



- 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), Michael Hanley (via teleconference), Gary Hill (via teleconference), Howard Kyle (via teleconference), William Mullen (via teleconference), Lieutenant Governor and DCA Commissioner Sheila Y. Oliver (via teleconference), James Plousis (via teleconference), David Rebeck for State Attorney General Gurbir S. Grewal (via teleconference), Robert Shaughnessy for State Treasurer Elizabeth M. Muoio (via teleconference), Karen Worman (via teleconference)
- ABSENT:** Mayor Marty Small, Sr., Shelley Williams
- 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), Lance Landgraf (via teleconference)
- OTHER ATTENDEES:** Joy-Michele Johnson, 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 MAY 18, 2021 BOARD MEETING

The Chairman requested a motion to approve the minutes of the May 18, 2021 Board Meeting. A motion was made by Mr. Kyle and seconded by Mr. Plousis. Resolution 21-58 was approved by unanimous vote of the members.

EXECUTIVE DIRECTOR’S REPORT

CRDA Executive Director Matt Doherty informed the Board and public that Masterpiece Advertising, CRDA’s media consultant is working on 30-second, 15-second and 5-second video advertisements for Atlantic City to be released on June 22.

Chairman Mulcahy stated that the Authority has completed its 2020 Annual Report, which will be sent to Atlantic City residents. The Chair emphasized the Authority’s work in the community and the work of the Special Improvement District Division. The Chair thanked the staff and especially CRDA Deputy Executive Director Rosa Farias and Communications & Marketing Director Karen Martin for their work on the annual report. Chairman Mulcahy outlined five items from the report:



1. Promoting Atlantic City
2. Creation of a taskforce to focus on social service needs
3. Grocery Store
4. Public Safety
5. Demolition of rooming houses

LAND USE REGULATION & ENFORCEMENT

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY GRANTING PRELIMINARY AND FINAL SITE PLAN APPROVAL WITH VARIANCES FOR THE CONSTRUCTION OF IMPROVEMENTS ON PROPERTY LOCATED AT 120 EUCLID AVENUE (BLOCK 82, LOT 2) IN THE CITY OF ATLANTIC CITY UNDER APPLICATION #2021-03-2931

The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff and then requested member discussion. Ms. DiLorenzo inquired if the applicant would be seeking funds from CRDA for the development of the golf course. Mr. Doherty responded that it is not known at this time. Mr. Tolson inquired if this is the same applicant that previously requested funding prior to land use approval. Mr. Doherty responded in the affirmative. Chairman Mulcahy inquired the amount of the funding requested. Mr. Doherty responded that he does not recall the exact amount but that it was discussed at the committee level and did not advance. Hearing no further comments from the members, the Chair requested public comment. Ms. Libby Wells, Ms. Marla Schieffer, Mr. John Errico and Mr. Mark Padula expressed their support for the project. Hearing no further public comment, the Chair requested a motion. A motion was made by Mr. Hill and seconded by Ms. Oliver. Resolution 21-59 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY GRANTING AMENDED SITE PLAN APPROVAL FOR THE CONSTRUCTION OF IMPROVEMENTS ON PROPERTY LOCATED AT 2405 ATLANTIC AVENUE (BLOCK 279, LOTS 40, 44, 45, 46 AND 48-50) IN THE CITY OF ATLANTIC CITY UNDER APPLICATION #2021-03-2958

The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff 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 Mr. Kyle. Resolution 21-60 was approved by unanimous vote of the members.

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

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AUTHORIZING THE EXTENSION OF CONTRACT WITH ABM INDUSTRY GROUPS, LLC FOR BOARDWALK COMFORT STATION CLEANING SERVICES FOR THE ONE YEAR PERIOD BEGINNING AUGUST 19, 2021 AND ENDING AUGUST 18, 2022



The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Ms. Joyce Mollineaux expressed her support for the project. Hearing no further public comment, the Chair requested a motion. A motion was made by Mr. Kyle and seconded by Mr. Shaughnessy. Resolution 21-61 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING SPECTRA VENUE MANAGEMENT AWARD OF FOUR (4) SERVICE AGREEMENTS TO KHS&S CONTRACTOR, INC., WEATHERBY CONSTRUCTION & RENOVATION CORP., MASSETT BUILDING CO. AND TN WARD CO. FOR GENERAL CONTRACTING SERVICES ON AN AS-NEEDED BASIS AT THE JIM WHELAN BOARDWALK HALL AND ATLANTIC CITY CONVENTION CENTER (INCLUDING THE AC RAIL TERMINAL) IN AN AGGREGATE AMOUNT NOT TO EXCEED \$1 MILLION FOR THE TWO-YEAR PERIOD BEGINNING JULY 26, 2021 AND ENDING JULY 25, 2023

The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff 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. Gant and seconded by Ms. Oliver. Resolution 21-62 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING SPECTRA VENUE MANAGEMENT'S AWARD OF FOUR (4) SERVICE AGREEMENTS TO CALVI ELECTRIC, HUGHES ELECTRIC CO. LLC, LEE-WAY ELECTRICAL LLC, AND JJD ELECTRIC LLC FOR ELECTRIC SERVICES ON AN AS-NEEDED BASIS AT THE JIM WHELAN BOARDWALK HALL AND ATLANTIC CITY CONVENTION CENTER (INCLUDING THE AC RAIL TERMINAL) IN AN AGGREGATE AMOUNT NOT TO EXCEED \$500,000 FOR THE TWO-YEAR PERIOD BEGINNING JULY 26, 2021 AND ENDING JULY 25, 2023

The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff 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. Tolson and seconded by Mr. Hill. Resolution 21-63 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY APPROVING SPECTRA VENUE MANAGEMENT'S AWARD OF A SERVICE AGREEMENT TO THOMAS COMPANY, INC. FOR ROOFING CONTRACTOR SERVICES ON AN AS-NEEDED BASIS AT THE JIM WHELAN BOARDWALK HALL AND ATLANTIC CITY CONVENTION CENTER (INCLUDING THE AC RAIL TERMINAL) IN AN AMOUNT NOT TO EXCEED \$500,000 FOR THE TWO-YEAR PERIOD BEGINNING JULY 26, 2021 AND ENDING JULY 25, 2023



The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff 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. Kyle and seconded by Ms. DiLorenzo. Resolution 21-64 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AUTHORIZING THE AWARD OF A ONE-YEAR CONTRACT TO CTM MEDIA GROUP FOR THE NOT TO EXCEED AMOUNT OF \$113,509.88 FOR BROCHURE AND ATLANTIC CITY RESTAURANT WEEK RACK CARD DISTRIBUTION SERVICES FOR THE PERIOD BEGINNING JUNE 16, 2021 AND ENDING JUNE 15, 2022

The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff and then requested member discussion. Mr. Tolson inquired if the funding for this item was budgeted and would be taken from the approved CRDA marketing budget. Ms. Martin responded in the affirmative. Hearing no further comments from the members, the Chair requested public comment. Ms. Joyce Mollineaux inquired if the brochures can be sent to City Hall. Mr. Mulcahy and Mr. Doherty responded in the affirmative. Hearing no public comment, the Chair requested a motion. A motion was made by Mr. Butler and seconded by Ms. DiLorenzo. Resolution 21-65 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AUTHORIZING A SETTLEMENT OF ASSERTED CLAIMS EMPLOYEE

The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff 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. Tolson. Resolution 21-66 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AUTHORIZING THE PROCUREMENT OF VOIP EQUIPMENT, LICENSES AND SOFTWARE FROM CORE BTS INC. FOR THE CRDA MAIN OFFICE AND SID WAREHOUSE UNDER STATE CONTRACT #87720, WITH A SPENDING AUTHORIZATION NOT TO EXCEED \$96,534.02

The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff 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 Mr. Rebuck. Resolution 21-67 was approved by unanimous vote of the members.



RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AFFIRMING AND RATIFYING THE DECISION OF THE CASINO LICENSEE BONDHOLDERS TO ACCEPT THE COMPROMISE AND SETTLEMENT OF NORTH ORATON URBAN RENEWAL LLP'S DEBT AND AUTHORIZING THE NEGOTIATION AND EXECUTION OF THE NECESSARY AGREEMENTS REGARDING THE SETTLEMENT

The resolution was read by title. Ms. Worman recused herself. The Chair requested a description of the proposed action by the Executive Director or designated staff and then requested member discussion. Chairman Mulcahy clarified that the bondholders require this agreement and that these are licensee funds and there are no Authority funds involved. CRDA General Counsel Ms. de los Rios responded in the affirmative, provided a brief summary and added that all bondholders are in agreement. 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 Mr. Tolson and seconded by Mr. Hill. Resolution 21-68 was approved by unanimous vote of the eligible members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY RELEASING AND REALLOCATING UNSPENT PROJECT FUNDS BACK TO THE TOURISM DISTRICT AND COMMUNITY DEVELOPMENT FUND

The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff and then requested member discussion. Hearing no comments from the members, the Chair requested public comment. Ms. Joyce Mollineaux asked for confirmation as to the fact that no rooming house owners had applied for funding under the Authority's previous vacant rooming house project. Mr. Doherty confirmed that was correct. Ms. Mollineaux inquired how the public was notified of the availability of the funds. Mr. Doherty responded that rooming house operators were notified through CRDA's Planning and Real Estate Department and that some did look into the program but no one took advantage of it. Chairman Mulcahy stated that there will be more done to address the rooming house issues. Hearing no further public comment, the Chair requested a motion. A motion was made by Mr. Tolson and seconded by Mr. Plousis. Resolution 21-69 was approved by unanimous vote of the members.

RESOLUTION OF THE CASINO REINVESTMENT DEVELOPMENT AUTHORITY AWARDING A COMMUNITY DEVELOPMENT GRANT TO TURNING POINT COMMUNITY DEVELOPMENT CORPORATION, ESTABLISHING A FUND RESERVATION IN AN AMOUNT NOT TO EXCEED \$398,400 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 PROGRAM BEGINNING JULY 5, 2021 AND ENDING AUGUST 29, 2021 IN AN AMOUNT NOT TO EXCEED \$398,400



The resolution was read by title. The Chair requested a description of the proposed action by the Executive Director or designated staff and then requested member discussion. Lieutenant Governor Oliver expressed her support for the project. Hearing no further comments from the members, the Chair requested public comment. Mr. Joseph Jingoli updated the board and the public on the program and thanked the Board for their support. Mr. Mulcahy thanked Mr. Jingoli for his efforts and work on this project. Hearing no further public comment, the Chair requested a motion. A motion was made by Ms. Oliver and seconded by Mr. Butler. Resolution 21-70 was approved by unanimous vote of the members.

PUBLIC COMMENT


Ms. Joyce Mollineaux thanked Mr. Hill for his help in regards to finding the owner of the Civil Rights Garden. Ms. Mollineaux updated the Board and public that the City of Atlantic City owns the Civil Rights Garden and requested CRDA's involvement. Ms. Mollineaux further stated that a committee should be formed to clean and revive the current pillars, as well as create additional pillars. Chairman Mulcahy requested Mr. Doherty to contact Mayor Small to address this. Mr. Doherty responded in the affirmative and stated that he has been in contact with Councilman Shabazz and will coordinate with the City.

Mr. Steve Young congratulated the Board and Mr. Jingoli in regards to The Leaders in Training Program. Mr. Young expressed concerns about public safety and requested a meeting to further discuss these concerns. Mr. Rebeck stated that a meeting of the CRDA's public safety committee is scheduled for next month and that these concerns would be discussed.

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:

June 16, 2021



HOWARD J. KYLE, SECRETARY