



State of New Jersey
NEW JERSEY BUILDING AUTHORITY
28 WEST STATE STREET, 6TH FLOOR
TRENTON, NJ 08625

PHILIP MURPHY
Governor

SHEILA OLIVER
Lt. Governor

WILLIAM T. MULLEN
Vice Chairman

Teleconference Board Meeting
Monday, October 31, 2022 @ 1:00 P.M.
New Jersey Building Authority (NJBA/BA)
50 West State Street, 2nd floor
Trenton, NJ 08625

MINUTES OF BOARD MEETING

ATTENDEES

BOARD MEMBERS PRESENT VIA TELECONFERENCE

1. William T. Mullen, Vice Chairman
2. Prentis C. Nolan, III
3. Sean Earlen
4. William C. Sproule
5. Michael Griffin, NJ Office of Management and Budget, Designee for Director, Division of Budget & Accounting
6. David Moore, NJ Office of Public Finance, Designee for State Treasurer
7. James M. Rutala, PP, AICP, MBA - Chair, NJ Commission on Capital Budgeting & Planning

BOARD MEMBER(S) ABSENT

8. Kurt Krueger, Jr.

OTHERS PRESENT VIA TELECONFERENCE

Kavin Mistry, Deputy Director, Division of Law
Jeffry Nielsen, Senior Counsel, Governor's Authorities Unit
Allyson Cofran, Deputy Attorney, Division of Law
Anthony Faraca, Executive Director, NJBA
Vincent Campanella, Chief of Construction, NJBA
Phillip Johnson, Sr. Project Manager, NJBA
Wanda L. Gibson, NJBA Administration Operations Manager
Chris Chianese, Director, Department of Property Management & Construction
Richard Flodmand, Deputy Director, Department of Property Management & Construction
Gary Pinar, Assistant Director, Department of Treasury
Brian Costello, Department of Treasury

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I. CALL MEETING TO ORDER

Vice Chairman Mullen called the meeting to order at approximately 1:01 P.M.

IA. THE READING OF THE NEW JERSEY OPEN PUBLIC MEETINGS ACT STATEMENT

Anthony Faraca, read the following statement:

“Pursuant to the New Jersey Open Public Meetings Act as amended, the New Jersey Building Authority gave notice of the time, place and date of this meeting by providing notice of time, place and date to the Secretary of State of the State of New Jersey (Trenton, NJ), The Times (Trenton, NJ), The Star Ledger (Newark, NJ) and The Record (Hackensack, NJ).

II. ROLL CALL FOR ATTENDANCE

At the request of Vice Chairman Mullen, Mr. Faraca proceeded with roll call and informed Vice Chairman Mullen that the Board Member quorum requirement was met. Board member attendees are noted above.

IIA. OTHERS PRESENT

Refer to the OTHERS PRESENT above. Please note no members of the public attended this teleconference meeting.

III. MATTERS REQUIRING BOARD ACTION

- a. **Resolution of the New Jersey Building Authority Approving the June 1, 2022 Board Meeting Public Session Minutes** (attached as **Exhibit A**): Vice Chairman Mullen asked for a motion to approve the June 1, 2022 NJBA Board Meeting Minutes. Mr. Nolan moved the motion, and Mr. Sproule seconded the motion. Vice Chairman Mullen asked for a vote. Seven (7) board members voted in favor of the motion, and the motion was approved.

- b. **Resolution of the New Jersey Building Authority Approving the 2023 Administrative Budget** (attached as **Exhibit B**): Vice Chairman Mullen asked for a motion to approve the NJBA 2023 Administrative Budget. Mr. Sproule moved the motion, and Mr. Nolan seconded the motion. Vice Chairman Mullen asked for a vote. Seven (7) Board members voted in favor of the motion, and the motion was approved.

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- c. **Resolution of the New Jersey Building Authority Approving the 2023 Board Meeting Schedule** (attached as **Exhibit C**): Acting Vice Chairman Mullen asked for a motion to approve the 2023 Board Meeting Schedule. Mr. Mullen moved the motion, and Mr. Rutala seconded the motion. Vice Chairman Mullen asked for a vote. Seven (7) Board Members voted in favor of the motion, and the motion was approved

IV. PROJECT STATUS REPORTING

Vice Chairman Mullen asked Mr. Faraca to provide a project update on the Executive State House renovation and rehabilitation project.

Mr. Faraca's update that was provided to the Board:

The Executive State House is very close to being on schedule considering the hurdles we had with COVID and supply chain. We are working through some issues with the window manufacturer. We also have some insurance issues with the portico, but in the meantime the work is moving forward. We are looking to be in punch list towards the end of January. That is dependent on if we receive all the components we are missing: a lot of electronics components such as the telecom for the computers; the windows were a big hold up as well. However, we are working through this. We were delayed a little with some security bollards in the parking lot. However, we received those bollards and that work is moving forward. We moved a lot of things around to make things work.

Mr. Mullen ask Mr. Faraca when this project actually start. He noted Governor Christie was in the office when it started. Mr. Faraca stated that the overall project commenced in May 2017, however the construction rebuild began in 2020. The construction itself, was always a three year project. Mr. Mullen responded that the project is very close to being on time. Mr. Faraca stated that as we get close to the end, supply chain, of which is hard to change, makes the difference.

Mr. Sproule asked if there was going to be any even to commemorate the re-opening of the Executive State House or if it was too premature to think of that now. Mr. Faraca replied that it is a little premature because the front o f the State House will more than likely be closed off/fenced off close to another year after the completion of the State House with the repair to the portico, plus the screening pavilion work on the side of the State House. Mr. Faraca also stated that he had not heard anything yet about a commencement, however he would look into it and let the Members know.

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VI. PUBLIC COMMENTS

No members of the public appeared in person, nor identified on the video/teleconference meeting.

VII. EXECUTIVE SESSION

None

VIII. GENERAL COMMENTS/OTHER BUSINESS

Ms. Gibson reminded the members that their Ethics forms were due by December 2, 2022.

IX. REMINDER OF THE NEXT SCHEDULED BOARD MEETING DATE

The next scheduled board meeting is Tuesday, December 13, 2022.

X. ADJOURNMENT

Vice Chairman Mullen asked if there being no other business, the meeting could be adjourned. Mr. Sproule moved to adjourn the meeting, Seven (7) members voted in favor, and the motion passed. The meeting adjourned at approximately 1:15 P.M.

Respectfully submitted,



William T. Mullen
Vice Chairman

WTM/wlg

Date: October 31, 2022