

Garfield Redevelopment Agency
111 Outwater Lane
Garfield, NJ 07026

Minutes of Meeting held on
June 30, 2016

The Meeting was called to order by Chairman Andreano at 6:05 PM.

The Vice Chairman announced compliance with the Sunshine Law.

Pledge of Allegiance was recited by all present.

The following commissioners were present:

Chairman Arthur Andreano
Vice Chairman Ernest Rosolen
Commissioner Arthur Rotio
Commissioner Pete Amadio
Commissioner Raymond Simione
Commissioner Joseph Delaney
Commissioner Frank Puzio

Absent:

Others Present: Thomas J. Duch, Esq., Executive Director
Frank Regan, Esq., GRA Attorney
Bernard Mirandi, Boswell Engineering
Beth Calderone, Stenographer
Patricia Esposito, Asst. Secretary
Roy Riggitano, Finance Officer

MINUTES

Executive Director Duch thanked the Commissioners for accommodating him with the special meeting. He was contacted by Meridia Transit. Meridia Transit was unable to complete their financing without the Redevelopment Agency signing off on the agreement. The City of Garfield signed off but it was lacking the signature of the Redevelopment Agency Chairman and the Secretary. Mr. Regan was asked to prepare a First Amendment to the Redevelopment Agreement.

Mr. Dich asked the Engineer to update the Meridia project. Soil activity has commenced. Boswell is monitoring activity at the site. Contractor has implemented dust control measures, also washing street. Moved 40 loads of dirt on day one and 30 loads on day two. Working closely with Police on traffic control and have reached out to BC Soils Conservation District.

Cindy Scher, Project Mgr. on site at Meridia - She confirmed the soil being taken off the site. Covered the one pile in question. Continually working with MSRP and their dump site. Brian Fennelly, Fennelly Environmental, spoke regarding quality of soil. Excavation at southern side of property created three piles of soil. Done various rounds of sampling on the soil. Provided that information to potential disposal facility. Did find heavy stained soil with lead which is segregated in pile 3. Pile has been covered. Waiting for disposition.

Sean McGowan, Esq. Vice President of Development for Capodagli Property Co / Meridia LLC – explained the reason for the First Amendment to the Redevelopment Agreement. The property in questions will remain in the possession of Mucarelle, Meridia will improve the extension of Walnut Street, upon completion Muscarelle will convey the property to the City of Garfield and Meridia will pay the purchase price of the property to Muscarelle. The City Council will pass a resolution stating that they accept the dedication of the property, giving the City free and clear ownership of the extension of Walnut Street. The final result will be as it was envisioned.

RESOLUTIONS

Reso. No. 2016-09 – Resolution Approving and Authorizing the Execution of an Amendment to the Redevelopment Agreement by and Between the Garfield Redevelopment Agency and Meridia Transit Crossing, Garfield, LLC for the Property Known as the Sketchley Site for a Residential Development.

Motion to move resolution by Commissioner Amadio, seconded by Vice Chairman Rosolen and approved on roll call vote, Frank Puzio abstained.

First Amendment of Redevelopment Agreement between Garfield Redevelopment Agency and Meridia Transit Crossing, Garfield, LLC signed by Chairman Arthur Andreano and attested by Thomas J. Duch, Secretary.

VOUCHERS

No Vouchers

OLD BUSINESS

CITIZEN REMARKS

No citizens and taxpayers

Motion to adjourn meeting at 6:45 pm made by Commissioner Simione, seconded by Commissioner Delaney, approved on voice vote.