



**CASINO REINVESTMENT
DEVELOPMENT AUTHORITY
15 SOUTH PENNSYLVANIA AVENUE
ATLANTIC CITY, NJ 08401**

**MINUTES – PUBLIC MEETING 17-07
JULY 18, 2017**

PRESIDING: Chairman, Robert E. Mulcahy III

PRESENT: Debra DiLorenzo, Edward Gant, Mark Giannantonio, Mayor Don Guardian, Michael Hanley, Gary Hill, Howard Kyle, Matthew Levinson, William Mullen, Kevin Ortzman, Robert Shaughnessy for Ford M. Scudder, Robert Kennedy for Charles A. Richman, David Rebuck for Christopher S. Porrino, Richard Tolson

ABSENT: Frank Spencer

STAFF: Christopher Howard, Peter Sheridan, Lisa Britt, Lance Landgraf, Kathy Marshall, Thomas Meehan, Oriana Mondragon-Cordero, Donna Pless, Larry Sieg, Paul G. Weiss, Esq.

OTHER ATTENDEES: Mary Maples, Esq., Governor's Authorities Unit

OPENING STATEMENT

The meeting was called to order by the Chair at 2:00 pm. Ms. Britt read a statement of compliance with the notice requirements of the Senator Byron M. Baer Open Public Meetings Act and called the roll.

RATIFICATION OF THE MINUTES OF JUNE 20, 2017

The Chair requested a motion to approve the minutes of the June 20, 2017 Members' Meeting. A motion was made by Mr. Mullen and seconded by Mr. Shaughnessy. Resolution 17-78 was approved by a vote of 14-0-1, with Mr. Rebuck abstaining from the vote.

EXECUTIVE DIRECTOR'S REPORT

Mr. Howard updated the Members and the public on the recent successful Pink and Brantley Gilbert beach concerts. Mr. Howard thanked Mr. Rick Santoro, Director of Special Improvement Division and his staff for the amazing work they did during and especially following the concerts. Mr. Howard also stated The Who will be playing at Boardwalk Hall this weekend with over 10,000 tickets sold. Finally, Mr. Howard along with Mr. Larry Sieg, Director of Communications and Marketing presented CRDA's new digital events calendar.

LAND USE REGULATION & ENFORCEMENT

CONSENT AGENDA:



The following items were read by title and described by the Executive Director. The Chairman opened the matter for public comment. Mr. Tolson requested that a site map showing the location of each property be included with each land use item going forward. Mr. William Cheatham inquired if the homeowners live in these properties. Mr. Landgraf responded that: (i) with respect to the first two items, the owner does not live at the properties and is renovating in contemplation of renting or selling the properties and (ii) the third property is owner occupied. After hearing no further public comment, the items were duly moved by Mr. Kyle and seconded by Mr. Giannantonio, and then adopted, by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING A CERTIFICATE OF NONCONFORMITY FOR KURT KWART UNDER APPLICATION 2017-05-2210

Resolution 17-79 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING A CERTIFICATE OF NONCONFORMITY FOR KURT KWART UNDER APPLICATION 2017-05-2209

Resolution 17-80 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING A CERTIFICATE OF NONCONFORMITY FOR MOHAMMED HOMARY UNDER APPLICATION 2017-04-2172

Resolution 17-81 was approved by unanimous vote of the members.

ITEMS LISTED BELOW HAVE BEEN REVIEWED AND RECOMMENDED BY COMMITTEE FOR MEMBER APPROVAL

CONSENT AGENDA:

The following items were read by title and described by the Executive Director. The Chairman opened the matter for public comment. Hearing no public comment, the items were duly moved by Mr. Hill and seconded by Mr. Shaughnessy, and then adopted by unanimous vote of the members:



**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY
ADOPTING THE ANNUAL NOTICE OF MEETINGS AND ANNUAL NOTICE OF LAND
USE HEARINGS**

Resolution 17-82 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY
DESIGNATING CERTAIN NEWSPAPERS TO RECEIVE MEETING AND GENERAL
NOTICES**

Resolution 17-83 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY
APPOINTING CERTAIN INDIVIDUALS TO THE OFFICES OF SECRETARY AND
ASSISTANT SECRETARY**

Resolution 17-84 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY
DESIGNATING AN INDIVIDUAL TO SERVE AS PUBLIC AGENCY COMPLIANCE
OFFICER**

Resolution 17-85 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY
DESIGNATING AN INDIVIDUAL TO SERVE AS CUSTODIAN OF RECORDS**

Resolution 17-86 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY
DESIGNATING INDIVIDUALS TO SERVE AS ETHICS LIAISON OFFICER AND
ALTERNATE ETHICS LIAISON OFFICER**

Resolution 17-87 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY
DESIGNATING INDIVIDUALS TO SERVE AS CERTIFYING OFFICER AND
SUPERVISOR FOR MATTERS PERTAINING TO THE STATE OF NEW JERSEY
RETIREMENT SYSTEM**

Resolution 17-88 was approved by unanimous vote of the members.

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RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY DESIGNATING SIGNATORIES IN ACCORDANCE WITH STATE TREASURY REQUIREMENTS

Resolution 17-89 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY DESIGNATING SIGNATORIES TO CONDUCT BUSINESS WITH US BANK, AS BOND TRUSTEE TO THE AUTHORITY'S SERIES 2014 LUXURY TAX REVENUE BONDS, SERIES 2004 HOTEL ROOM FEE REVENUE BONDS AND SERIES 2005 PARKING FEE REVENUE BONDS

Resolution 17-90 was approved by unanimous vote of the members.

REGULAR AGENDA:

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AMENDING THE FORMER ATLANTIC CITY SHOWBOAT INVESTMENT ALTERNATIVE TAX DONATION-CREDIT APPROVED PURSUANT TO RESOLUTION 13-20 ADOPTED FEBRUARY 19, 2013

The Resolution was read by title. Mr. Ortzman recused himself. Mr. Howard described the proposed action. The Chairman requested member discussion. Mr. Joseph Dougherty, Esq., on behalf of Harrah's Hotel and Casino outlined the proposed request from the Harrah's affiliated casino licensees to modify the previously approved donation-credit to expand allowable uses of the monetary component of the donation in return for the Authority reconveying certain land that is encumbered by easements so that Harrah's can square-up its existing real estate in the Block. Mr. Rebuck inquired if the reconveyed land would be part of the licensee's property for purposes of calculating its PILOT payment under P.L. 2016, c. 5. Mr. Dougherty responded that he believed the reconveyed property would not be considered for purposes of the PILOT calculation. Hearing no further member discussion, the Chairman opened the matter for public comment. Mr. Cheatham inquired about Authority plans to develop the remaining property in the Block that would not be conveyed to Harrah's. Mr. Mulcahy responded that the Authority would be examining possible opportunities to either develop or sell this property along with other parcels currently held by the Authority. The CRDA has not received any proposals for development. Hearing no further public comment, the Chairman requested a motion. A motion was made by Mr. Giannantonio and seconded by Mr. DiLorenzo. Resolution 17-91 was approved by unanimous vote of the eligible members.



PUBLIC COMMENT

Mr. William Cheatham expressed his concerns regarding activity along Pacific Avenue and the number of empty lots in the city.

Mr. Geoffrey Rosenberger stated that the Pink beach concert was a success but the concert management needs work.

Mr. Joseph Polillo inquired if the Authority permits members of the public who attend its meetings to ask more than two questions. Mr. Mulcahy responded in the affirmative.

Ms. Joyce Hagen, Executive Director of Atlantic City Arts Foundation commented on the 48 Blocks collaboration that involved the community. Ms. Hagen also thanked Mr. Santoro and CRDA's SID staff for their assistance.

Mr. Steven Young stated the Kentucky Avenue Renaissance Festival will take place on Saturday, August 5, 2017.

Mr. Derek Cason inquired if the digital calendar will still be sent out through email. Mr. Sieg responded in the affirmative.

Mayor Guardian stated that there is a new down payment assistant program for new homebuyers in Atlantic City. There is also a program for new business owners that can assist new owners with rent. He added that a number of free tickets will be offered to residents of Atlantic City for the upcoming Ruff Ryder's beach concert.

Mr. John Haines suggested that the Authority considering next year's beach concerts now so that they have the opportunity to book quality artists. He suggested that a subcommittee be appointed that can provide recommendations on how to produce beach concerts that benefit the city.

Mr. Cason suggested that local entertainers should be utilized. Mayor Guardian stated that there are free concerts at Kennedy Plaza featuring local entertainers.

Mr. Polillo suggested that the tide table should be taken into consideration when planning the beach concerts and that the concerts should be facing west, towards Ventnor, Margate, and Longport because the beach is longer.



EXECUTIVE SESSION:

Upon hearing no further public comment, the Chair requested reading of the following Resolution:

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING AN EXECUTIVE SESSION TO DISCUSS CONTRACT NEGOTIATION MATTERS

The resolution was read by title. The Chair requested a motion to go into the executive session portion of the meeting. A motion was made by Mr. Kyle and seconded by Mr. Tolson Resolution 17-92 was approved by unanimous vote of the members.

ACTIONS COMING OUT OF EXECUTIVE SESSION:

Following the executive session, the Chairman re-opened the public portion of the meeting, and requested reading of the following Resolution.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING A FUND RESERVATION IN AN AMOUNT NOT TO EXCEED \$4.0 MILLION AND THE NEGOTIATION AND EXECUTION OF A NON-EXCLUSIVE PUBLIC-PRIVATE PARTNERSHIP AGREEMENT WITH WILLIAM MORRIS ENDEAVOR ENTERTAINMENT LLC AND INTERNATIONAL MANAGEMENT GROUP FOR ENTERTAINMENT EVENTS AND SPECIAL EVENTS AT BOARDWALK HALL, THE ATLANTIC CITY CONVENTION CENTER AND OTHER ATLANTIC CITY VENUES

The Resolution was read by title. Mr. Howard described the proposed action. The Chairman requested member discussion, and upon hearing none, opened the matter for public comment. Upon hearing no public comment, the Chairman requested a motion. A motion was made by Mrs. DiLorenzo and seconded by Mr. Hill. Resolution 17-93 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING A FUND RESERVATION IN AN AMOUNT NOT TO EXCEED \$3.0 MILLION AND THE NEGOTIATION AND EXECUTION OF A NON-EXCLUSIVE PUBLIC-PRIVATE PARTNERSHIP AGREEMENT WITH COMCAST NBC-UNIVERSAL FOR ENTERTAINMENT EVENTS AND SPECIAL EVENTS AT BOARDWALK HALL, THE ATLANTIC CITY CONVENTION CENTER AND OTHER ATLANTIC CITY VENUES

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The Resolution was read by title. Mr. Howard described the proposed action. The Chairman requested member discussion, and upon hearing none, opened the matter for public comment. Upon hearing no public comment, the Chairman requested a motion. A motion was made by Mr. Kyle and seconded by Mr. Hill. Resolution 17-94 was approved by unanimous vote of the members.

CERTIFICATION

I, HOWARD J. KYLE, Secretary of the Casino Reinvestment Development Authority, DO HEREBY CERTIFY that the foregoing is a true and correct copy of the Minutes of the Open Session of the Casino Reinvestment Development Authority conducted on:

July 18, 2017

HOWARD J. KYLE, SECRETARY