

CITY OF CAMDEN REDEVELOPMENT AGENCY
RESOLUTION SUMMARY

Economic Development / Brownfields

Resolution No.: 01-12-22B

Resolution Title:

Resolution Authorizing an Amendment to Extend the Term of a Professional Services Agreement with Woodard & Curran to Provide Environmental and Licensed Site Remediation Professional (LSRP) Services in Connection with 1350 Admiral Wilson Boulevard Designated as Block 1464, Lots 4 and 5 of the City of Camden Tax Map

Project Summary:

- The former Sears Tire & Battery Site is located at 1350 Admiral Wilson Boulevard (Block 1464 Lots 4 & 5) in the Gateway Office Park Zone adjacent to the Campbell Soup Company (CSC) (the Site).
- The Project Development Agreement (PDA) which outlined the roles of various state and local agencies relative to the redevelopment of the Gateway Office Park project, obligated the CRA to conduct environmental investigation and remediation of the Site and to convey the Site to CSC.
- Woodard & Curran is the Licensed Site Remediation Professional (LSRP) for the Site as required by the State for oversight of any environmental cleanup conducted in New Jersey in compliance with N.J.S.A. 58:10C-1 et seq. CRA, by way of Resolutions 11-09-16 B and 02-14-18A authorized contracts for professional services with Woodard & Curran for providing environmental and LSRP services which the original contract was awarded as part of a fair and open, competitive process.
- CRA by this Resolution seeks authorization to extend the agreement with Woodard & Curran for LSRP and Remedial Action and Regulatory Services for the term of an additional one-year. CRA continues to require LSRP and related environmental services. The Site continues to have persistent benzene contamination in the groundwater and it is necessary to remediate the contamination prior to issuing a final remediation document, known as the Response Action Outcome or RAO.
- To date, \$34,959.44 is remaining in the CRA approved budget in the original contract of \$246,409.00 and Woodard & Curran propose no increase or cost adjustment to the contract.

Purpose of Resolution:

To Extend the Term of a Contract for Professional Services

Award Process:

Non-Fair, and Open Contract

Cost Not to Exceed:

\$246,409.00 – Original Contract

Total Project Cost:

\$1.7 million

Source of Funds:

Economic Recovery Board Grant P20266

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WHEREAS, the City of Camden Redevelopment Agency (CRA) is charged with the duty of redevelopment throughout the City of Camden; and

WHEREAS, the Project Development Agreement (PDA) with the Campbell Soup Company (CSC), which outlines the obligations of the various parties in connection with the redevelopment of the Gateway Office Park, obligates the CRA to conduct the environmental investigation and remediation of the former Sears Tire & Battery Site located at 1350 Admiral Wilson Boulevard and designated as Block 1464 Lots 4 and 5 on the City of Camden Tax Map (Site) and the conveyance of the Site to CSC; and

WHEREAS, the Site has persistent benzene contamination in the ground water which must be addressed prior to the issuance of a final remediation document, known as a Response Action Outcome (RAO), by the Licensed Site Remediation Professional (LSRP); and

WHEREAS, a LSRP is required to be retained to oversee the implementation of any environmental cleanup conducted in New Jersey in compliance with N.J.S.A. 58:10C-1 et seq.; and

WHEREAS, Woodard & Curran has acted as the LSRP for the Site since 2016 when CRA, by way of Resolution 11-09-16 B and 02-14-18A awarded Woodard a contract for environmental and LSRP services as part of a fair and open, competitive process; and

WHEREAS, the CRA by Resolution 01-13-21B authorized an Amendment to a professional services agreement with Woodard & Curran for an additional year as the ground water contamination continues to persist at the site;

WHEREAS, CRA will continue to require environmental and LSRP services, and Woodard & Curran has the experience with this complicated site having conducted the remedial technology and method to remediate the ground water contamination at the Site; and

WHEREAS, is deemed necessary and in the best interests of the CRA to amend the contract with Woodard & Curran pursuant to the provisions of N.J.S.A. 19:44A and or 20.5, as appropriate; and

NOW, THEREFORE, BE IT RESOLVED by the governing body of the City of Camden Redevelopment Agency that the Interim Executive Director, a duly authorized representative of the Agency, is hereby authorized and directed to amend a contract for professional services with Woodard & Curran by extending the term of the Agreement for an additional year on the same terms and conditions with no increase in the original budget of \$246,409.00 to provide LSRP, environmental and engineering services, and remedial action and regulatory compliance services in connection with the former Sears Tire and Battery Site designated as Block 1464 Lot 4 & 5 of the City of Camden Tax Map and located at 1350 Admiral Wilson Boulevard; and

BE IT FURTHER RESOLVED that the Interim Executive Director, or her designee is hereby authorized and directed to take all actions and execute all documents necessary to carry out the purposes of this resolution.

01-12-22B (cont'd)

ON MOTION OF: **Derek Davis**


SECONDED BY: **Gilbert Harden, Sr.**

COMMISSIONER	AYES	NAYS	ABSTENTIONS
Derek Davis	X		
Gilbert Harden, Sr.	X		
Ian K. Leonard	X		
Jose Javier Ramos	X		
Maria Sharma	X		
Marilyn Torres			

Ian K. Leonard

Ian K. Leonard
Chairperson

ATTEST:



Olivette Simpson
Interim Executive Director

The above has been reviewed and approved as to form.

Mark P. Asselta

Mark P. Asselta, Esq.
Board Counsel