

Rahway Redevelopment Agency

MINUTES

Reorganization Meeting

January 13, 2021

5:00 P.M.

CALL TO ORDER

The meeting was called to order at 5:09pm in by Zoom Online Meeting Platform.

OPEN PUBLIC MEETINGS ACT

This meeting was advertised and posted in accordance with the Open Public Meetings Act of the State of New Jersey

PLEDGE OF ALLEGIANCE

Commissioners, officials, and public attendees shall salute to the flag.

ROLL CALL

On a call of the roll the following officials should be present:

Tony Dalmau, Commissioner - absent

Rodney Farrar, Vice Chairman

Mary Gustofson, Commissioner

Brittany Hale, Commissioner

Timothy Nash, Commissioner

Armando Sanchez, Chairman

Dorian Timmons, Commissioner

RESOLUTION:

01-21 – RESOLUTION OF THE RAHWAY REDEVELOPMENT AGENCY APPROVING AND AUTHORIZING THE TIME AND PLACE FOR REORGANIZATION MEETING HELD JANUARY 13, 2021

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson			X			
Hale			X			
Nash	X		X			
Timmons		X	X			
Farrar			X			
Sanchez			X			

ELECTIONS:

Election of Chairman for the Rahway Redevelopment Agency

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson			X			
Hale			X			
Nash			X			
Timmons		X	X			
Farrar	X		X			
Sanchez			X			

Election of Vice Chairman for the Rahway Redevelopment Agency

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson		X	X			
Hale			X			
Nash			X			
Timmons			X			
Farrar			X			
Sanchez	X		X			

COMMENTS FROM THE PUBLIC:

No comments from the public.

RESOLUTIONS:

02-21 – RESOLUTION APPOINTING THE SECRETARY OF RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson		X	X			
Hale			X			
Nash	X		X			
Timmons			X			
Farrar			X			
Sanchez			X			

03-21 – RESOLUTION APPROVING AND AUTHORIZING THE TIME AND PLACE OF MEETINGS FOR FEBRUARY 2021 THROUGH DECEMBER 2021

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

04-21 – RESOLUTION AUTHORIZING LEGAL DEPOSITORIES FOR PUBLIC MONIES

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

05-21 – RESOLUTION AUTHORIZING CASH MANAGEMENT PLAN

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

06-21 – RESOLUTION AUTHORIZING LEGAL NEWSPAPERS

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

07-21 – RESOLUTION APPROVING A PROFESSIONAL SERVICES CONTRACT TO RAINONE COUGHLIN MINCHELLO TO PROVIDE LEGAL SERVICE FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

08-21 – RESOLUTION APPROVING A PROFESSIONAL SERVICES CONTRACT TO T & M ASSOCIATES FOR ENVIRONMENTAL SERVICES FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

09-21 – RESOLUTION APPROVING A PROFESSIONAL SERVICES CONTRACT TO HEYER GRUEL & ASSOCIATES FOR PROFESSIONAL PLANNING SERVICES FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

10-21 – RESOLUTION APPROVING A PROFESSIONAL SERVICES CONTRACT TO COLLIERS ENGINEERING & DESIGN, INC. (FORMALLY MASER CONSULTING) TO PROVIDE GENERAL ENGINEERING SERVICES FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

11-21 – RESOLUTION APPROVING A PROFESSIONAL SERVICES CONTRACT TO LERCH, VINCI & HIGGINS, LLP AS AUDITOR/FINANCIAL ADVISOR FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

12-21 – RESOLUTION APPROVING A PROFESSIONAL SERVICES CONTRACT TO NW FINANCIAL GROUP, LLC TO PROVIDE FINANCIAL ADVISORY SERVICES FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

13-21 – RESOLUTION APPROVING ROGUT MCCARTHY AS BOND COUNSEL FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

14-21 – RESOLUTION APPROVING TWO FIRMS TO PROVIDE LEGAL SERVICES AS NEEDED IN THE EVENT OF CONFLICTS OF INTEREST AND/OR SPECIAL LITIGATION MATTERS FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

15-21 – RESOLUTION APPROVING A SERVICES CONTRACT TO LANDOLFI & ASSOCIATES GOVERNMENT SOLUTIONS CORPORATION FOR CONSULTANT SERVICES FOR RAHWAY REDEVELOPMENT AGENCY

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

**16-21 – RESOLUTION OF THE BOARD OF COMMISSIONERS OF RAHWAY REDEVELOPMENT AGENCY
APPOINTING MATTHEW PUKAVICH AS DEPUTY EXECUTIVE DIRECTOR OF RAHWAY
REDEVELOPMENT AGENCY**

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

APPROVAL OF MINUTES:

The minutes of the following meetings shall be moved, seconded, and then adopted by roll call vote:
November 18, 2020 and December 22, 2020 Special meetings.

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson		X	X			
Hale			X			
Nash			X			
Timmons	X		X			
Farrar			X			
Sanchez			X			

TREASURER'S REPORT: Frank Ruggiero, Treasurer, will update commissioners on the October and November Treasurer's reports.

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

ENGINEERING REPORT: Jackie Dirmann of Maser Consulting, will present her report to the commissioners.

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson			X			
Hale	X		X			
Nash		X	X			
Timmons			X			
Farrar			X			
Sanchez			X			

EXECUTIVE DIRECTOR'S REPORT: Robert Landolfi will present a verbal report.

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson	X		X			
Hale			X			
Nash			X			
Timmons		X	X			
Farrar			X			
Sanchez			X			

NEW BUSINESS:

No new business.

COMMISSIONER'S COMMENTS:

Commissioner Timmons asked that we submit a copy of the City Council meeting resolution that shows the appointment for consulting work by Landolfi and Associates.

ADJOURNMENT:

There being no further business, the meeting was adjourned at 5:25pm.

Commissioner	Motion	Second	Aye	Nay	Abstain	Absent
Dalmau						X
Gustofson			X			
Hale			X			
Nash	X		X			
Timmons		X	X			
Farrar			X			
Sanchez			X			