

SOUTH AMBOY REDEVELOPMENT AGENCY

MINUTES OF THE April 04, 2024 MEETING

Public Session

Eric Chubenlo 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 (phone), Zusette Dato, Rachael Draudt, Gary Forshner, Christine Noble

ABSENT: Camille Tooker, Tony Gonsalves

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

Eric Chubenko introduced this evening's resolutions. The Resolution to Amend FY 2024 Adopted Budget and the Authority Budget of SARA 2025.

A motion to approve this evening's resolutions was made by Zusette Dato. Christine Noble seconded the motion.

ROLL CALL: Meszaros – Yes; Dato – Yes; Draudt – Yes; Forshner – Yes; Noble – Yes

Eric Chubenko introduced the evening's bill lists and said the general bill list contained fees for monthly legal services, rent and utilities. (*Agenda Items no. 7.B.1.*) Eric Chubenko stated they are all standard bills for the monthly expenses.

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

ROLL CALL: Meszaros – Yes; Dato – Yes; Draudt – Yes; Forshner – Yes; Noble – Yes

Eric Chubenko called for a motion to approve the March 07, 2024, Agency Meeting Minutes (*Agenda item no. 12. A.*)

A motion to approve the March 07, 2024, Agency Meeting Minutes as presented was made by Gary Forshner. Christine Noble seconded the motion.

ROLL CALL: Meszaros – Yes; Dato – Yes; Draudt – Yes; Forshner – Yes; Noble – Yes

Eric Chubenko stated we received the first \$200,000 payment and will receive the second payment on or about April 15th. We have gone out to bid on 131, bid opening is April 11, then going to the council. Our goal is to have a parking lot before November 4. NJ Transit is happy and they also want the building down. Main Street is making progress, the first walls have gone

up. Mayor Henry wanted to thank Eric Chubenko for the negotiations. Business Administrator Dave Kales updated on the PILOTS and the past year they have been audited; we got a true up for Station Bay in March there will be \$440,000 additionally to the \$500,000 that was already billed. We receive 95% to the city, 5% goes to the county. In the past SARA has donated to the school for Chromebooks. Commissioner Zusette Dato wanted to comment that we are hearing such good news about the PILOTS. Compliments to Eric on the negotiations for the removal of the structure and having a parking lot.

Mayor Henry commented last night the council passed the city budget with a tax increase of about \$68 a year. Things right now are looking better for next year. Council also passed a resolution to purchase a firetruck.

Eric Chubenko opened the meeting to the public.

Eric Chubenko closed the public portion of the meeting.

Eric Chubenko then requested a Motion to adjourn.

A Motion to adjourn was made by Zusette Dato.

Voice vote taken: All in favor.

Meeting adjourned.

Submitted by:

Kelly Wolff