



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

**MINUTES – PUBLIC MEETING 16-01
February 16, 2016**

PRESIDING: Vice-Chair, Robert Mulcahy

PRESENT: Robert Bartolone for Charles A. Richman, Debra DiLorenzo, Eddie Gant, Mark Giannantonio, Gary Hill, Howard Kyle, Mayor Don Guardian, Matthew Levinson, David Rebeck for John Hoffman, William Mullen, Robert Shaughnessy for Ford M. Scudder, Richard Tolson

ABSENT: Tom Ballance, Frank Spencer

STAFF: John F. Palmieri, Lisa Britt, Donna Pless, Dawn Hinton Davis, Lance Landgraf, Thomas Meehan, Bunny Rixey, John Samerjan, Rick Santoro, Heather Walls, Carl Wentzell, Paul G. Weiss, Esq.

OTHER ATTENDEES: Christopher Howard, Esq., Governor's Authority 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 JANUARY 19, 2016

The Acting Chair requested a motion to approve the minutes of the January 19, 2016, Members' Meetings. A motion was made by Mr. Bartolone and seconded by Mr. Shaughnessy. Resolution 16-12 was approved by a unanimous vote of the members.

TREASURER'S REPORT

The Acting Chair asked the members to review the Treasurer's report. A motion to approve and file the report was made by Mr. Tolson and seconded by Mr. Bartolone. The Treasurer's report was approved and adopted by unanimous vote of the members.



EXECUTIVE DIRECTOR'S REPORT

Mr. Palmieri updated the members on the following activities being held at the Atlantic City Convention Center and Boardwalk Hall. The Progressive Atlantic City Boat Show was held February 3-7, 2016 with 35,000 attendees representing a 6% increase over the 2015 show. 660 hotel room nights were sold and delegate spending exceeded \$3.8 million. This year's show, with 400 vendors and 450 boats, represented a 30% increase from 2015.

The upcoming RV & Camping show is anticipated to have over 9,500 attendees, representing 155 hotel room nights and delegate spending to exceed \$1,000,000.

The Student Cooking Competition, which was held on February 9, 2016 in conjunction with the Atlantic Cape Community College Academy of Culinary Arts, is part of the CRDA's Annual Atlantic City Restaurant Week. During Restaurant Week, a pre-fixe menu is offered at 70 locations throughout Atlantic City at \$15.16 for lunch and \$33.16 for dinner. 2016 Restaurant Week is March 6 – 12.

LAND USE REGULATION & ENFORCEMENT

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY GRANTING AMENDED PRELIMINARY AND FINAL SITE PLAN APPROVAL TO PERMIT THE CONSTRUCTION OF A 3,200-SQUARE-FOOT SWIMMING POOL WITH AMENITIES WITHIN THE EXISTING OUTDOOR EVENT AREA AT THE BORGATA HOTEL, SPA AND CASINO IN THE CITY OF ATLANTIC CITY, BLOCK 576, LOTS 1.05, 1.07, 1.08, 1.10, & 1.12, UNDER APPLICATION 2015-12-1768

The resolution was read by title. Mr. Palmieri described the proposed action. Hearing no member discussion or public comment, the Acting Chair requested a motion. A motion was made by Mr. Hill and seconded by Mr. Gant. Resolution 16-13 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY GRANTING PRELIMINARY AND FINAL SITE PLAN APPROVAL FOR THE DEVELOPMENT OF A MULTI-LEVEL AMUSEMENT/ENTERTAINMENT COMPLEX LOCATED AT BOARDWALK AND MARTIN LUTHER KING BOULEVARD, IN ATLANTIC CITY, NEW JERSEY, BLOCK 48, LOTS 13, 18 AND 19, UNDER APPLICATION 2015-12-1763



The resolution was read by title. Mr. Palmieri described the proposed action. Hearing no member discussion the Acting Chair requested public comment. On behalf of the applicant, Mr. Nick Talvacchia, Esq., thanked the members for their consideration, and stated his willingness to address any questions from the public. Mr. William Cheatham of Atlantic City inquired about any indoor activities and the timeline for project construction. Mr. Talvacchia responded that the project will consist primarily of an outdoor amusement park, with an opening planned in the Spring of 2018.

Atlantic City Council President Marty Small stated that he looks forward to resuming regular dialogue with the CRDA and will attend CRDA meetings. Hearing no further public comment, the Acting Chair requested a motion. A motion was made by Mr. Shaughnessy and seconded by Mr. Tolson. Resolution 16-14 was approved by unanimous vote of the members.

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

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING THE PROCUREMENT OF INFORMATION TECHNOLOGY SYSTEMS AND COMPUTER EQUIPMENT FOR THE CONVENTION CENTER DIVISION UNDER STATEWIDE CONTRACT 27239, WITH A SPENDING AUTHORIZATION NOT TO EXCEED \$176,300

The resolution was read by title. The Acting Chair discussed the proposed action. Hearing no member discussion or public comment, the Acting Chair requested a motion. A motion was made by Mr. Kyle and seconded by Mr. Giannantonio. Resolution 16-15 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY PERTAINING TO THE PACIFIC AVENUE MIDTOWN REDEVELOPMENT PROJECT

The resolution was read by title. The Acting Chair discussed the proposed action. Mr. Palmieri asked Mr. Weiss to describe the proposed action. Mr. Weiss outlined the pending request of the project owner to extend certain financing deadlines and make other amendments to the existing agreement to permit access to project construction funds in advance of closing. Hearing no member discussion, the chair requested public comment. Mr. Cheatham inquired if there were any plans for the property in the future. Mr. Palmieri explained that the building is in disrepair and it may be too costly to renovate, but no final determination has been made at this juncture. Mr. Cheatham expressed his desire to see the building repurposed if possible.



Mr. Al Bailey inquired about the scope of the project area. Mr. Weiss responded that the original resolution, adopted several years ago, envisioned more than just that one block of potential development, but that the project was being advanced in phases, with the John Brooks Recovery Center property the first stage of the Project. Mr. Weiss offered to provide Mr. Bailey with a copy of the original Authority resolution approving the Project. Hearing no further public comment, the Acting Chair requested a motion. A motion was made by Mr. Tolson and seconded by Mr. Kyle. Resolution 16-16 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY GRANTING AMENDED PROJECT APPROVAL, ESTABLISHING A SUPPLEMENTAL FUND RESERVATION IN A NOT-TO-EXCEED AMOUNT OF \$4,035,871.00 FROM THE TOURISM DISTRICT AND COMMUNITY DEVELOPMENT FUND, AND AUTHORIZING THE EXECUTION OF A FUNDING AGREEMENT, ALL IN FURTHERANCE OF THE MISS AMERICA PAGEANT PROJECT

The resolution was read by title. The Acting Chair described the proposed action, and then opened the matter to member discussion. In expressing his support for the project, Mr. Tolson stated that he had several questions that were satisfactorily addressed during the Committee's review of the proposed action.

Hearing no further member discussion, the Acting Chair requested public comment. While expressing support for the project, Mr. Cheatham inquired whether the Miss America Organization opened its books to the CRDA. In response, the Acting Chair stated that while the Authority received limited information from Miss America, by engaging with Dick Clark Productions, the Authority negotiated an agreement that was not reliant upon the production of further information from the organization. Mr. Cheatham also inquired whether the Miss America Organization had any local representation on its governing body. Mr. Hill responded that the organization does not have any local representation. The Vice Chair added that the organization may consider an advisory body made up of local representatives.

Mr. Mel Taylor inquired about the involvement of Dick Clark Productions in the Miss America Pageant. The Acting Chair responded that Dick Clark Productions entered into an agreement with Miss America last November and that DCP is the principal entity that is driving the Miss America organization. Hearing no further public comment, the Acting Chair requested a motion. Motion was made by Mr. Hill and seconded by Mr. Levinson. Mr. Kyle and Mr. Giannantonio voted no. Resolution 16-17 was approved by 10-2-1, with Mr. Kyle and Mr. Giannantonio voting in the negative and Mr. Gant abstaining.



RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING AN INTERGOVERNMENTAL GRANT TO THE CITY OF ATLANTIC CITY IN AN AMOUNT NOT TO EXCEED \$1,000,000 FROM THE TOURISM DISTRICT AND THE COMMUNITY DEVELOPMENT FUND FOR THE DEPLOYMENT OF CLASS II POLICE OFFICERS IN THE TOURISM DISTRICT BEGINNING BY THE SUMMER OF 2016

The resolution was read by title. Mr. Palmieri described the proposed action and thanked the Mayor and the Chief of Police for taking action to get training started. The Acting Chair requested member discussion. Mr. Levinson asked for clarification regarding the amount of the proposed commitment and suggested that the contract have provisions to facilitate renewal. The Acting Chair stated that the program would be funded from the annual Special Improvement District budget. Mr. Rebeck expressed his support for the proposed action and confidence that the Mayor and the Chief of Police Department would implement the additional public safety resources in a manner that would demonstrate the City's, the Authority's and the State's collaborative commitment to public safety in the City and the Tourism District.

Hearing no further member discussion, the Acting Chair requested public comment. Mr. Harold Strauss expressed his support for the program. Council President Marty Small also expressed support for the program and thanked the members for their efforts to improve public safety in the City. Mr. Cheatham expressed support for the program. Hearing no further public comment, the Acting Chair requested a motion. A motion was made by Mr. Hill and seconded by Mr. Shaughnessy. Resolution 16-18 was approved by unanimous vote of the members.

PUBLIC COMMENT


The Acting Chair opened the meeting to public comment. Mr. Cheatham addressed concern about the former Church of the Ascension property on Pacific Avenue, in the Tourism District, that is in disrepair. Mayor Guardian responded that the church is located one building away from the Carnegie Library and suggested that Stockton University may have an interest in preserving the property for a future academic use. Hearing no further public comment, the Acting Chair closed public comment, and requested a motion to adjourn the meeting. Upon motion, duly seconded, the meeting was adjourned by unanimous vote of the members at 2:47PM.



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:

February 16, 2016



HOWARD J. KYLE, SECRETARY