

SOUTH AMBOY REDEVELOPMENT AGENCY

MINUTES OF THE June 2, 2022 MEETING

Public Session

Kevin Meszaros called the meeting to order and led the Agency Commissioners, professionals and attending public in the Salute to the Flag. He then certified that this meeting had been advertised as prescribed by law.

ROLL CALL: Anthony Conrad, Zusette Dato, Dave Kales, Kevin Meszaros, Camille Tooker

ABSENT: Frank Milatta, Tony Gonsalves

Also, in attendance: Eric Chubenko, Executive Director
Craig Coughlin, Esq.
Mayor Henry

Executive Director calls for a motion to appoint an Agency Chairman, Camille Tooker makes a motion to appoint Kevin Meszaros, the motion is seconded by Dave Kales. No other nominations were made, we close out nominations. All in favor: yes.

ROLL CALL: Conrad – Yes; Dato – Yes; Kales – Yes; Meszaros – Yes; Tooker – Yes

Kevin Meszaros calls for a motion to nominate a Vice Chairman, Dave Kales make a motion to appoint Camille Tooker, the motion is seconded by Anthony Conrad. No other nominations were made, we close out nominations.

ROLL CALL: Conrad – Yes; Dato – Yes; Kales – Yes; Meszaros – Yes; Tooker – Yes

Eric Chubenko went over Resolutions 3 through 18. Dave Kales made a comment that there have been no increases in the Auditor or Legal Council Resolutions.

Kevin Meszaros called for a motion to approve Resolution items 3 through 18. Anthony Conrad made a motion to approve Resolution items 3 through 18. The motion was seconded by Zusette Dato.

ROLL CALL: Conrad – Yes; Dato – Yes; Kales – Yes; Meszaros – Yes; Tooker – Yes

Kevin Meszaros introduced the evening's bill list and said the general bill list contained fees for monthly legal services, rent and utilities. (*Agenda Items no. 7.B.1.*)

Eric Chubenko stated these are standard general and escrow bill lists. Dave Kales made a motion to approve the Bill List. The motion was seconded by Anthony Conrad.

ROLL CALL: Conrad – Yes; Dato – Yes; Y; Kales – Yes; Meszaros – Yes; Tooker – Yes

Kevin Meszaros called for a motion to approve the May 5, 2022, Agency Meeting Minutes (*Agenda item no. 12. A.*)

A motion to approve the May 5, 2022 Agency Meeting Minutes as presented was made by Zusette Dato. The motion was seconded by Anthony Conrad.

ROLL CALL: Conrad – Yes; Dato – Yes; Kales – Abstain; Meszaros – Yes; Tooker – Abstain

Kevin Meszaros opened the meeting to the public.

Kevin Meszaros closed the public portion of the meeting.

Groundbreaking for the Ferry Terminal was a great turnout. Woodmont Gingoli groundbreaking was a couple weeks ago, they should be breaking ground soon. Regarding the Mara Property, the developer is no longer developing, the state is using the property for a road expansion. Dave Kales stated he was approached by OEM regarding the generator for YMCA. The next step is a courtesy review, it is a capital improvement and as long as the City Engineer approves, the YMCA will be the lead applicant for the grant. It will be a cooling and emergency evacuation station. Eric Chubenko stated if it comes to the board, we will move quickly. Camille Tooker stated we have installed several generators throughout the city. Anthony Conrad congratulated the Mayor and the Board on the Ferry Project. Mayor Henry thanked the Agency and Craig Coughlin on everything regarding the Ferry Project. It was a good feeling to put the shovel in the ground. Thank you to all involved, the Council, Planning Board, all our professionals. The warehouse on lower Main Street will begin with all union labor. Craig Coughlin thanked the board for allowing his firm to represent the board again. Camille Tooker congratulated Speaker Coughlin's son on graduating from Seton Hall Law School.

Kevin Meszaros then requested a Motion to adjourn.

A Motion to adjourn was made by Anthony Conrad. Zusette Dato seconded the Motion.

Voice vote taken: all in favor.

Meeting adjourned.

Submitted by:

Kelly Wolff