



Casino Reinvestment Development Authority

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

MINUTES – PUBLIC MEETING 17-14  
December 19, 2017

**PRESIDING:** Chairman, Robert E. Mulcahy III

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

**ABSENT:** Matthew Levinson, Frank Spencer

**STAFF:** Chris Howard, Peter Sheridan, Lisa Britt, Lance Landgraf, Kathy Marshall, Karen Martin, Thomas Meehan, Oriana Mondragon-Cordero, Donna Pless, Rick Santoro, 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 the November 21, 2017 Board Meeting**

The Chairman requested a motion to approve the minutes of the November 21, 2017 Members' Meeting. A motion was made by Mr. Gant and seconded by Mr. Shaughnessy. Resolution 17-129 was approved by unanimous vote of the members.

#### **EXECUTIVE DIRECTOR'S REPORT**

As part of the Executive Director's Report, Chairman Mulcahy provided the following overview of Authority accomplishments through 2017:

- Eliminated an operating deficit of \$2.24 million from our 2017 budget for CRDA operations (including our SID subsidy).
- Completed a staff reorganization resulting in over \$600,000 in annual savings to the Authority.
- Completed and approved an Amendment to the Tourism District Master Plan, incorporating significant feedback from the community and stakeholders.
- Completed and approved new land use regulations for the Tourism District, replacing the existing Atlantic City ordinances that had been in place since 1978.
- Completed an overhaul of our significantly outdated IT infrastructure and financial accounting platform.



- Approved a new mission statement for the Authority to reflect legislative changes.
- Signed agreements with WME/IMG and Comcast NBC Universal to bring destination events to Atlantic City. (Announcements coming soon).
- Held three beach concerts, drawing over 70,000 people to Atlantic City.
- Continued our efforts to maintain and improve Historic Boardwalk Hall and the Atlantic City Convention Center, including our recent approval of the first major renovation of the Boardwalk Hall lobby in 33 years.
- Created an Entertainment-Retail District for the Hard Rock Casino & Hotel that will generate up to \$2.5M per year in revenues for the Authority.
- Identified new sources of funding for Meet AC to ensure the organization's continued viability.
- Approved the expansion of our successful Class 2 Officer program from 30 to 45 officers, resulting in a greater police presence and furthering our Clean and Safe initiatives.
- Created and filled a new Digital Communications Coordinator position to reactivate our CRDA and destination marketing social media accounts and re-engage the substantial following created by the former ACA.
- Reached new collective bargaining agreements with both the CWA and Teamsters unions representing our SID workers.
- Authorized agreements with DCO Energy for new infrastructure for thermal energy into Boardwalk Hall and the acquisition of the Convention Center plant.
- Though funding was provided by CRDA prior to 2017, this year the new state of the art communications system came on line for the Atlantic City Police Department with immediate positive results.

The Chairman then asked Mayor Guardian to comment, and the Mayor supplemented the Chairman's overview with the following City accomplishments that could not have taken place without significant CRDA financial and resource assistance:

- Relocation of JBRC
- Meet AC funding
- Funding of IT upgrades for the ACPD
- City demolition projects to address blighted/derelict properties
- Paving of Pacific Avenue and sidewalks



- LED Lighting and surveillance cameras on Boardwalk
- Beach entrances, Adirondack chairs, benches and planters
- Procida housing on Adriatic
- Procida housing on Connecticut
- Hope 6 housing
- Beach at South Inlet
- Bass Pro
- Waterfront Conference Center
- Stockton's Atlantic City campus
- South Jersey Gas corporate office
- Observation Wheel at Steel Pier
- Ongoing Boardwalk replacement
- Initial funding of Mayors job placement resulting in 780 jobs
- Annual funding of 45 Class 2 offices and 5 supervisors
- Landscaping of city hall entrance
- Subsidy of beach concerts
- Annual sponsor of air show

The Chairman then asked Mr. Howard to provide his report. Mr. Howard updated the members and the public on the following events:

- A. Spectra staff raised a record \$22,000 for CASA (Court Appointed Special Advocates) for children through the "Deck the Halls" Christmas tree display in the Boardwalk Hall lobby. The decorated trees will be on display through December 31.
- B. Boardwalk Hall's events in January:
  - 1/14 – All Stars of Hip Hop featuring Nelly, KRS One and more
  - 1/18-21 – Disney on Ice
  - 1/26 & 27 – Indoor Auto Racing Championship
- C. Convention Center's events in January
  - 1/12 – 1/14 - Spirit Cheer (22,000 estimated attendance)
  - 1/12 – 14 - Starbound Gymnastics (4,000 estimated attendance)



- 1/23-25 – Pool and Spa Show (11,000 estimated attendance)

**ITEMS LISTED BELOW HAVE BEEN REVIEWED AND RECOMMENDED BY COMMITTEE FOR BOARD APPROVAL.**

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING THE CONVENTION CENTER DIVISION 2018 CAPITAL IMPROVEMENT BUDGET**

The Resolution was read by title. Mr. Howard described the proposed action. The Chair requested member discussion, and upon hearing none, opened the matter for public comment. Upon hearing no public comment, the Chair requested a motion. A motion was made by Mr. Gant and seconded by Mr. Shaughnessy. Resolution 17-130 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY ESTABLISHING A SUPPLEMENTAL FUND RESERVATION IN AN AMOUNT NOT TO EXCEED \$25,000 FROM THE TOURISM DISTRICT AND COMMUNITY DEVELOPMENT FUND AND AMENDING THE TOURISM MARKET EXPANSION PROJECT TO SUPPORT THE 2018 ATLANTIC CITY RACE SERIES**

The Resolution was read by title. Mr. Howard described the proposed action. The Chair requested member discussion. In response to Mr. Ortzman's inquiry about potential conflicts with other events taking place in October, Mr. Howard responded that he was not aware of any schedule conflicts. Hearing no further member discussion, the Chair opened the matter for public comment. Upon hearing no public comment, the Chair requested a motion. A motion was made by Mr. Hill and seconded by Mr. Ortzman. Resolution 17-131 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY DESIGNATING CERTAIN PROPERTY AS SURPLUS AND NO LONGER NEEDED FOR THE PURPOSES OF THE AUTHORITY**

The Resolution was read by title. Mr. Howard described the proposed action. The Chair requested member discussion. Mr. Rebuck expressed his support for the action. Hearing no further member discussion, the Chairman opened the matter for public comment. Mr. William Cheatham expressed support for the action. Hearing no further public comment, the Chair requested a motion. A motion was made by Mr.



Shaughnessy and seconded by Mr. Rebeck. Resolution 17-132 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY EXTENDING THE PROFESSIONAL SERVICES AGREEMENTS WITH BRINKERHOFF ENVIRONMENTAL SERVICES, INC AND REMINGTON, VERNICK AND WALKBERG ENGINEERS, INC TO PROVIDE ENVIRONMENTAL CONSULTING SERVICES ON AN AS-NEEDED BASIS FOR A SIX MONTH PERIOD ENDING JULY 1, 2018, WITH A TOTAL SPENDING AUTHORIZATION NOT TO EXCEED \$150,000**

The Resolution was read by title. Mr. Howard described the proposed action. The Chair requested member discussion. Mr. Tolson inquired if the proposed \$150,000 spending authorization is sufficient for these services, based on past experience. Mr. Howard responded in the affirmative. Hearing no further member discussion, the Chair opened the matter for public comment. Upon hearing no public comment, the Chair requested a motion. A motion was made by Mr. Gant and seconded by Mr. Kyle. Resolution 17-133 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AWARDING A MANAGEMENT CONTRACT TO ABM JANITORIAL SERVICES MID-ATLANTIC, INC FOR AMBASSADOR SERVICES THROUGH DECEMBER 31, 2018 WITH A TOTAL CONTRACT VALUE NOT-TO-EXCEED EIGHT AND ONE-HALF PERCENT OF ACTUAL LABOR COSTS INCURRED FOR SUCH SERVICES**

The Resolution was read by title. Mr. Howard described the proposed action. The Chair requested member discussion. In response to Mr. Tolson's inquiry about the management fee, Mr. Howard stated that the fee was included within the budgeted amount for these services for 2018. Hearing no further member discussion, the Chair opened the matter for public comment. Mr. Alvin Taliaferro of the Vision 2000 organization questioned why his organization's bid was deemed non-responsive. Mr. Mulcahy responded that Authority staff would meet with Mr. Taliaferro following the meeting to review his organization's submittal. Hearing no further public comment, the Chair requested a motion. A motion was made by Mr. Hill and seconded by Mr. Gant. Resolution 17-134 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING THE ADOPTION OF A SCHEDULE OF LAND USE FINES AND PENALTIES PURSUANT TO P.L. 2011, C. 18 (C.5:12-220g)**



The Resolution was read by title. Mr. Howard described the proposed action. The Chair requested member discussion, and upon hearing none, opened the matter for public comment. Upon hearing no public comment, the Chair requested a motion. A motion was made by Mr. Kyle and seconded by Mr. Tolson. Resolution 17-135 was approved by unanimous vote of the members.

### **PUBLIC COMMENT**

Chairman Mulcahy announced that the January Board meeting will be rescheduled and the new date published.

Chairman Mulcahy thanked Ms. Mary Maples of the Governor's Authorities Unit for her service to the Authority.

Mr. William Cheatham thanked the members for their work and wished everyone happy holidays.

Ms. Genia Bittner from the Jewish Community Center thanked the Authority for its support of the Atlantic City Race Series.

Mr. Geoffrey Rosenberger thanked the members for their service to the City.

Ms. Valerie McMorris and Mr. Al Wallinger expressed their disapproval of the Trump Plaza Demolition Project due to the negative impact the closing of the Plaza has had on former casino industry workers.

Chairman Mulcahy provided a brief explanation of the statute and added that the IAT funds for this project are restricted for certain specific uses.

Mr. Giannantonio stated that he believes a renaissance is occurring in Atlantic City, and he looks forward to future job opportunities with the Hard Rock Casino and Stockton University opening soon.

Mr. Rebuck and Mr. Ortzman also stated that jobs are available with some of the existing casino properties.

Mr. Alvin Taliaferro asked the Authority for support of a homeless day center he operates in the city.

Mr. Kyle commented that there are growing opportunities for jobs in Atlantic County outside of just the casino industry in Atlantic City.



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

**EXECUTIVE SESSION:**

**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. Tolson and seconded by Mr. Shaughnessy. Upon unanimous vote, the members closed the open, public session portion of the meeting and entered into a closed session.

Upon return to the open, public session portion of the meeting, the Chair requested a motion to adjourn the meeting, and upon motion, duly seconded, the meeting was adjourned 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:

December 19, 2017

A handwritten signature in cursive script that reads "Howard J. Kyle". The signature is written over a solid horizontal line.

HOWARD J. KYLE, SECRETARY