**SAYREVILLE ECONOMIC & REDVELOPMENT COMMISSION**

**PUBLIC SESSION MINUTES**

**MEETING – JANUARY 23, 2014**

**Chairman Michael D’Addio opened the meeting at 6:00 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 Raniero Travisano , Thomas Pollando, Christine Spezzi, Dennis Grobelny, Councilman Art Rittenhouse and Councilman David McGill**

**ABSENT: Darrel Hartsfield**

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

**Joseph Ambrosio swore in Councilman Art Rittenhouse as a new commissioner to the Agency. He was welcomed by all present to the Agency.**

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

**Motion to approve bills (a) through (p.) Mr. Travisano made motion to approve payment, Mr. Grobelny seconded. Roll call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Travisano, Mr. Pollando, Mrs. Spezzi, Mr. Grobelny, and Councilman McGill**

**Motion to approve payment of bills NL related, Non-Escrow. (When funds are available (q) through (t.) Mr. Travisano made motion made to approve, Mr. Grobelny seconded. Roll call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Travisano, Mr. Pollando, Mrs. Spezzi,**

**Mr. Grobelny, and Councilman McGill**

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**Motion to approve payment of bills (u) through (jj). Mr. Pollando made motion, Mrs. Spezzi seconded. Roll call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Travisano, Mr. Pollando, Mrs. Spezzi,**

**Mr. Grobelny, and Councilman McGill**

**Pending Matters**

1. **Waterfront Redevelopment**

**Dave addressed all present stating that Compass has resumed work on the site and Hilltop will be hauling the heavily contaminated materials; they are just waiting for the approvals which they are estimating will be within 3-4 weeks. He stated Bass Pro is scheduled to go before the Planning Board at their February 5th meeting. Mr. Newton asked if there was any schedule on the work; Dave said hopefully next month as there has not been a lot of progress due to the weather but Brian has been asked to provide a schedule.**

**6:10 PM – Mike Baker joined the meeting**

**Mr. Travisano asked after the Planning Board what would they have to do next; Dave said they need to get the approvals/permits from the DEP and they need to have these in order to apply for any construction permits as they are mixing soils. Only Bass Pro is being heard by the Planning Board.**

1. **VG Resources (Mr. Grobelny, Mr. Baker and Mr. Iacocca left the meeting room)**

**Mr. Diegnan addressed the agency and related to the memo entered into last year providing the option for the client to get financing. They are here tonight to ask for a short extension of time. David Himmelman, Esq. addressed those present explaining that he had sent Joe a letter back in November indicating they were aggressively dealing with the issues and hired a consultant for a market study. Under Phase 1 report findings of the adoption of the redevelopment plan and the ordinance was pending.**

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**It has since been adopted so he hopes the financing for the initial Phase 1 can be reported back to the Agency next month at which time he will provide a commitment letter, so he was here tonight to ask for a short extension of time for 6 months and stated he wasn’t even sure he would need the 6 months. He stated they have been paying the monthly option fees both to the agency and borough and is in the process of working on the plan with professionals experienced in the cogeneration market. Joe Ambrosio asked that if the financing was in place he wanted to be kept updated. Mr. D’Addio asked why it had taken the Council so long; Dave said the Planning Board needed to work on amending the ordinance and somehow it fell through the cracks. Mr. D’Addio asked if 6 months was going to be enough time; Mr. Himmelman said while funding is difficult he hoped this would be enough time. Mike asked about a resolution, Mr. Diegnan said it would be a resolution to approve the 6 month extension hopefully on a voice vote tonight. Mr. Himmelman reminded the agency that the Mayor and Council had to ratify it so they would have to do this again. Dave said that was because they owned the property.**

**Resolution to go into Private Executive Session**

**Motion made by Mr. Travisano seconded by Mr.Pollando, motion carried.**

**New Business**

**RESOLUTION OF CERTIFICATION OF THE 2012 ANNUAL AUDIT BY THE GOVERNING BODY OF THE SAYREVILLE ECONOMIC AND REDEVELOPMENT AGENCY.**

**Mr. D’Addio asked for motion to approve Resolution; Mr. Grobelny made motion; Mr. Pollando seconded. Roll Call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Travisano, Mr. Pollando, Mrs. Spezzi,**

**Mr. Grobelny, Councilman Rittenhouse and Councilman McGill**

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**Before approval of the EPA Grant resolution, Joe briefly explained what the grant was about and how, if granted, the agency would benefit from it with some conditions.**

**RESOLUTION REGARDING THE EPA GRANT**

**Mr. D’Addio asked for motion to approve Resolution; Mr. Pollando made motion; Mr. Travisano seconded. Roll Call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Travisano, Mr. Pollando, Mrs. Spezzi,**

**, Councilman Rittenhouse and Councilman McGill**

**Abstain: Mr. Grobelny**

**RESOLUTION FOR VG RESOURCES TO APPROVE EXTENSION OF MOU DEADLINES FOR FINANCING TO SIX (6) MONTHS**

**Mr. D’Addio asked for motion to approve Resolution; Mr. Pollando made motion; Mr. Travisano seconded. Roll Call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Travisano, Mr. Pollando, Mrs. Spezzi,**

**Mr. Grobelny, Councilman Rittenhouse and Councilman McGill**

**RESOLUTION PRC/RIVER ROAD REQUEST FOR PROPOSAL FOR NEW DEVELOPERS TO PREPLANS (RFP)**

**Mr. D’Addio asked for motion to approve Resolution; Mr. Grobelny made motion; Councilman McGill seconded. Roll Call:**

**Yes: Mr. D’Addio, Mr. Newton, Mr. Travisano, Mr. Pollando, Mrs. Spezzi,**

**Mr. Grobelny, Councilman Rittenhouse and Councilman McGill**

**Mr. Travisano announced that the diner on Route 35 in Morgan would be opening very soon they have been doing a lot of work on the site. Mike D’Addio asked about the progress of the Club Bene site and Dave said they were in the process of getting approvals.**

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**Commissioner’s Comments**

**Councilman Rittenhouse addressed the agency thanking them for the kindnesses and thanked Dave and Joe for briefing him on the current projects going on which SERA oversees.**

**Mr. D’Addio asked for motion to open to the public. Mr. Travisano made motion, Mrs. Spezzi seconded, motion carried.**

**Brian O’Neill asked if there were any questions. None were asked. Mr. D’Addio asked for motion to close the public portion. Mr. Pollando made motion, Mr. Hartsfield seconded, motion carried.**

**Mr. D’Addio asked for motion to adjourn. Mrs. Spezzi made motion to adjourn; Mr. Pollando seconded, motion carried.**

**Respectfully submitted,**

**Joan M. Kemble**