



**MINUTES – PUBLIC MEETING 21-01  
January 19, 2021**

- PRESIDING:** Chairman Robert E. Mulcahy III (via teleconference)
- PRESENT:** Vice Chairman Richard Tolson (via teleconference), Modia Butler (via teleconference), Debra DiLorenzo (via teleconference), Edward Gant (via teleconference), Mark Giannantonio (via teleconference), Michael Hanley (via teleconference), Gary Hill (via teleconference), Howard Kyle (via teleconference), William Mullen (via teleconference), Eric Weiss for State Attorney General Gurbir S. Grewal (via teleconference), James Plousis (via teleconference), Robert Shaughnessy for State Treasurer Elizabeth M. Muoio (via teleconference), Lieutenant Governor and DCA Commissioner Sheila Y. Oliver (via teleconference)
- ABSENT:** Mayor Marty Small, Sr.
- STAFF:** Matthew Doherty (via teleconference), Rosa Farias (via teleconference), Lisa Britt (via teleconference), Kathy Marshall (via teleconference), Oriana Mondragon (via teleconference), Monica de los Rios (via teleconference), Jane Fontana (via teleconference)
- OTHER ATTENDEES:** Edmund Caulfield, Esq., Governor’s Authorities Unit (via teleconference)

**OPENING STATEMENT**

The meeting was called to order by the Chairman 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 DECEMBER 15, 2020 BOARD MEETING**

The Chairman requested a motion to approve the minutes of the December 15, 2020 Board Meeting. Mr. Weiss abstained. A motion was made by Mr. Plousis and seconded by Ms. DiLorenzo. Resolution 21-01 was approved by unanimous vote of the eligible members.

**CHAIRMAN’S REPORT**

Chairman Mulcahy thanked the CRDA staff, board members and other leaders for their work and efforts in 2020. The Chair recapped a number of CRDA projects and initiatives that addressed social, economic and development needs in Atlantic City during the previous year.

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

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY  
AUTHORIZING EXECUTION OF CONTRACTS FOR AN AGGREGATE NOT TO EXCEED**



**AMOUNT OF \$135,000 FOR VARIOUS JANITORIAL SUPPLIES FOR THE CRDA SPECIAL IMPROVEMENT DISTRICT DIVISION THROUGH DECEMBER 31, 2021**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Ms. DiLorenzo and seconded by Ms. Oliver. Resolution 21-02 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AMENDING THE MANAGEMENT AGREEMENT WITH GLOBAL SPECTRUM LP D/B/A SPECTRA VENUE MANAGEMENT TO PROVIDE MANAGEMENT SERVICES TO THE ATLANTIC CITY CONVENTION CENTER AND JIM WHELAN BOARDWALK HALL**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Mr. Hill and seconded by Mr. Tolson. Resolution 21-03 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AMENDING THE CONVENTION CENTER DIVISION 2021 CAPITAL IMPROVEMENT BUDGET TO PROVIDE FOR A \$910,000 INCREASE TO ADDRESS COVID-19 RELATED IMPROVEMENTS**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Mr. Shaughnessy and seconded by Ms. DiLorenzo. Resolution 21-04 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING EXECUTION OF A COLLECTIVE BARGAINING AGREEMENT WITH THE TEAMSTERS LOCAL 331 FOR THE PERIOD OCTOBER 1, 2020 THROUGH SEPTEMBER 30, 2023**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Ms. Oliver, Mr. Tolson and Mr. Mullen expressed their support for the project. Hearing no further comments from the members, the Chair requested public comment. Mr. Marcus King, President of Teamsters Local 331, thanked the board for its support. Hearing no further public comment, the Chair requested a motion. A motion was made by Ms. Oliver and seconded by Mr. Tolson. Resolution 21-05 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AWARDED A MANAGEMENT SERVICES AGREEMENT TO PARK PLACE PARKING d/b/a/**



**B&B PARKING TO PROVIDE PARKING LOT MANAGEMENT SERVICES TO AUTHORITY-OWNED SURFACE PARKING LOTS IN THE CITY OF ATLANTIC CITY**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Ms. Oliver and seconded by Mr. Kyle. Resolution 21-06 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AWARDING THREE (3) PROFESSIONAL SERVICES AGREEMENTS TO MASSA MULTIMEDIA ARCHITECTURE, PC, PS&S ARCHITECTURAL AND ENGINEERING, PC, AND SOSH ARCHITECTS FOR ARCHITECTURAL SERVICES ON AN AS-NEEDED BASIS WITH AN AGGREGATE NOT TO EXCEED OF \$200,000 FOR THE TWO YEAR PERIOD MARCH 1, 2021 THROUGH FEBRUARY 28, 2023**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Mr. Tolson inquired about the process by which as-needed contractors are assigned work under the contracts. Ms. de los Rios, CRDA General Counsel responded that all firms under contract are provided the opportunity to submit their fee for each project. A selection is then made based on those submissions. Hearing no further comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Ms. DiLorenzo and seconded by Ms. Oliver. Resolution 21-07 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AWARDING A CONTRACT TO CALVI ELECTRIC IN AN AMOUNT NOT TO EXCEED \$100,000 FOR ELECTRICAL SERVICES ON AN AS-NEEDED BASIS FOR THE PERIOD MARCH 1, 2021 THROUGH FEBRUARY 28, 2022**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Mr. Plousis and seconded by Mr. Kyle. Resolution 21-08 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING THE AWARD OF THREE (3) AS-NEEDED CONTRACTS FOR PLUMBING SERVICES TO FALASCA MECHANICAL, INC., KISBY-LEES MECHANICAL LLC AND PURDY MECHANICAL, INC, IN AN AGGREGATE AMOUNT NOT TO EXCEED \$200,000 FOR THE TWO YEAR PERIOD MARCH 1, 2021 THROUGH FEBRUARY 28, 2023**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Mr.



Butler and seconded by Mr. Shaughnessy. Resolution 21-09 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY  
AWARDING CONTRACTS TO FALASCA MECHANICAL, INC. AND PURDY MECHANICAL,  
INC. IN AN AGGREGATE AMOUNT NOT TO EXCEED \$200,000 FOR HVAC SERVICES ON  
AN AS-NEEDED BASIS FOR THE PERIOD MARCH 1, 2021 THROUGH FEBRUARY 28,  
2023**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Ms. Oliver and seconded by Mr. Giannantonio. Resolution 21-10 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY  
CONSENTING TO THE SHOWBOAT ATLANTIC CITY REDEVELOPMENT PLAN FOR  
BLOCK 1, LOTS 155-159 DATED SEPTEMBER 9, 2020, AMENDED TO NOVEMBER 2,  
2020, WITHIN THE BEACH ZONE OF THE TOURISM DISTRICT, IN ACCORDANCE WITH P.  
L. 2011, CHAPTER 18**

The resolution was read by title. Mr. Giannantonio recused himself. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Mr. Bart Blatstein, CEO of Tower Investments thanked the board for its support. Hearing no further public comment, the Chair requested a motion. A motion was made by Ms. Oliver and seconded by Mr. Hill. Resolution 21-11 was approved by unanimous vote of the eligible members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY  
AWARDING A COMMUNITY DEVELOPMENT GRANT TO THE COMMUNITY FOOD BANK  
OF NEW JERSEY, ESTABLISHING A FUND RESERVATION FROM THE TOURISM  
DISTRICT AND COMMUNITY DEVELOPMENT FUND IN AN AMOUNT NOT TO EXCEED  
\$1,500,000 AND AUTHORIZING ENTRY INTO A GRANT AGREEMENT WITH THE  
COMMUNITY FOOD BANK OF NEW JERSEY IN AN AMOUNT NOT TO EXCEED \$1,500,000**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Ms. Oliver and seconded by Mr. Hill. Resolution 21-12 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY  
AWARDING A COMMUNITY DEVELOPMENT GRANT TO TURNING POINT,  
ESTABLISHING A FUND RESERVATION IN AN AMOUNT NOT TO EXCEED \$195,000  
FROM THE TOURISM DISTRICT AND COMMUNITY DEVELOPMENT FUND AND  
AUTHORIZING THE EXECUTIVE DIRECTOR TO NEGOTIATE AND EXECUTE A GRANT**



**AGREEMENT WITH TURNING POINT TO SUPPORT THE LEADERS IN TRAINING YOUTH EMPLOYMENT PROGRAM IN AN AMOUNT NOT TO EXCEED \$195,000**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Mr. Joseph Jingoli thanked the board for its support of the grant. Mr. Gant commended Mr. Jingoli's efforts and expressed his support. Lieutenant Governor Sheila Oliver expressed her support for the initiative and commended Mr. Jingoli and CRDA for their work. Hearing no further public comment, the Chair requested a motion. A motion was made by Ms. Oliver and seconded by Mr. Tolson. Resolution 21-13 was approved by unanimous vote of the members.

**RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AUTHORIZING THE EXECUTION OF AN AMENDMENT TO THE GRANT AGREEMENT WITH GATEWAY COMMUNITY ACTION PARTNERSHIP (T/A TRI-COUNTY COMMUNITY ACTION AGENCY INC.) FOR THE REALLOCATION OF BUDGETED FUNDS WITHIN LINE ITEMS**

The resolution was read by title. The Chair described the proposed action and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Hearing no public comment, the Chair requested a motion. A motion was made by Ms. Butler and seconded by Mr. Tolson. Resolution 21-14 was approved by unanimous vote of the members.

**PUBLIC COMMENT**

Mr. Mulcahy thanked Lieutenant Governor Sheila Oliver for her continued support of the CRDA.

Mr. Gant commented that a local attorney is involved with high-end racing at Bader Field. He suggested that he be invited to next month's committee meeting. Mr. Gant also suggested a discussion of possible future beach concerts that would follow COVID-19 guidelines. The Chair suggested to Ms. DiLorenzo, who chairs the Convention Center & Marketing Committee that these matters should be listed on the agenda for next month's committee meeting.

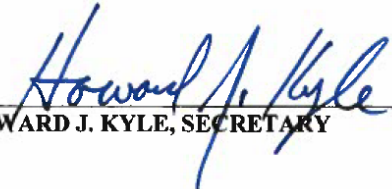
Michelle Post from the Press of Atlantic City requested information regarding to the Collective Bargaining Agreement with Teamsters Local 331 and other financial information with regard to Boardwalk Hall and the Atlantic City Convention Center. Mr. Doherty, CRDA Executive Director responded that he would contact Ms. Post after the meeting to provide detail.



**CERTIFICATION**

I, HOWARD 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:

January 19, 2021

  
\_\_\_\_\_  
HOWARD J. KYLE, SECRETARY