:4 8:24 |
| 28:17 | 16:3 | 30:3 | 9:4,12,16 10:2 |
| follow-up (1) | further (2) | Government (1) | 11:17 12:5,8 |
| 8:25 | 9:6 33:12 | 28:21 | 12:12 13:22 |
| foot (2) | future (1) | grade (1) | 14:15 15:20,21 |
| 26:5,7 | 32:1 | 20:24 | 16:22 19:6,10 |
| for (72) | | grant (1) | 19:15 20:6,17 |
| 2:22,25 3:17,19 | G | 4:20 | 20:22 21:10 |
| 4:13,14,16 6:1 | gainful (1) | great (2) | 22:2 23:12,14 |
| 6:8,20,23,24 | 15:24 | 13:16 15:9 | 23:14 24:4 |
| 7:5,11,14,23 | game (1) | greater (1) | 25:5 27:1,2 |
| 8:15,19 9:9,23 | 25:20 | 18:5 | 30:20,22 32:4 |
| 10:7,10,24 | garage (6) | green (2) | having (6) |
| 11:5 14:1,2,3 | 7:3,4,24 8:9 | 11:23 22:21 | 6:14 9:23 13:19 |
| 14:8,13,19,24 | 11:10,11 | growing (1) | 14:1,13 28:16 |
| 16:12,16 17:14 | gateway (1) | 25:16 | he (4) |
| 17:15,16 18:12 | 14:5 | guess (2) | 13:6 18:10 21:5 |
| 19:2,5,12 20:3 | gave (1) | 13:8 25:3 | 21:6 |
| 20:10,10 21:2 | 15:8 | guidance (2) | headquarters... |
| 22:5,6,19 23:3 | get (9) | 30:16,16 | 11:16 |
| 23:12,18,25 | 5:20 6:11 13:16 | | headway (1) |
| 24:1,24,25 | 14:10 18:24 | H | 9:1 |
| 25:4,20,20 | 19:14,15 28:13 | had (16) | hearing (12) |
| 26:1,9 27:15 | 32:19 | 4:12 7:10,13 | 1:7 2:5 3:4,23 |
| 27:17,19 28:9 | getting (1) | 9:16,23 10:1 | 4:15,17,19 |
| 28:20 29:17 | 21:20 | 11:18,21 12:4 | 12:12 27:2 |
| 30:2,25 31:17 | gives (1) | 15:8,14 16:17 | 30:22 32:20 |
| 31:23 32:3,19 | 18:18 | 16:18,21 18:19 | 33:7 |
| 33:13 | giving (1) | 26:24 | height (1) |
| foreclosure (1) | 17:11 | hair (1) | 17:3 |
| 18:19 | go (10) | 16:6 | here (10) |
| foregoing (1) | 8:23 9:8,10 | half (1) | 6:19 13:12 20:3 |
| 33:9 | 10:13 15:10 | 26:17 | 20:16,20 21:4 |
| formally (1) | 16:18 19:15 | Handley (1) | 21:7 22:3 |
| 31:22 | 21:6 26:2 | 24:11 | 27:18,21 |
| forth (1) | 28:22 | Hanley (8) | hereby (1) |
| 15:10 | goes (1) | 13:14 18:8 22:7 | 33:7 |
| forward (3) | 25:2 | 23:1 25:6 26:2 | he'll (1) |
| 5:25 14:23 | going (27) | 26:3,16 | 13:13 |
| 30:23 | 5:10,23 8:24 | happened (1) | he's (2) |
| four (1) | 10:14 11:8,13 | 19:4 | 13:12 28:11 |
| 16:25 | 12:5 17:23 | happening (2) | highest (1) |
| fraction (1) | 18:3 20:10,14 | 16:14 20:16 | 25:7 |
| 18:9 | 20:15 22:5,14 | Happy (3) | highlight (3) |
| frame (1) | 22:15,18,20 | 32:16,17,18 | 11:7 22:3 25:3 |
| 31:21 | 23:11,12 24:17 | hard (1) | highlighted (1) |
| frankly (1) | 24:23 25:5,7 | 16:15 | 25:23 |
| 16:20 | 25:18 26:5 | has (7) | highlighting... |
| from (13) | 28:11,13 | 9:14,18,22 | 22:13 |
| 2:2 7:14 8:17 | gone (1) | 12:10 18:25 | high-paying (1) |
| 12:1 14:6 19:8 | 10:2 | 20:21 31:22 | 16:8 |
| 19:12,15 24:14 | good (5) | have (42) | him (2) |

| | | | |
|----------------------|------------------------|------------------------|----------------------|
| 27:17,21 | 26:25 | including (2) | 17:24 18:1,3,7 |
| his (3) | image (1) | 22:9 23:25 | 18:11,15,22 |
| 11:17 27:16,21 | 5:19 | increases (2) | 19:2 21:3,3,7 |
| holders (1) | imagine (1) | 10:5 26:21 | 21:9,11,20,25 |
| 18:23 | 19:6 | incredible (3) | 23:2,4,6,7,10 |
| home (1) | impact (5) | 15:25 17:14,17 | 23:18,19,20 |
| 8:11 | 8:10,13 15:22 | indirect (1) | 24:7,17 25:4,7 |
| hope (1) | 17:17 25:4 | 25:14 | 25:17,18,20 |
| 18:12 | impactful (1) | indiscernibl... | 26:1 27:25 |
| hopefully (2) | 15:15 | 13:12 22:24 | 28:7,25 31:17 |
| 15:11 17:12 | impediment (1) | induced (1) | 31:20,21 32:15 |
| house (2) | 20:25 | 25:15 | 33:9 |
| 11:22 18:13 | implementati... | industrial (1) | issuance (2) |
| how (6) | 30:17,17 | 14:12 | 6:24 7:14 |
| 9:1 16:23 17:18 | import (1) | information (2) | issuances (1) |
| 18:14,14 24:15 | 21:14 | 8:16 15:8 | 10:18 |
| However (1) | importance (1) | infrastructu... | issue (5) |
| 23:20 | 13:23 | 22:10 | 7:21 12:13 |
| Hudson (1) | important (5) | initial (1) | 17:16 18:3 |
| 16:10 | 14:2 22:16 23:3 | 25:8 | 23:7 |
| hundred (1) | 24:22 27:19 | Instead (1) | issued (2) |
| 21:16 | importantly (1) | 10:17 | 4:12 17:19 |
| | 19:24 | interest (5) | it (40) |
| I | imported (1) | 26:12,15,16,19 | 2:8 3:6,19,24 |
| I (68) | 21:23 | 26:22 | 4:16 8:18 10:8 |
| 5:23 6:6,19 | improvements... | interested (1) | 10:25 12:6,9 |
| 7:17 8:21,24 | 17:7 22:9,21,25 | 33:15 | 12:15 14:9,10 |
| 8:25 9:11,14 | in (58) | into (4) | 14:11,13,22 |
| 10:21,24,25 | 4:12 5:20 6:12 | 10:2 14:17 | 15:11 16:13 |
| 11:6,7 12:8,9 | 6:21,24 7:19 | 22:15 25:18 | 17:3,22 18:1,2 |
| 13:6,8,8,12,21 | 8:9,11,12 9:4 | introduce (1) | 18:17 19:11 |
| 14:7,22,24 | 9:17,17,24 | 5:25 | 20:9,19 21:9 |
| 15:6,6,7,13 | 10:8,25 11:1 | introduction... | 23:13 25:10,18 |
| 16:22 18:10 | 12:6 13:9,11 | 29:17 | 26:6,7,8,17,18 |
| 19:2 20:2,5,12 | 13:11,17 14:12 | invested (1) | 26:20,25 31:2 |
| 20:12,17,23 | 15:11,13,17,25 | 19:10 | 32:19,19 |
| 21:4,12,19 | 16:12,14,15 | investment (1) | item (2) |
| 22:2,3,3,12,13 | 17:22 18:20 | 21:17 | 28:7 31:20 |
| 22:20,25 24:21 | 19:9 20:1,6,13 | involved (1) | items (6) |
| 25:3,6,22,22 | 20:14,21 21:5 | 21:20 | 2:20 8:21 20:18 |
| 26:14,23,24,25 | 21:6,14,15,17 | involvement (2) | 22:14,21 24:22 |
| 27:15,20 28:6 | 21:24 23:5,20 | 20:21,22 | itself (6) |
| 28:10 32:4 | 24:15,20 25:7 | is (76) | 8:7 15:21,24 |
| 33:1,1,1,5,7 | 25:11,19 26:6 | 2:1,11,24 3:18 | 23:19 25:2,19 |
| 33:12,12 | 26:7 28:14 | 4:11,14 5:18 | it's (19) |
| if (25) | 29:14 30:1 | 5:22,23 6:3,6 | 2:24 10:23 14:3 |
| 5:13,24 8:25 | 33:7,11,15 | 6:8,9,17 7:19 | 14:8 15:16 |
| 11:21,21 12:10 | include (4) | 7:20,22,23 | 16:8,11,14,24 |
| 13:12,22 14:9 | 8:6 24:1,11 | 8:10 10:20 | 16:25 17:20 |
| 15:7 16:11,12 | 29:14 | 11:12,15,16 | 18:8 19:6 20:9 |
| 16:21 18:13,19 | included (2) | 13:5,14 14:1,4 | 21:16 23:11,12 |
| 19:1,3 20:5,6 | 7:19 8:12 | 14:5,7,11,15 | 25:14 27:18 |
| 20:21,25 21:5 | includes (2) | 15:15 16:11,13 | I'd (1) |
| 23:14 24:14 | 22:8 24:2 | 16:13,23 17:17 | 31:16 |

| | | | |
|--|--|---|---|
| I'll (9) 2:8 3:5,6 8:18 12:15 18:20 31:1,2 32:6 | <hr/> K <hr/> | lead (1) 9:19 | low (1) 11:4 |
| I'm (9) 5:9 10:14 17:23 20:3,4,5,9 21:5 22:21 | Kenny (6) 6:6,13 10:23 11:14 12:3 13:2 | learned (1) 12:3 | lower (1) 26:20 |
| I've (1) 15:14 | Kevin (1) 15:7 | left (3) 14:15 21:2,8 | luck (2) 13:1 28:3 |
| <hr/> J <hr/> | kid (2) 14:7,22 | legal (1) 29:25 | <hr/> M <hr/> |
| Jack (3) 6:6,13 10:22 | kind (9) 7:20 8:23 9:6 11:7 20:14 22:3,13 24:22 24:23 | Legislative (1) 28:19 | made (2) 9:1 15:11 |
| JACQUELYN (1) 1:12 | know (11) 9:15 10:20,22 17:25 20:23 22:20,25 23:11 26:3,8,18 | legislature (1) 30:18 | main (1) 11:16 |
| JAMES (1) 13:18 | known (1) 14:13 | lender (1) 19:7 | make (9) 3:5 5:17 13:12 17:13 20:14 25:23 28:11 30:9 31:1 |
| January (5) 1:5 7:9 9:17,18 33:22 | knows (1) 9:12 | letter (3) 19:1,4,15 | making (2) 31:18,23 |
| Jason (3) 28:16,19,22 | <hr/> L <hr/> | let's (2) 6:11 13:16 | management (3) 22:14 23:6 24:12 |
| Jay (2) 13:10,18 | lack (1) 3:1 | level (2) 19:3,21 | many (3) 14:3 15:19 22:9 |
| Jersey (5) 1:1,9 16:10 33:2,6 | ladder (3) 7:12 9:22 10:6 | liability (1) 29:19 | Mapp (1) 2:11 |
| jobs (8) 14:13,15,19 16:1,2,4,8,8 | land (1) 18:4 | like (5) 17:2,9 21:15 25:17 31:16 | Maria (1) 15:7 |
| Joe (1) 25:6 | lapse (2) 10:2 31:22 | limited (1) 15:22 | Martucci (9) 28:10,13,15,16 28:18,19,24 30:19 31:15 |
| joined (3) 5:11,14 13:9 | large (2) 24:24,24 | line (2) 15:23 22:21 | massive (1) 17:6 |
| joint (1) 29:24 | largest (5) 14:18 15:17,18 19:25,25 | loan (1) 18:11 | math (1) 17:21 |
| Jones (4) 2:21,23 3:17 4:11 | Lassiter (5) 21:7,19,19 24:10,18 | local (9) 1:2 28:8,20 29:1,15,16 30:4,24 31:24 | matter (5) 2:1 4:13 31:16 33:8,11 |
| jump (1) 20:6 | last (6) 7:8 9:8,16 11:6 21:15 28:7 | location (1) 23:3 | matters (1) 20:21 |
| jurisdiction... 3:1 | lastly (1) 26:1 | longer (1) 24:10 | may (3) 7:8 9:3 21:1 |
| just (21) 5:10,12 7:8 8:22,25 9:6 10:14 11:6 16:5 17:2 20:20,25 22:3 22:16,25 23:19 24:23 25:3 26:2 28:13 31:16 | late (1) 14:14 | long-standin... 30:16 | maybe (2) 18:14 26:1 |
| | law (2) 4:16 29:16 | look (1) 24:15 | mayor (9) 13:9,22,25 15:2 15:25 16:24 19:18 27:15,18 |
| | layer (1) 18:22 | looked (1) 16:12 | me (9) 6:6 13:11,13 14:1 18:8 20:10 28:18 33:9,11 |
| | lays (1) 24:15 | looks (1) 17:9 | |
| | | LOSAP (1) 30:2 | |
| | | lot (3) 15:8 16:15 30:14 | |
| | | love (1) 20:7 | |

| | | | |
|--|--|--|--|
| mean (2) 21:19 25:6 | Morrow (2) 13:10,18 | 27:22,23,23,24 27:25 28:1,4 | 16:8 |
| means (1) 22:22 | mortgage (2) 18:2,13 | 28:10,13,15,18 28:24 30:19 | <hr/> N <hr/> |
| meeting (2) 2:2 5:12 | most (3) 14:14 15:15 17:23 | 31:1,2,3,3,3,7 31:7,8,9,9,10 31:11,11,12,13 31:14 32:5,6,9 | N (1) 33:1 |
| meetings (2) 29:15,24 | Motion (18) 2:5,18 3:4,5,16 3:23 4:10,19 5:6 12:12,24 27:2,25 30:22 31:1,13 32:4 32:15 | 32:9,10,11,11 32:12,13,13,14 32:15 | name (1) 28:19 |
| members (11) 2:3 3:2,21 5:10 5:11 7:6 12:10 12:10 17:25,25 26:25 | move (4) 2:19 5:9 11:18 14:23 | Ms (71) 1:25 2:9,10,19 2:21,23 3:2,7 3:8,17,21 4:2 4:3,11,19,23 4:24 5:7,23 6:2,11,16,16 6:18 8:20,20 9:5 10:10,12 10:13,14,17,21 10:24 11:3,4 11:25 12:8,16 12:17,25 13:1 13:4,16,24 15:1 20:11 21:10,19 22:1 22:12 24:10,18 24:21 25:22,25 26:13,23 27:9 27:10,22 28:2 28:6,22 30:19 31:5,6,14 32:7 32:8,18 | nearly (1) 21:16 |
| mention (3) 7:17 10:14 15:24 | moved (6) 2:7 4:21 12:14 27:5 31:3 32:5 | Moves (2) 3:24 27:7 | need (3) 12:1 21:21 28:18 |
| mentioned (4) 6:19 16:24 20:23 22:25 | movie (1) 14:17 | moving (3) 21:25 29:11 30:23 | needed (1) 11:21 |
| Michael (3) 6:9,13 26:15 | Mr (143) 2:7,9,11,11,12 2:13,14,14,15 2:16,16,17,18 3:6,7,9,9,10 3:11,11,11,13 3:14,14,15,16 3:24,25 4:1,1 4:4,4,5,6,6,7 4:8,8,9,10,22 4:23,25,25 5:1 5:2,2,3,4,4,5 5:6 10:23 11:14 12:3,15 12:18,18,19,20 12:20,21,22,22 12:23,24 13:2 13:3,6,8,21 15:2 20:11 21:2 22:7,25 23:5,17,19 24:5,10,10,21 25:6,13,24 26:1,3,11,14 26:16 27:5,6,7 27:7,7,11,11 27:12,13,13,14 | moves (2) 3:24 27:7 | needs (1) 31:24 |
| Mike (2) 13:14 18:8 | | | new (18) 1:1,9 7:2,3,12 16:10 28:9 29:8,12,23 30:5,7,25 32:16,17,18 33:2,6 |
| million (18) 6:24 7:15,23 8:3 10:7,9 17:20 18:4,7 19:9 21:17 22:7,8 25:9,11 25:12,16,17 | | | next (4) 3:17 4:11 21:24 24:18 |
| minimum (1) 24:2 | | | nice (1) 27:18 |
| minus (1) 23:23 | | | NICHOLAS (1) 1:14 |
| minutes (2) 2:2,6 | | | Nick (1) 15:7 |
| missed (1) 20:5 | | | no (5) 2:25 3:19 24:9 30:22 31:24 |
| moment (1) 17:1 | | | noise (1) 5:13 |
| moments (1) 13:22 | | | none (7) 2:5 3:4,23 4:19 12:12 16:19 27:2 |
| money (1) 19:13 | | | nor (2) 33:13,15 |
| months (1) 10:6 | | | north (1) 14:6 |
| monumental (1) 23:11 | | | not (17) 9:22,23 10:21 12:8 15:24 16:4,9,14 19:23 20:24 21:5 22:16,23 23:21 31:20,25 33:12 |
| more (4) 14:8 15:14 19:23 21:6 | | | Notary (3) |
| morning (5) 1:25 6:2,19 13:25 14:1 | | | |

| | | | |
|---|--|--|---|
| 1:8 33:6,20 note (1) 24:22 noted (2) 24:11,18 notes (2) 30:13 33:10 Notice (4) 2:24,25 3:20 4:12 Notices (1) 3:18 notoriously (1) 11:4 now (5) 11:17 14:9,16 19:14 29:24 number (8) 5:23 6:5,21 15:25 16:2 17:21 18:7 25:19 NW (1) 13:14 N.J.A.C (1) 30:25 N.J.S.A (1) 6:22 | 14:3,5,14,18 14:18,20,20 15:8,8,13,17 15:19,23,25 16:2,5,8,10,14 16:15,17,19,25 17:2,8,14,15 17:16,19,20,20 17:25 18:3,9,9 18:11,17 19:1 19:3,3,4,5,5,9 19:12,15,21,22 20:1,9,14,18 20:20 21:5,14 21:14,16,18,24 22:3,4,8,12,13 22:24 23:4,10 23:24 24:2,8 24:16,18,22,23 25:10,13,15,18 25:19,20,25 26:17,25 27:3 28:3,8,20 29:1 29:1,3,4,4,7,9 29:12,14,18 30:8,9,11,13 30:14,15,17,17 30:23 33:2,3,6 33:6,10,10,13 33:14 | 22:17 23:5,13 23:22 25:5,13 25:19 27:16 28:7,19 29:2 30:9,9 31:20 once (1) 16:1 one (13) 3:3 6:7 7:11 8:21,23 12:2 14:3,17 16:19 20:18 22:2 26:6 29:8 only (4) 5:14 16:9 21:2 21:8 onto (2) 29:25,25 open (3) 12:9 24:4 26:25 opportunitie... 16:23 opportunity (3) 16:19,23 17:14 opposed (1) 11:1 Option (1) 5:14 or (16) 2:3 12:11 21:6 21:11 22:14,23 23:21,23 26:25 27:1 29:24 30:17,21 33:13 33:13,14 order (2) 9:22 19:5 ordered (1) 9:19 other (6) 10:4 12:9 15:20 22:2,20 29:13 our (13) 2:2 8:22 11:23 13:15 15:19 16:20 19:18 21:16,20,21 23:14 29:10 30:3 ourselves (1) 23:16 out (6) 15:11 16:19 21:17 23:19 | 24:15 32:19 outgrown (1) 11:15 over (19) 8:6,23 10:6,9 10:11 11:19,23 14:13 20:14 23:19 24:7 25:9,9,11,11 25:16 26:2,5,6 |
| <hr/> o <hr/> | | | <hr/> P <hr/> |
| o (1) 33:1 obligations (2) 7:21,22 obvious (1) 17:23 obviously (1) 14:10 of (172) 1:1,1,9,9 2:1 2:20,24,25 3:1 3:18,20 4:12 4:13,16 5:8,11 5:24 6:7,7,20 6:21,24 7:5,9 7:12,15,15,20 7:24 8:1,1,2,2 8:7,8,16,21,23 8:23 9:6,11,12 9:18,19 10:15 10:18,19 11:7 11:9,10,11 12:6,10 13:1,5 13:23,23 14:2 | off (2) 2:24 21:9 offhand (2) 10:20,22 office (2) 4:16 11:16 officer (3) 28:11,20 30:11 okay (9) 1:25 2:19 5:7 6:11,16 11:25 26:15 27:2 28:6 old (1) 14:3 on (40) 1:9 2:20 3:3,12 5:9,14,17,19 5:24 7:3 8:11 9:6 11:15 12:2 13:1 14:18 16:2,22 17:8 18:3,5,13 19:3 21:3,4 22:17 | paid (1) 18:24 Park (3) 17:13 23:16 24:6 parking (2) 22:10 24:1 part (7) 7:11,20,23 20:9 21:16 22:8 29:7 particularly... 30:7 parties (1) 33:13 passed (1) 16:22 pay (3) 9:23 19:1,8 paying (1) 19:5 payment (1) 25:8 payments (1) 25:11 payroll (1) 25:18 peninsula (4) 22:17 23:4 24:3 24:13 people (2) 16:5 19:10 percent (5) 10:11 18:10,14 24:7 26:17 percs (1) 24:25 perhaps (1) 23:15 period (2) 25:10 26:8 permit (1) | |

| | | | |
|--|---|---|--|
| 21:21 | presented (1) 7:10 | projected (4) 8:5,10 25:3 26:2 | quickly (1) 28:14 |
| pertaining (4) 29:15,16 30:5,7 | presenting (2) 5:24 13:7 | projecting (1) 26:16 | quite (1) 9:13 |
| petition (3) 31:17,23 32:1 | president (1) 6:7 | projects (1) 15:19 | <hr/> |
| Phoenix (1) 6:3 | pretty (2) 20:12 23:6 | proper (1) 17:3 | R |
| phone (1) 5:15 | prevented (1) 32:1 | property (8) 7:3 8:16 17:10 19:8,12,16 21:4 24:12 | R (1) 33:1 |
| phonetic (1) 13:10 | Prevention (2) 11:19,20 | property's (1) 23:8 | RAB (1) 22:5 |
| pick (1) 13:13 | previously (3) 4:12 20:19,23 | proposals (1) 30:21 | raise (1) 21:1 |
| pilot (2) 25:10,11 | pre-meeting (1) 8:22 | proposed (7) 28:7 29:3,4,7,9 29:23 30:14 | rapidly (1) 9:13 |
| Pineiro (3) 1:8 33:5,19 | pre-meetings... 20:14 | protecting (1) 17:19 | ratable (2) 24:24 25:2 |
| place (2) 14:14 22:15 | price (1) 10:5 | protection (1) 18:22 | ratables (1) 25:20 |
| plan (1) 7:21 | prices (1) 9:12 | provide (1) 14:19 | rate (5) 26:17,22 28:7 29:3,7 |
| Planning (2) 8:15 9:10 | pricing (2) 9:17 10:1 | public (18) 1:7,9 5:11 12:10 17:6,11 22:9 23:18,25 23:25 24:1,4,9 26:18 27:1 30:21 33:6,20 | rates (4) 26:2,12,15,19 |
| please (4) 2:21 5:17,25 6:12 | primarily (1) 25:17 | purchasing (1) 9:2 | rather (1) 19:8 |
| pledged (1) 17:24 | primes (2) 18:1,2 | purposes (3) 23:18,25 24:9 | readoption (4) 28:25 29:4,4 30:23 |
| plumbers (1) 16:6 | private (3) 15:4 21:18 27:3 | pursuant (2) 6:21 15:3 | realized (1) 9:2 |
| plus (2) 15:13 23:23 | privileged (1) 20:9 | pursue (1) 18:19 | really (4) 15:9 16:11 20:8 27:17 |
| point (10) 7:14 8:18 9:7 9:15,21 10:9 14:11 16:19 19:14 22:18 | probably (5) 14:17 15:15 21:6 24:20 26:20 | put (1) 22:15 | reason (2) 9:7 19:2 |
| pointed (1) 23:19 | procedures (2) 29:14,21 | <hr/> | reasonable (2) 3:1,20 |
| population (1) 10:19 | proceeds (1) 22:4 | Q | reasons (1) 14:3 |
| port (2) 23:15 29:11 | process (2) 26:18 29:17 | question (2) 11:6 22:2 | rebuild (1) 14:16 |
| portion (1) 5:8 | procure (1) 10:7 | questions (17) 2:3 3:3,22 4:18 8:19,23 12:9 12:11 15:9 20:3,4,6,17 26:24 27:1 30:20,22 | receive (1) 26:5 |
| positive (3) 6:23 7:13 12:13 | project (25) 10:16 13:1,23 14:1,2 15:14 15:16,21,24 16:13 17:7 18:9,15 19:20 20:9 21:15,17 22:8,19 24:8,9 24:11 26:6 27:16 28:3 | | received (2) 7:13 10:4 |
| post (1) 28:25 | | | recently (1) 30:18 |
| present (6) 1:10 6:19 9:4 15:14 27:16,19 | | | recodificati... 29:9 |
| presentation... 27:17 28:12 | | | recognizing (1) 17:4 |
| | | | recommends (1) 4:15 |
| | | | record (2) |

| | | | |
|---|--|---|---|
| record (2) 22:6 28:19 | residential (3) 15:19 16:18 20:24 | S | service (7) 17:24 18:1,5,16 19:9 25:9 29:25 |
| redevelopmen... 15:5 17:1,18 | residents (4) 14:20 17:14,15 24:25 | said (4) 10:1 18:10 20:2 33:8 | services (4) 15:21,22 28:21 31:18 |
| referendum (3) 7:17,25 8:17 | resiliency (2) 24:9,11 | salaries (1) 25:18 | set (1) 29:2 |
| referral (1) 31:21 | resolution (1) 8:14 | sale (2) 15:5 27:3 | share (2) 13:22 17:8 |
| regarding (4) 4:18 8:17 9:1 30:21 | respect (1) 30:8 | same (6) 7:3,3 10:6 16:5 19:11 30:1 | Sherry (1) 6:3 |
| regulations (8) 29:1,3,5,14,16 29:20 30:7,15 | responsibili... 19:19 | Saturday (1) 29:2 | shore (2) 22:21 24:13 |
| regulatory (2) 28:11,20 | result (1) 16:22 | savings (3) 9:2 10:11,15 | shoring (1) 22:22 |
| relative (1) 33:13 | retention (1) 24:13 | saw (2) 10:25 13:6 | Shorthand (1) 33:5 |
| remain (1) 5:12 | revenue (2) 24:23 26:9 | says (1) 24:6 | should (1) 30:11 |
| remainder (1) 2:20 | right (6) 10:17 14:4 17:18 18:14 24:19 28:22 | School (3) 11:15,22 12:2 | shut (1) 12:5 |
| remaining (1) 23:23 | rights (2) 18:19 23:21 | screen (1) 5:19 | significant (3) 17:6 26:9 27:20 |
| remarks (1) 27:16 | ring (1) 17:7 | second (11) 2:8 3:6,25 4:22 12:15 13:4 18:21,22 27:6 31:2 32:6 | similar (1) 10:5 |
| remediate (1) 14:16 | riparian (1) 23:21 | seconded (1) 31:4 | since (3) 9:7 10:5 14:14 |
| remediation (2) 14:10 20:19 | rising (1) 17:4 | seconds (2) 4:1 27:8 | site (14) 7:3 14:4,7,9,16 14:17 17:3 22:11,17 23:17 23:19 24:8,16 24:19 |
| remember (1) 7:8 | risk (1) 19:23 | sector (1) 17:7 | site-wide (1) 21:21 |
| remind (1) 5:10 | Rogut (2) 6:8,13 | secure (3) 9:17 18:15 19:20 | situation (1) 19:7 |
| reminds (1) 18:8 | room (2) 13:11 23:12 | secured (1) 17:22 | situations (1) 12:7 |
| remiss (1) 15:7 | roughly (1) 9:15 | see (8) 8:25 12:10 17:24 24:14,15 26:25 27:18 28:10 | six (1) 18:10 |
| renovation (4) 7:1,4 8:8,15 | round (1) 15:10 | seen (3) 10:5 26:21 30:1 | size (1) 11:11 |
| renovations (1) 7:24 | RPR (1) 1:8 | send (1) 4:16 | slightly (1) 24:7 |
| REO (1) 21:22 | rule (3) 29:23 31:17,23 | sending (1) 4:20 | small (1) 19:12 |
| reported (1) 33:7 | rules (7) 28:8,9 29:9 30:14,17,24,25 | separate (1) 10:18 | smoothly (1) 21:25 |
| Reporter (1) 33:6 | run (1) 2:21 | seriously (1) 19:19 | so (55) 1:25 2:7 4:21 5:7,18,21,24 |
| request (1) 4:18 | runoff (1) 22:23 | | |
| requesting (1) 6:23 | | | |
| require (1) 15:20 | | | |

| | | | |
|----------------------|------------------------|------------------------|------------------------|
| 7:19,22 9:16 | 18:18,18 | 11:4,25 12:8 | 18:1 |
| 9:21,23 10:6 | specs (1) | 12:16,17 13:1 | taxpayer (3) |
| 10:10,11,14 | 9:10 | 13:4,16,24 | 15:18 20:1 25:7 |
| 11:16,19 12:6 | spring (1) | 15:1 20:11 | taxpayers (1) |
| 12:9,14 13:16 | 24:20 | 21:10 22:1,12 | 19:23 |
| 14:21 15:2,4 | square (2) | 24:21 25:22,25 | tell (1) |
| 15:19,22 16:11 | 26:5,7 | 26:13,23 27:9 | 14:9 |
| 16:24 18:3,7 | staff (3) | 27:10,22 28:2 | term (1) |
| 18:11,22 19:1 | 4:15 11:17 | 28:6,22 30:19 | 8:6 |
| 19:6,17 20:2,6 | 31:21 | 31:5,6,14 32:7 | Termination (2) |
| 22:13 23:7 | staff's (1) | 32:8,18 | 2:25 3:19 |
| 25:18,19 26:3 | 20:13 | Subchapter (4) | terms (2) |
| 26:18,25 27:5 | star (1) | 29:10,10,12 | 21:14 24:16 |
| 27:20 28:13 | 5:14 | 30:5 | testified (3) |
| 29:2 30:6,12 | start (1) | subchapters (1) | 6:15 13:20 |
| 31:22 32:2,5 | 17:23 | 29:13 | 28:17 |
| 32:19 | started (1) | submitted (1) | testify (1) |
| soil (1) | 21:16 | 31:23 | 5:16 |
| 22:24 | state (10) | submitting (2) | testimony (1) |
| soils (1) | 1:1,9 16:10 | 15:3 32:1 | 33:10 |
| 21:14 | 22:5 28:18 | such (3) | Texaco (3) |
| some (11) | 30:6,10,12 | 20:21 22:19 | 14:3,8,9 |
| 7:7 9:15 10:4 | 33:2,6 | 27:19 | than (3) |
| 10:15 17:8,12 | States (1) | sufficient (2) | 14:8 18:5 19:8 |
| 19:2 22:10,12 | 14:19 | 21:11,12 | thank (33) |
| 22:14,20 | statutes (1) | supervision (3) | 2:23 6:2,18,18 |
| something (2) | 30:18 | 30:6,10,12 | 8:20 10:10,17 |
| 20:6 26:20 | stenographic... | sure (8) | 10:24 12:8,25 |
| Sometimes (1) | 33:10 | 5:17 13:12 20:3 | 13:2,3 14:1,24 |
| 30:16 | Steve (2) | 20:5,14 21:5 | 15:1,2,7 20:11 |
| somewhere (1) | 6:8,13 | 25:23 26:3 | 22:1 24:21 |
| 10:25 | sticking (1) | suspender (1) | 25:24 27:15,17 |
| soon (1) | 32:19 | 18:17 | 27:21,22 28:1 |
| 19:25 | still (2) | swear (1) | 28:4,4,15,22 |
| sort (3) | 9:9 20:22 | 13:9 | 28:24 30:19 |
| 18:17 19:21 | stormwater (4) | sworn (9) | 31:14 |
| 25:20 | 22:14 23:6 | 5:20 6:12,14 | Thanks (1) |
| sound (1) | 24:12,12 | 13:17,19 21:5 | 32:18 |
| 11:1 | stream (1) | 28:14,16 33:9 | that (112) |
| source (1) | 26:9 | system (2) | 3:3 4:18,20 5:7 |
| 19:5 | Street (4) | 24:12,13 | 5:11,12,17,18 |
| south (1) | 11:15,22,23 | | 5:19 7:8,10,11 |
| 14:6 | 12:2 | T | 7:14,15,17,18 |
| space (2) | studio (1) | T (2) | 7:25 8:2,6,14 |
| 22:21 24:4 | 14:17 | 33:1,1 | 8:21,23 9:3,6 |
| spaces (1) | stumble (1) | take (2) | 10:4,5,6,10,20 |
| 24:2 | 13:12 | 19:16,18 | 10:24,25 11:1 |
| speak (1) | Suarez (54) | taken (3) | 11:6,7,20 14:7 |
| 5:18 | 1:12,25 2:9,10 | 1:7 31:25 33:11 | 15:11,20 16:2 |
| SPEAKER (6) | 2:19 3:2,7,8 | talked (1) | 16:5,9 17:5,7 |
| 2:8 3:5 4:21 | 3:21 4:2,3,19 | 20:18 | 17:8,10,13,23 |
| 12:14 21:12 | 4:23,24 5:7 | tax (2) | 18:3,22,24 |
| 32:17 | 6:11,16 8:20 | 8:10,13 | 19:1,3,3,7,10 |
| special (2) | 10:10,13,17,24 | taxes (1) | 19:11,12,22 |

| | | | |
|-------------------|----------------|----------------------|-----------------------|
| 20:2,5,15,18 | 13:4,5,5,7,11 | 31:1,16,17,18 | 7:22,23,23 8:4 |
| 20:20,24,25 | 13:11,22,23,23 | 31:20,21,22,22 | 8:18 9:11,21 |
| 21:11,11,13,23 | 14:2,3,4,5,5,6 | 31:23,25,25 | 9:24 10:9,16 |
| 22:2,8,14,17 | 14:6,11,12,13 | 32:2 33:6,7,7 | 13:23 14:1,1,7 |
| 22:22,23 23:2 | 14:14,18,18,18 | 33:8,9,10,11 | 14:15 15:3,11 |
| 23:4,6,7,8,8 | 14:19,20,23 | 33:13,14,15 | 15:13,15,15,16 |
| 23:17,24 24:2 | 15:10,15,17,17 | them (4) | 15:16,21 16:13 |
| 24:5,8,15,17 | 15:18,22,22,23 | 6:11 14:3 15:8 | 16:13,15,21,23 |
| 24:19,25 25:4 | 15:23,24,25,25 | 20:7 | 17:1,2,7,11,13 |
| 25:13,14,17,19 | 16:2,5,9,10,10 | then (20) | 17:17 18:9,15 |
| 25:22,23,23 | 16:12,14,21,24 | 2:19 8:4,8 10:5 | 19:3,12,20,21 |
| 26:10,23,24 | 17:3,4,8,10,10 | 10:7 11:6,9,18 | 20:8,14 25:4,7 |
| 29:11,23 30:14 | 17:11,11,14,15 | 11:20 13:14 | 26:1,4 29:14 |
| 31:23 32:2,2 | 17:16,16,17,18 | 16:1 17:12 | those (17) |
| 32:15 33:7,8,9 | 17:19,23,24,24 | 19:14 23:10,13 | 9:8,19 12:6 |
| 33:12 | 17:25,25 18:1 | 24:4,5,19 26:1 | 14:15,15 16:4 |
| that's (9) | 18:1,2,4,5,7,8 | 28:6 | 16:19,22 22:6 |
| 11:3 16:23 | 18:9,11,16,18 | there (14) | 22:12 24:22 |
| 18:14,14 20:12 | 18:22,23,23,25 | 1:10 8:25 9:1 | 26:24 29:3,4,5 |
| 21:12 22:8,18 | 19:4,5,7,8,10 | 11:8,19,20 | 30:7,13 |
| 23:21 | 19:11,14,15,15 | 16:11 22:13,20 | though (1) |
| the (390) | 19:16,17,18,18 | 24:25 26:4 | 9:9 |
| 1:9,9 2:1,1,1,2 | 19:22,22,23,25 | 29:8,23 30:6 | thought (1) |
| 2:6,20,20,22 | 20:1,3,10,13 | therefore (3) | 12:4 |
| 3:5,17,19,21 | 20:18,24 21:2 | 4:15 23:24 | three (1) |
| 4:11,14,16,20 | 21:3,3,3,5,8 | 31:24 | 17:22 |
| 5:7,8,9,10,11 | 21:13,14,14,14 | there's (8) | three-tier (1) |
| 5:12,19,21,22 | 21:15,15,17,23 | 16:5,6,6,7 17:1 | 19:21 |
| 5:22,24,25 6:4 | 21:24 22:4,4,4 | 17:6 22:7,23 | thrilled (1) |
| 6:4,7,7,7,9,9 | 22:6,10,18,22 | these (5) | 20:8 |
| 6:16,20,20,21 | 22:22 23:3,4,5 | 15:20 16:4 18:5 | through (4) |
| 6:24,24,25 7:1 | 23:8,10,15,15 | 19:21 30:21 | 2:21 9:10 12:3 |
| 7:3,3,3,4,5,7 | 23:17,18,23 | they (9) | 32:19 |
| 7:9,9,12,13,14 | 24:1,3,3,7,8,9 | 9:17 10:6 12:1 | throughout (3) |
| 7:14,15,17,18 | 24:11,13,14,16 | 15:8 18:24 | 26:8,9,21 |
| 7:21,22,22,23 | 24:18,20,24,25 | 19:2,16,24 | tide (1) |
| 7:23,24,24 8:1 | 24:25 25:2,3,4 | 31:23 | 17:4 |
| 8:1,3,5,6,7,8 | 25:5,6,7,8,8,8 | they'd (1) | time (13) |
| 8:8,9,10,11,11 | 25:9,10,10,12 | 19:7 | 4:14 7:10 8:22 |
| 8:12,13,14,15 | 25:19,19,21 | They're (1) | 17:24 18:8 |
| 8:15,16,16,17 | 26:2,3,4,6,8,9 | 29:2 | 20:13,13,13 |
| 8:21,23 9:2,4 | 26:15,19,19,21 | thing (3) | 25:10,16 26:10 |
| 9:7,8,9,10,11 | 26:22,24,25 | 19:11 21:2,8 | 26:19 31:21 |
| 9:12,12,14,15 | 27:1,3,3,4,16 | think (15) | times (1) |
| 9:16,18,19,21 | 27:16,18,19,25 | 9:11 10:25 15:6 | 9:19 |
| 9:22,22,23,24 | 28:3,6,7,7,10 | 15:14 16:22 | to (161) |
| 10:1,2,6,6,8 | 28:11,12,19,20 | 18:10 19:2 | 2:5,20 4:16,19 |
| 10:16,19,19,22 | 28:25 29:2,2,4 | 20:12 21:4,12 | 4:20 5:9,10,12 |
| 10:25 11:6,8 | 29:4,5,7,8,8 | 22:12 23:2 | 5:16,20,23 6:4 |
| 11:10,10,11,11 | 29:13,13,16,25 | 24:22 26:14 | 6:19,21,24,25 |
| 11:12,12,14,15 | 29:25 30:2,8,8 | 28:6 | 7:1,2,4,15,21 |
| 11:15,16,18,19 | 30:8,9,9,10,11 | this (54) | 7:21 8:2,3,5 |
| 11:22,23 12:1 | 30:13,13,14,18 | 3:18 4:12,14 | 8:10,18,22,24 |
| 12:5,9,10 13:1 | 30:20,21,23,23 | 6:3 7:19,19,20 | 8:25,25 9:6,10 |

| | | | |
|---|---|--|--|
| 9:10,17,22,23 10:2,7,8,14 11:7,8,8,12,13 11:18,19,21 12:1,5,5,5,9 12:10,12 13:9 13:12,22,23 14:5,10,11,21 14:22,23 15:4 15:10,14,15,23 15:23,24 16:20 17:1,2,3,3,11 17:12,23 18:3 18:10,11,17,19 18:20,20,22,23 18:25 19:6,11 19:14,15,20,20 20:4,7,9,10,14 20:15,23,25 21:3,9,10,11 21:13 22:3,5 22:14,15,18,20 22:23 23:11,12 23:13,16 24:5 24:6,8,13,17 24:22,23 25:5 25:7,8,23 26:5 26:6,22,25 27:3,15,18,20 28:11,12,13,18 29:2,10,11,15 29:16 30:5,7,8 30:9,12,23 31:16,21,21,23 31:24 32:4 | total (4) 8:2,9 10:22 24:8 Totally (1) 11:10 towards (1) 14:6 Township (5) 5:22,24 6:4,21 8:15 Tracey (12) 5:23 6:2,3,16 6:18 8:21 9:5 10:12,14,21 11:3 12:25 training (1) 7:5 transcript (1) 33:10 transform (1) 14:21 transformati... 16:13 20:10 truck (13) 7:12 8:3,6 9:3 9:9,15,18,22 9:22,23 10:2,6 10:16 trucks (1) 9:12 true (1) 33:9 trying (2) 20:25 26:21 turn (2) 8:18 14:16 turned (1) 5:17 turnout (1) 11:5 Twenty (1) 16:25 two (5) 3:18 7:20,23 9:20 21:15 tying (1) 17:12 type (2) 12:6 16:5 | under (8) 11:25 14:10 18:9 23:15 24:3 30:6,10 30:12 understand (3) 11:7,10 20:25 understandab... 15:12 understandin... 20:20 21:8 understood (1) 20:15 undertaking (1) 23:11 unfathomable... 19:2 union (2) 14:19 16:1 United (1) 14:18 units (1) 30:4 unmute (1) 5:15 unnecessary (1) 5:13 until (1) 14:14 up (13) 3:17 4:11 5:18 6:24 10:2 12:9 13:13 14:14 17:3 22:22 24:13,23 26:25 updated (1) 7:6 us (8) 2:22 5:14,20 6:1 18:18 19:18 20:23 21:2 use (1) 23:25 used (1) 6:25 uses (1) 15:20 utilized (1) 22:5 | value (3) 9:4 18:9,11 varied (1) 16:4 various (2) 29:8,19 vehicles (2) 9:19 23:13 versus (1) 9:3 very (9) 8:20 15:12 19:17,22 20:11 24:24 28:2,4 31:14 via (1) 1:7 Violation (1) 4:12 violations (1) 4:13 volunteer (1) 30:2 vote (1) 8:2 voter (1) 10:19 voters (2) 7:18 8:1 votes (1) 2:17 |
| today (17) 5:22 6:6 8:4 9:4 13:5,9 14:11,14,25 20:20 26:20 27:16,21 28:7 28:25 31:17 32:3 today's (1) 31:20 together (2) 7:22 10:15 ton (1) 15:8 too (1) 10:16 top (4) 18:3 19:3 25:13 25:19 | <hr/> U <hr/> ultimately (5) 18:4,23 19:16 23:14 24:5 | <hr/> V <hr/> vacant (1) 14:8 | <hr/> W <hr/> w (1) 1:13 wage (1) 14:19 waiting (1) 9:9 walk (2) 19:8,12 walking (1) 23:12 walkway (4) 17:10 22:10 23:10 24:3 want (3) 13:9 22:3 27:15 wanted (5) 8:25 11:7 18:17 25:23 27:20 warehouse (1) 15:20 was (36) |

| | | | |
|--|--|--|---|
| 1:7 6:14 7:9 7:11,18,18,25 8:2,3,14 9:1 9:11,21 10:25 11:7,8 13:19 14:7,8,9,12,13 14:22,22 20:15 20:19,19 21:5 22:13,17,20 25:23 27:17 28:17 32:20 33:8 | went (1) 14:10 were (11) 8:24,25 9:2,9 9:17 10:1,7 12:5 22:15 26:14,21 we'd (1) 20:7 we'll (4) 13:9 14:23 17:8 29:11 we're (8) 6:19 15:3 16:1 20:8 23:17 26:5,16 28:13 we've (9) 8:12 10:4,5 11:15 16:15,17 21:13 23:7 26:20 what (13) 9:3 10:20 11:12 11:25 14:22 17:8 18:11 19:25 20:15,21 20:25 22:4 29:24 whatever (2) 26:18,19 what's (1) 16:13 when (6) 5:18 8:22 14:7 14:22 15:16 21:15 where (7) 11:15 12:4 14:11,16 19:7 19:14 23:8 which (16) 7:11 8:3,7 9:18 9:24 14:4,5,17 17:24 18:20 19:2 21:3 22:25 23:6 24:1,4 while (2) 18:7 31:20 who (4) 6:6,8,9 13:10 whole (1) 14:18 who's (1) | 21:4 why (2) 7:19 18:21 wide (1) 24:2 will (54) 3:18 5:15,19,19 6:25 7:4,5 8:6 8:7 9:24 11:20 11:21 12:9 13:6 14:16,17 14:19,21 15:17 15:21,24 16:9 17:7,10,13 18:5,24 19:1,4 19:23,24,25 20:6 21:21,23 23:7,9,24 24:1 24:4,5,8,9,11 24:19,25 25:8 25:10,11,14 26:8,17,18,25 WILLIAM (1) 1:13 wish (1) 30:12 with (32) 6:3,6 9:18,24 10:8,16 11:11 13:11,14,22 17:5,8,23 19:3 19:21,21 20:2 20:8 21:13 23:15 26:22 28:3,8 29:8,10 29:20 30:4,7 30:23,24 32:2 33:14 withdrawn (1) 31:22 within (3) 7:7 8:7 24:18 witness (1) 33:8 Woodbridge (3) 5:22 6:4,21 work (2) 16:15 24:19 worked (1) 16:19 working (1) 21:13 worth (1) 22:13 | would (17) 2:21 9:16 10:2 10:8 12:1,6 15:6 16:22 18:12 19:11,16 26:20 29:3,5 29:23,24 31:25 |
| | | | Y |
| | | | yards (1) 17:2 Yeah (2) 11:3 25:6 year (11) 7:8 9:3,8,17 19:9 26:6,7,21 32:16,17,18 years (7) 8:7 9:20 14:8 15:13 16:16,25 21:15 yes (38) 2:10,13,15,17 3:8,10,13,15 4:3,5,7,9,24 5:1,3,5 9:5,6 10:12,23 12:17 12:19,21,23 21:20 26:13 27:10,12,14,24 31:6,8,10,12 32:8,10,12,14 yet (1) 9:23 you (70) 2:21,23 5:13,15 5:18,20,24 6:2 6:18,18 7:8 8:4,18,20,24 9:14 10:10,17 10:20,22,24 12:8,25 13:2,3 13:9,22 14:1,9 14:24 15:1,2,9 16:12 17:8,23 18:13,13 19:6 19:14 20:6,11 20:23 21:10 22:1,25 23:2,5 23:11 24:14,15 24:21 25:24 26:3,8,11,14 26:18 27:22 28:1,2,4,5,14 |

| | | | |
|---|--|--|-------------------------------------|
| 28:15,18,22,24 30:19 31:14 your (8) 5:14,17,18,19 14:24 18:13 20:13 24:15 yours (1) 6:17 you'll (1) 24:15 you're (1) 3:12 | \$950 (1) 22:8 <hr/> # #30XI0018150... 1:8 33:19 #50010742 (1) 33:20 <hr/> 1 1 (3) 5:23 6:5,21 10 (6) 8:7 18:9 24:7 29:10,10 30:5 10:30 (1) 1:10 11 (2) 1:5 33:22 11:15 (1) 32:20 14th (1) 2:2 15 (3) 8:8,9 23:20 15th (1) 29:2 15-year (1) 8:6 1720 (1) 4:11 18th (1) 8:1 180 (1) 29:6 1919 (1) 2:24 <hr/> 2 2/24/25 (1) 33:20 20 (3) 10:11 16:16 24:2 20-004 (1) 3:18 200 (1) 9:15 2021 (2) 8:1,17 2022 (1) 7:9 2023 (2) 1:5 33:22 | 22 (1) 9:18 237 (2) 8:2 11:1 25,000 (1) 10:23 <hr/> 3 3,000 (1) 14:19 30 (2) 15:13 26:7 348 (2) 8:2 11:1 35 (1) 14:8 <hr/> 4 40A:12A-12-6... 15:4 40A:12A-29(a... 15:4 40A:5A-6 (1) 6:22 <hr/> 5 5:30 (3) 28:9 29:1 30:25 5:31 (1) 29:12 58 (1) 23:23 <hr/> 6 6 (1) 5:14 6.1 (2) 23:24 24:7 6.11 (1) 23:18 670,000 (1) 17:2 <hr/> 7 70 (2) 16:24 23:20 <hr/> 8 80 (1) 18:14 80s (1) 14:14 <hr/> 9 9 (1) | 29:12 90-day (1) 31:21 |
| <hr/> Z zero (1) 23:5 Zoom (1) 1:7 <hr/> \$ \$1.3 (1) 7:15 \$1.6 (1) 10:7 \$135 (1) 25:12 \$150 (1) 25:17 \$190 (1) 25:15 \$2 (1) 10:9 \$2.70 (1) 26:5 \$200 (1) 25:11 \$200,000 (1) 10:3 \$4 (1) 25:9 \$59.60 (1) 8:11 \$6.1 (2) 6:24 7:23 \$6.60 (1) 26:7 \$65 (3) 17:19 18:7 22:7 \$7.9 (1) 8:3 \$75,000 (1) 8:11 \$900 (1) 18:4 | | | |