**SAYREVILLE ECONOMIC & REDVELOPMENT COMMISSION**

**PUBLIC SESSION MINUTES**

**MEETING – NOVEMBER 10, 2021**

**Chairman Michael D’Addio opened the meeting at 6:30 PM and announced pursuant to the Open Public Meetings Law, public notice of this meeting was advertised in the Home News Tribune and posted on the bulletin board in the Borough Hall in Sayreville, and copies of this notice have been available to the public and are on file in the Clerk’s Office.**

***SALUTE TO THE FLAG***

**PRESENT: Chairman Michael D’Addio, Vice Chairman Donald Newton, Commissioners: Thomas Pollando, Dennis Grobelny, Janet Rzepka, Rosetta Fisher, Councilwoman Mary Novak, Councilman Vincent Conti**

**ABSENT: Kenneth Scott**

**ALSO PRESENT: Joseph Ambrosio, Executive Director, Dave Samuel, Engineer, Michael Baker, Esq., and Anthony Iacocca, Esq.**

**Authorization for payment of bills – Non NL**

**Motion to approve bills (a) through (g). Mr. Pollando made motion to approve payment Ms. Rzepka, seconded. Roll call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Pollando, Mr. Grobelny, Ms. Fisher, Ms. Rzepka, Councilwoman Mary Novak, Councilman Vincent Conti**

**Motion to approve bills (h) through (i). Mr. Pollando made motion to approve payment, Councilwoman Mary Novak, seconded. Roll call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Pollando, Mr. Grobelny, Ms. Fisher,**

 **Ms. Rzepka, Councilwoman Mary Novak, Councilman Vincent Conti**

**Motion to approve payment of bills NL related, Non-Escrow. (When funds are available (j) through (n). Mr. Pollando made motion made to approve, Ms. Rzepka seconded. Roll call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Pollando, Mr. Grobelny, Ms. Fisher,**

**Ms. Rzepka, Councilwoman Mary Novak, Councilman Vincent Conti**

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**Pending Matters**

1. **Waterfront Redevelopment**

**Dave said things are going well dirt is being moved and additional fill is being brought to the site. They are in the process of getting their approvals. They had a Zoom call today to go over all the DEP documents.**

1. **2022 Budget**

**6:40 P.M. – Councilman Vincent Conti entered the meeting.**

**Mike Baker discussed the budget on the packets. Mike D’Addio asked when**

**they needed to submit; Mike Baker said after next meeting would be fine.**

**Resolution to go into Private Executive Session**

**Motion made by Mr. Pollando; seconded by Councilwoman Mary Novak, motion carried.**

**New Business**

1. **Resolution of the Sayreville Economic and Redevelopment Agency Governing Body Certifying 2019 Audit.**

**Mr. D’Addio asked for motion to approve resolution. Mr. Pollando made motion to approve resolution, Mr. Scott, seconded. Roll call:**

**Yes: Mr. D’Addio, Mr. Pollando, Mr. Grobelny, Mr. Scott, Ms. Fisher,**

 **Ms. Rzepka, Councilman Vincent Conti**

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**Public Portion**

**Mr. D’Addio asked for motion to open public portion. Mr. Pollando made motion; Councilwoman Mary Novak seconded. Motion carried.**

**No one spoke**

**Mr. D’Addio asked for motion to close public portion. Councilwoman Mary Novak made motion to close public portion; Councilman Vincent Conti seconded. Motion carried.**

**Commissioners Comments**

**None**

**Mr. D’Addio asked for motion to adjourn. Councilwoman Mary Novak made motion to adjourn; Councilman Vincent Conti seconded, motion carried.**

 **Respectfully submitted,**

**Joan M. Kemble**

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1. **Waterfront Redevelopment**

**Nothing to discuss**

1. **Trammel Crow**

**Mike Baker they are ready to close and move on the property but they are waiting for Pilot approval from SERA and the Council. Mike discussed why they need this as the land is somewhat contaminated and they need to clean up. Davie said the roadway work and water main improvements are being made are significant. Hercules is looking for enough money from the sale so they can clean up. Mike D’Addio stated that the mess was made by Hercules and asked what the Agency would be getting. He then led a discussion regarding Bailey Park and perhaps making considerable upgrades to the park. Dave discussed what had been proposed a few years ago and showed the plans. The park would be upgraded and would include bathrooms and parking total upgrade would probably run between $1 million to $2 million. Mike Baker stated he would call the attorney for a commitment then negotiations would be done. Dave said they could make the park with walkways and beautify the front. A brief discussion took place regarding doing the park in phases and percentage rates for the Pilot.**

**Councilman Conti discussed the tax amount per square feet. Mike Baker said the Agency would negotiate the park improvements and do amendment to the redevelopment agreement. He recommended that the Council consider the Pilot then decide about the park improvements.**

1. **MEC**

**Mike Baker and Anthony Iacocca excused themselves from this discussion due to conflict.**

**Dave discussed the RFP for redevelopment of the Sayreville Landfill Site for a power plant. They had a redevelopment agreement and received approval from the State but had difficulty as the Governor changed procedures regarding power plants being built. They tried to work out and are proposing an alternate plan. The redevelopment plan does not approval municipal waste being made to energy. MEC states this is green energy.**

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**Dave stated that the agency is owed $50,000 and the Mayor and Council the same. He suggested that Joe send a letter that they are in default with a 30 day notice for payments. Mike D’Addio said the attorney has asked for 60 days and he understood they would not be on agenda until current. Dave will work with Joe on creating letter.**

**Mr. D’Addio asked for motion to close private session and resume meeting in public session. Mr. Pollando, made motion; seconded by Councilwoman Mary Novak, motion carried.**

 **Respectfully submitted,**

**Joan M. Kemble**