

The Board of Commissioners of the City of Camden Redevelopment Agency held its Regular Monthly Meeting on Wednesday, April 5, 2017 Camden City Hall, City Council Chamber, in Camden, New Jersey.

Chair Marilyn Torres called the meeting to order at approximately 6:03 PM. Board Clerk Sulena Robinson-Rivera called roll.

Present: MT, SD, MS, IL, and JR

Absent: VB

Excused:

Attendees: Mark Asselta, Sulena Robinson-Rivera, Johanna Conyer, James Harveson, and Olivette Simpson CRA

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 Meetings-March 8, 2017

Motion: Ayes:

Nays: Abstentions:

Comments: Ms. Torres asked all Commissioners if they had an opportunity to review the minutes. There were no further comments or questions.

Executive Director's Report

Date of Meeting- April 5, 2017

Motion: Ayes:

Nays: Abstentions:

Comments: The Executive Director's designee, Olivette Simpson deferred the report to the Regular meeting of April 12, 2017.

Redevelopment Project Presentation

None. Ms. Simpson advise that Camden County Improvement Authority (CCIA) will make a presentation to the board, next week, related to resolution 04-12-17C.

Resolutions for Review and Action

04-12-17A Resolution Authorizing an Agreement with Camden County One-Stop/Work First New Jersey to Participate in the Community Work Experience Program (CWEP)

Motion: Ayes:

Nays: Abstentions:

Comments: Commissioners Torres and Davis asked about the selection of the candidates and the range of ages. Placements are with either a public, private non-profit, or private charitable employer. CWEP placements are directed towards organizations and agencies directly involved in useful public service areas, such as health, recreation, child and adult care, education, environmental protection, social services, etc. The ages range from 18 to 60.

Resolutions for Review and Action (cont'd)

04-12-17B Resolution Authorizing an Amendment to an Option for Redevelopment Agreement with Michaels Development Company, I, L.P. for 1800 Davis Street, Camden, N.J. Designated as Block 1395, Lot 39 of the Camden City Tax Map and Located in the Whitman Park Area Extending the Deadline to Exercise the Option

Motion: Ayes:

Nays: Abstentions:

Comments: Commissioner Davis asked whether the project was in the Whitman Park neighborhood. Ms. Simpson confirmed. Commissioner Davis asked if current renters/residents of Whitman Park have been considered as part of the marketing for these units. Director Simpson confirmed they had. Ms. Davis asked whether the community at large and the elected officials on City Council who represent the neighborhood have been contacted. Ms. Davis note themes of two discussions; community relocation funding and marketing. Ms. Davis asked that the project materials clearly note that relocates from other Camden projects may move to 1800 Davis. Chairperson Torres added that communications between the CRA and City Council will become more frequent, routine, and transparent. Ms. Davis asked whether this action will prevent another redeveloper from proposing a project for this site to the CRA. Ms. Simpson advises that the Option reserves this site specifically for Michaels. Commissioner Davis noted her apprehensions with this arrangement for the record. There were no further comments or questions.

04-12-17C Resolution Designating the Camden County Improvement Authority As Redeveloper of 101 Haddon Ave. (Block 1397, Lot 3 of the Camden Tax Map) and Authorizing a Cost Agreement and Redevelopment Agreement with the Redeveloper for the Redevelopment of the Site for Office Use Purposes

Motion: Ayes:

Nays: Abstentions:

Comments: Commissioner Davis asked about the financing structure. Ms. Simpson clarified that CRA does not own this site, nor is any financial assistance being requested. She added the request is for CRA to designate CCIA as the redeveloper. CCIA will be addressing the board next week with a full presentation of the project. There were no further comments or questions.

Public Comments

None.

Old Business

None.

New Business

None.

Chairperson's Remarks and Observations

None.

Executive Session

An Executive Session was held to update the board on a contract matter. Commissioner Davis moved and Commissioner Ramos seconded and all present agreed to enter Executive Session, via roll call vote at 6:47 PM. The session adjourned at 6:51 PM on a motion made by Commissioner Sharma and seconded by Commissioner Ramos. Motion to reconvene public portion of the meeting made by Commissioner Leonard and seconded by Commissioner Davis and affirmed via voice vote at 6:52 PM.

Adjournment

The meeting adjourned at approximately 6:37 PM on a motion made by Commissioner Ramos and seconded by Commissioner Davis and affirmed via voice vote.