

The Board of Commissioners of the City of Camden Redevelopment Agency **held a Monthly Caucus Meeting on Wednesday, October 7, 2020** via teleconference.

Chairperson, Marilyn Torres called the meeting to order at approximately 6:00 PM. Board Clerk Sulena Robinson-Rivera called roll. .

Present: Gilbert Harden Sr., Jose Javier Ramos, Maria Sharma, and Marilyn Torres
Absent:
Attendees: Olivette Simpson, Mark Asselta, Sulena Robinson-Rivera, Shon Jablonski, Appletree Homes LLC

Mrs. Robinson-Rivera advised the Board that pursuant to the requirements of the Open Public Meetings Act, adequate notice(s) had been posted in the Courier-Post, the Philadelphia Inquirer, and the Office of the City Clerk.

Review of Minutes

Dates of Meeting: September 2, 2020 and September 9, 2020

Motion: Ayes:

Nays: Abstentions:

Comments: There were no comments or questions.

Interim Executive Director's Report

Date of Meeting: October 7, 2020

Motion: Ayes:

Nays: Abstentions:

Comments: The Interim Executive Director, Olivette Simpson, advised that she would submit her report, next week, at the regular board meeting.

Redevelopment Project Presentation

None.

Resolutions for Review and Action

10-14-20A Resolution Authorizing the CRA's Participation in the City of Camden and the Housing Authority of the City of Camden's Application for a HUD FY2020 Choice Neighborhood Implementation Grant for Revitalization of William Stanley Ablett Village and the Surrounding Cramer Hill Neighborhood

Motion: Ayes:

Nays: Abstentions:

Comments: There were no comments or questions.

10-14-20B Resolution Authorizing a Professional Services Agreement with Steven W. Bartelt, MAI for Appraisal Services for the Proposed Sale of Property Designated as Block 208, Lot 44 of the City of Camden Tax Map in the Cooper Plaza Redevelopment Area for an Amount not to Exceed \$2,500.00

Motion: Ayes:

Nays: Abstentions:

Comments: Commissioner Harden asked about the type of redevelopment. There were no further comments or questions.

10-14-20C Resolution Authorizing a Professional Services Agreement with Steven W. Bartelt, MAI for Appraisal Services for the Proposed Sale of Property Designated as Block 185, Lots 2, 3, 7, 8, 9, 11, 12, 14 – 30 of the City of Camden Tax Map in the Lanning Square Neighborhood for an Amount not to Exceed \$2,990.00

Motion:

Ayes:

Nays:

Abstentions:

Comments: Commissioners asked whether the property was occupied and the number residents impacted. Ms. Simpson advised that all properties were unoccupied and owned by the CRA. There were no further comments or questions.

10-14-20D Resolution Authorizing a Professional Services Agreement with TRC Environmental Corporation to Provide Licensed Site Remediation Professional Services (LSRP) and Environmental Services at the Cramer Hill Waterfront Park Site (formerly known as the Harrison Avenue Landfill) Designated as Block 809, Lots 7 and 13 on the City of Camden Tax Map for an Amount Not to Exceed \$99,990.00.

Motion:

Ayes:

Nays:

Abstentions: MT

Comments: There were no comments or questions.

10-14-20E Resolution Authorizing a Shared Service Agreement with the City of Camden for the Management of a US Environmental Protection Agency Brownfields Cleanup Grant for the Borden Chemical Site located at 1625 Federal Street and Designated as Block 1184, Lot 5 on the City of Camden Tax Map

Motion:

Ayes:

Nays:

Abstentions:

Comments: Commissioner Sharma asked about the type of chemicals that were present onsite and whether the company who caused the contamination is being held accountable. Director Simpson noted that dioxides and other contaminants were there. There were no further comments or questions.

10-14-20F Resolution Authorizing an Application for and Acceptance of a Grant from the New Jersey Hazardous Discharge Site Remediation Fund in an Amount Not to Exceed \$139,412 for Remedial Investigation at Dominick Andujar Park (Block 12, Lots 1-9 and Lots 17-21, Block 14, Lots 24, 29-35 and 27 of the City of Camden Tax Map)

Motion:

Ayes:

Nays:

Abstentions:

Comments: Chairperson Torres asked whether the grant is specific to the park. Ms. Simpson confirmed they were. There were no further comments or questions.

10-14-20G Resolution Authorizing an Application for and Acceptance of a Grant from the New Jersey Hazardous Discharge Site Remediation Fund in an Amount Not to Exceed \$195,562.64 for Remedial Action at the Dominick Andujar Park (Block 12, Lots 1-9 and Lots 17-21, Block 14, Lots 24, 29-35 and 27 of the City of Camden Tax Map)

Motion:

Ayes:

Nays:

Abstentions:

Comments: There were no comments or questions.

10-14-20H Resolution Ratifying a Memorandum of Agreement and Authorizing a Collective Bargaining Agreement with the United Food and Commercial Workers Union Local 1360, Representing the Clerical Staff of the City of Camden Redevelopment Agency

Motion: **Ayes:**

Nays: **Abstentions:**

Comments: Commissioners asked when staff would receive the retroactive salaries. Director Simpson advised they would be compensated as soon as the board approved and the waiver period expires. There were no further comments or questions.

10-14-20I Resolution Ratifying a Memorandum of Agreement and Authorizing a Collective Bargaining Agreement with the United Food and Commercial Workers Union Local 1360, Representing the Administrative Staff of the City of Camden Redevelopment Agency

Motion: **Ayes:**

Nays: **Abstentions:**

Comments: Commissioner Sharma asked the difference between this and the last resolution. Ms. Simpson advised that one refers to administration and the other refers to clerical staff. There were no further comments or questions.

10-14-20J Resolution Introducing and Approving for Submission to the Director of the Division of Local Government Services the Agency's Proposed Budget for the Fiscal Year 2021

Motion: **Ayes:**

Nays: **Abstentions:**

Comments: There were no comments or questions.

Public Comments

None.

Old Business

None.

New Business

None.

Executive Session

Board Counsel advised the board would enter Executive Session to discuss contract matters related to Radio Lofts and 1800 Davis. Commissioner Sharma made a motion to enter Executive Session, it was seconded by Commissioner Harden. The session began at 6:35 pm and ended at 6:59 pm.

Chairperson's Remarks and Observations

None.

Adjournment

Commissioner Sharma made a motion to adjourn the meeting, which was seconded by Commissioner Harden, and affirmed via voice vote by all commissioners. The meeting ended at approximately 7:00 PM.