

SOUTH AMBOY REDEVELOPMENT AGENCY

MINUTES OF THE June 01, 2023 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: Kevin Meszaros, Camille Tooker, Rachael Draudt, Christine Noble

ABSENT: Zusette Dato, Tony Gonsalves, Frank Milatta,

Also, in attendance: Eric Chubenko, Executive Director
Craig Coughlin, Esq., General Counsel
Dan Balka, CFO

Law Director Coughlin opened the floor for nominations for Chairperson. Camille Tooker nominated Kevin Meszaros. Christine Noble seconded.

ROLL CALL: Meszaros – Yes; Tooker – Yes, Draudt – Yes; Noble – Yes

Kevin Meszaros opened the floor for Vice Chairman. Christine Noble nominated Camille Tooker.

ROLL CALL: Meszaros – Yes; Tooker – Yes, Draudt – Yes; Noble – Yes

Camille Tooker called for a motion to approve the consent agenda items 3-18. Christine Noble seconded the motion.

ROLL CALL: Meszaros – Yes; Tooker – Yes, Draudt – Yes; Noble – 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.*)

A motion to approve this evening's bill list was made by Christine Noble. Camille Tooker seconded the motion.

ROLL CALL: Meszaros – Yes; Tooker – Yes, Draudt – Yes; Noble – Yes

Kevin Meszaros called for a motion to approve the May 04, 2023, Agency Meeting Minutes (*Agenda item no. 12. A.*)

A motion to approve the May 04, 2023, Agency Meeting Minutes as presented was made by Camille Tooker. Rachael Draudt seconded the motion.

ROLL CALL: Meszaros – Yes; Tooker – Yes, Draudt – Yes; Noble – Abstain

A presentation was made by the YMCA regarding the solar panel project.

A presentation was made for 200 South Broadway LLC.

Kevin Meszaros called for a motion to approve the execution of the Redevelopment agreement between the South Amboy Redevelopment Agency and 200 South Broadway LLC, for the development of 200 South Broadway, the agreement is authorized providing a \$400,000.00 contribution to the city for offsite parking, a 31-unit count and 42 parking spaces. A motion was made by Camille Tooker. Christine Noble seconded the motion.

ROLL CALL: Meszaros – Yes; Tooker – Yes, Draudt – Yes; Noble – Yes

Kevin Meszaros opened the meeting to the public.

Business Administrator Kales stated there were a lot of negotiations with this project, he thanked everyone involved. They did all we asked for and it is a beautiful building. Eric Chubenko stated this is the best project we could ask for.

Anthony Conrad stated the agency used their power to get what the city wanted without needing a PILOT.

Kevin Meszaros closed the public portion of the meeting.

Kevin Meszaros then requested a Motion to adjourn.

A Motion to adjourn was made by Christine Noble. Seconded by Camille Tooker.

Voice vote taken: all in favor.

Meeting adjourned.

Submitted by:

Kelly Wolff