CITY OF CAMDEN REDEVELOPMENT AGENCY
RESOLUTION SUMMARY

Economic Development / Brownfields

Resolution No.: 10-14-26A

Resolution Title:

Resolution Authorizing an Amendment to Extend the Term of a Professional Services Agreement with BEM Systems to Provide Environmental Services for Groundwater Monitoring at the Cramer Hill Waterfront Park (formerly known as Harrison Avenue Landfill) Designated as Block 809, Lots 7, 10, 11, 14, 15, 16, and 17 of the City of Camden Tax Map

Project Summary:

- The CRA owned site is located on Harrison Avenue in the City of Camden and is designated as Block 809, Lots 7, 10, 11, 14, 15, 16 and 17 on the City of Camden Tax Map.
- Reconstruction and development of the former municipal landfill into a public park known as the Cramer Hill Waterfront Park, was completed and responsibility for the opening, operation and maintenance of the park has been transferred by agreement to Camden County as of October 2021.
- CRA, as the party responsible for the remediation at the park, is conducting the remediation of groundwater contamination and monitoring at the Site as part of the redevelopment of the former landfill.
- Groundwater monitoring services are required for the remediation of groundwater contamination.
- CRA by Resolution 11-12-25A authorized a contract for professional services with BEM Systems ("BEM") to provide quarterly groundwater monitoring services in an amount not to exceed $173,948.04.
- The groundwater monitoring work was not completed within the term of the contract.
- CRA by this resolution seeks authorization to amend the Agreement with BEM to extend the term of the contract for one-year and provide the services to complete the quarterly groundwater monitoring at the Site as required by NJDEP regulations.
- There is no increase or cost adjustment to the contract.

Purpose of Resolution:
To extend the term of a contract for professional services

Award Process:
Fair and Open Contract

Cost Not to Exceed:

$173,948.04	Original Contract
$94,322.62	Amount Remaining

Resolution No.: 10-14-26A (cont'd) **Total Project Cost:** N/A
Source of Funds: NJ Hazardous Discharge Site Remediation Program Fund (HDSRF) Grants

10-14-26A

Resolution Authorizing an Amendment to Extend the Term of a Professional Services Agreement with BEM Systems to Provide Environmental Services for Groundwater Monitoring at the Cramer Hill Waterfront Park (formerly known as the Harrison Avenue Landfill) Designated as Block 809, Lots 7, 10, 11, 14, 15, 16, and 17 of the City of Camden Tax Map

WHEREAS, the CRA is the title owner of the Cramer Hill Waterfront Park (formerly known as the Harrison Avenue Landfill), designated as Block 809 Lots 7, 10, 11, 14, 15, 16 and 17 on the City of Camden Tax Map (the "Site"); and

WHEREAS, CRA is undertaking the remediation of groundwater contamination at the Site as part of the redevelopment of the former landfill; and

WHEREAS, groundwater monitoring services are required for the remediation of groundwater contamination at the site, pursuant to the New Jersey Department of Environmental Protection regulations; and

WHEREAS, CRA, by Resolution 11-12-25A, executed a contract with BEM Systems dated November 21, 2025, in the amount of $173,948.04 to provide environmental services for quarterly groundwater monitoring at the Site that was procured as part of a fair and open, competitive process; and

WHEREAS, the work will not be completed during the term of the contract; and

WHEREAS, it is deemed necessary and in the best interests of the CRA to amend the contract with BEM to complete the scope of work pursuant to the provisions of N.J.S.A. 19:44A and or 20.5, as appropriate.

NOW, THEREFORE, BE IT RESOLVED by the governing body of the City of Camden Redevelopment Agency that the Executive Director, a duly authorized representative of the Agency, is hereby authorized and directed to amend a contract for professional services with BEM Systems by extending the term of the contract for an additional year on the same terms and conditions to provide environmental services for quarterly groundwater monitoring at the Cramer Hill Waterfront Park (formerly known as the Harrison Avenue Landfill) designated as Block 809 Lots 7, 10, 11, 14, 15, 16 and 17 of the City of Camden Tax Map with no increase in the original contract amount awarded of $173,948.04; and

BE IT FURTHER RESOLVED that the 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.

10-14-26A (cont'd)

ON MOTION OF: **Maria Sharma**

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

COMMISSIONER	AYES	NAYS	ABSTENTIONS
Natalie Caldwell	X		
Christopher Collins	X		
Gilbert Harden, Sr.	X		
Tasha Humphrey	X		
Ian K. Leonard	X		
Jose Javier Ramos	X		
Maria Sharma	X		

Ian K. Leonard

Ian K. Leonard
Chairperson

ATTEST:

Olivette Simpson
Executive Director

The above has been reviewed and approved as to form.

Mark P. Asselta

Mark P. Asselta, Esq.
Board Counsel

10-14-26A (cont'd)

Exhibit A

Cramer Hill Waterfront Park



Source: NJ Parcel Explorer