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1 VICE CHAIRMAN BROWN: Good morning,  
2 everyone.

3 Notice was duly given by regular mail and  
4 facsimile to the Essex County Executive, the  
5 Essex County Clerk, the Clerk of the Board of  
6 Chosen Freeholders, Freeholder President  
7 Timberlake, the News Editor of The Herald News,  
8 the News Editor of The Star-Ledger, and notice  
9 was posted on the bulletin boards in the Office  
10 of the Essex County Improvement Authority,  
11 stating the time, date, and location, and purpose  
12 of this Special Meeting, at which formal action  
13 may be taken on items listed on the agenda.

14 Roll call, please.

15 MS. SAPINSKI: Commissioner Brown?

16 VICE CHAIRMAN BROWN: Yes.

17 MS. SAPINSKI: Commissioner Dunec?

18 COMMISSIONER DUNEC: Here.

19 MS. SAPINSKI: Commissioner Spiesbach?

20 COMMISSIONER SPIESBACH: Here.

21 MS. SAPINSKI: Commissioner Stanziale?

22 COMMISSIONER STANZIALE: Here.

23 MS. SAPINSKI: Chairman Klinghoffer?

24 CHAIRMAN KLINGHOFFER: Here.

25 VICE CHAIRMAN BROWN: Okay. We move on to

1 public -- public comments.

2 Are there any public comments?

3 Seeing none.

4

5 (Whereupon, the Board discussed and took  
6 action on the following item:

7 **ACCEPTANCE OF MINUTES**

8 RESOLUTION NO. 15-16 - Regular Board  
9 Meeting 7-28-15.)

10

11 VICE CHAIRMAN BROWN: We're going to move  
12 on to the Acceptance of the Minutes of the  
13 Regular Board Meeting of 7/28/15.

14 Can I get a motion?

15 COMMISSIONER SPIESBACH: Move to accept.

16 COMMISSIONER STANZIALE: Second.

17 VICE CHAIRMAN BROWN: Roll call, please.

18 MS. SAPINSKI: Commissioner Brown?

19 VICE CHAIRMAN BROWN: Yes.

20 MS. SAPINSKI: Commissioner Dunec?

21 COMMISSIONER DUNEC: Yes.

22 MS. SAPINSKI: Commissioner Spiesbach?

23 COMMISSIONER SPIESBACH: Yes.

24 MS. SAPINSKI: Commissioner Stanziale?

25 COMMISSIONER STANZIALE: Yes.

1 MS. SAPINSKI: Chairman Klinghoffer?

2 CHAIRMAN KLINGHOFFER: Yes.

3 VICE CHAIRMAN BROWN: Okay. Can I get a  
4 motion to go into Executive?

5 MR. PAGANELLI: Let's just do the agenda  
6 and then we'll --

7 VICE CHAIRMAN BROWN: Okay. Agenda move  
8 now? Okay.

9 MR. PAGANELLI: -- come back on those --  
10 just those two items.

11

12 (Whereupon, the Board discussed and took  
13 action on the following items:

14 **ADMINISTRATIVE**

15 1. RESOLUTION NO. 15-134 - RESOLUTION  
16 INTRODUCING THE AUTHORITY'S 2016 ANNUAL OPERATING  
17 BUDGET INCLUDING APPENDED SUPPLEMENTAL SCHEDULES,  
18 AND THE CAPITAL BUDGET/PROGRAM; and

19 2. RESOLUTION NO. 15-135 - RESOLUTION RATIFYING  
20 THE PURCHASE OF A NEW CONFERENCE TABLE AND CHAIRS  
21 FROM W.B. MASON IN THE AMOUNT OF \$4,970.33 (STATE  
22 CONTRACT); and

23 3. RESOLUTION NO. 15-136 - RESOLUTION  
24 AUTHORIZING PAYMENT TO AUDIO-DIGITAL  
25 TRANSCRIPTION SERVICES, LLC FOR TRANSCRIPTION OF

1 REGULAR BOARD MEETING ON 7-28-15; and

2 4. RESOLUTION NO. 15-137 - RESOLUTION RATIFYING  
3 PAYMENT OF RECURRING BILLS (BILL LIST).)

4

5 VICE CHAIRMAN BROWN: All right.

6 So, we're going to move on to the agenda,  
7 starting with Administration.

8 And we're going to leave out number 1 until  
9 we go into --

10 MR. PAGANELLI: No. One we can do.

11 VICE CHAIRMAN BROWN: Oh, we can do 1.

12 MR. PAGANELLI: We can do 1. Just so the  
13 Board knows, we -- you know, Lucy schedules  
14 quarterly budget meetings, so we review our  
15 expenditures.

16 We are under budget in every category this  
17 year. This 2016 budget is really just a -- a  
18 reflection of last year's budget. There are no  
19 major increases.

20 I think the Board's aware that I may be  
21 departing, but historically, Lucy has prepared  
22 for my departure, and has always budgeted for a  
23 -- an Executive Director with a higher salary  
24 than mine.

25 So, even that -- this -- you know, the

1 change that you'll undergo now won't affect the  
2 budget.

3 So, this budget's flat. It represents --  
4 you know, I think a well thought out process.

5 We've tried to do a little bit more this  
6 summer, with anticipation that I may leave, so  
7 your new Director and -- and everybody else can  
8 kind of look at it this fall.

9 It has to get submitted to the State. It  
10 has to come back to us for adoption.

11 But at least you're up and ready to run for  
12 2016.

13 VICE CHAIRMAN BROWN: Okay.

14 All right. Then, we'll do Administration  
15 from 1 to 4.

16 Can I get a motion, please?

17 COMMISSIONER STANZIALE: I'll move it.

18 COMMISSIONER SPIESBACH: Second.

19 VICE CHAIRMAN BROWN: Roll call, Lucy.

20 MS. SAPINSKI: Commissioner Brown?

21 VICE CHAIRMAN BROWN: Yes.

22 MS. SAPINSKI: Commissioner Dunec?

23 COMMISSIONER DUNEC: Yes.

24 MS. SAPINSKI: Commissioner Spiesbach?

25 COMMISSIONER SPIESBACH: Yes.

1 MS. SAPINSKI: Commissioner Stanziale?

2 COMMISSIONER STANZIALE: Yes.

3 MS. SAPINSKI: Chairman Klinghoffer?

4 CHAIRMAN KLINGHOFFER: Yes.

5

6 (Whereupon, the Board discussed and took  
7 action on the following item:

8 **NEWARK RIVERFRONT PROJECT/LITIGATION**

9 5. RESOLUTION NO. 15-138 - RESOLUTION  
10 AUTHORIZING PAYMENT OF \$8,621.46 TO DeCOTIIS,  
11 FITZPATRICK & COLE, LLP FOR LEGAL SERVICES  
12 RENDERED IN THE MONTH OF JULY 2015.)

13

14 VICE CHAIRMAN BROWN: We're going to do  
15 Newark Riverfront Project Litigation, number 5.

16 MR. PAGANELLI: Just a point.

17 I intend, or I hope that there's a meeting  
18 set up for Monday with our General Counsel, as  
19 well as your new Executive Director, with Lucy.  
20 If General Counsel can't be here, we'll still  
21 have the meeting.

22 But just briefly, Newark Riverfront is  
23 litigation for the development of the Riverfront  
24 Park that we've undertaken on behalf of the  
25 County of Essex.

1           There are two issues that are being dealt  
2 with in the courts right now.

3           One is an appeal of the date of taking and  
4 the highest and best use.

5           The other one is at the trial level, with  
6 Judge Furnari, dealing with our environmental  
7 credit.

8           All right. So, I'm just trying to -- you  
9 know, as you're hopeful -- hopefully new  
10 Executive Director is sitting here, I'm just  
11 trying to give a little bit of -- of feedback.  
12 We'll talk more about it on Monday.

13           VICE CHAIRMAN BROWN: So -- so far, it's  
14 moving on though. It's on its way.

15           MR. PAGANELLI: Yes, sir.

16           COMMISSIONER SPIESBACH: Okay. I would  
17 move to approve number 5.

18           COMMISSIONER STANZIALE: Second.

19           VICE CHAIRMAN BROWN: Roll call, please.

20           MS. SAPINSKI: Commissioner Brown?

21           VICE CHAIRMAN BROWN: Yes.

22           MS. SAPINSKI: Commissioner Dunec?

23           COMMISSIONER DUNEC: Yes.

24           MS. SAPINSKI: Commissioner Spiesbach?

25           COMMISSIONER SPIESBACH: Yes.

1 MS. SAPINSKI: Commissioner Stanziale?

2 COMMISSIONER STANZIALE: Yes.

3 MS. SAPINSKI: Chairman Klinghoffer?

4 CHAIRMAN KLINGHOFFER: Yes.

5

6 (Whereupon, the Board discussed and took  
7 action on the following item:

8 **HILLTOP**

9 6. RESOLUTION NO. 15-139 - RESOLUTION  
10 AUTHORIZING A PAYMENT OF \$2,212.90 TO DeCOTIIS,  
11 FITZPATRICK & COLE, LLP FOR LEGAL SERVICES  
12 RENDERED IN THE MONTH OF JULY 2015.)

13

14 VICE CHAIRMAN BROWN: Okay.

15 We're going to move on to Hilltop, number  
16 6.

17 MR. PAGANELLI: All right.

18 So, Hilltop, number 6, I think the Board  
19 will recall that this has been in litigation  
20 since around two thousand --

21 VICE CHAIRMAN BROWN: Thousand.

22 MR. PAGANELLI: -- seven, maybe.

23 It involved the last tract of the  
24 redevelopment plan in Cedar Grove. That has been  
25 settled by this Board. It's been settled by the

1 Township of Cedar Grove, and it's been settled by  
2 K. Hovnanian.

3           Stipulations of dismissal have been filed.  
4 They were filed initially without prejudice,  
5 while we were waiting for an appeal or an  
6 estoppel period to end. That appeal or estoppel  
7 period is now over.

8           So, now the stipulation has -- has morphed  
9 itself into being a stipulation with prejudice as  
10 to all parties.

11           There is -- so the bills that you will see  
12 from this point forward are bills that will deal  
13 with the real estate transaction.

14           There are some parcels that are going to be  
15 transferred from K. Hovnanian to the County.

16           There are some parcels that K. Hovnanian is  
17 releasing. And there are some parcels that the  
18 County will transfer to the Improvement  
19 Authority, out to K. Hovnanian.

20           That's the remainder bit of work that has  
21 to be done. It's our hope that we do those  
22 closings in September. And then, there's some  
23 demo, and things like that, but I'll get into  
24 that with the new Executive Director on Monday.  
25 That's really all County business, not

1 Improvement Authority business.

2 VICE CHAIRMAN BROWN: So, the parcels that  
3 will be transferred to the Improvement Authority.

4 MR. PAGANELLI: Right. So there's -- so  
5 there's -- remember, this has a -- this is kind  
6 of three headed.

7 So, K. Hovnanian has a -- had a lawsuit  
8 that claimed the rights to, let's say, 90 acres  
9 of land.

10 VICE CHAIRMAN BROWN: Right. I remember  
11 you had it here.

12 MR. PAGANELLI: Right.

13 Out of that 90 acre, they're really only  
14 getting 70. So one -- one aspect of this is  
15 their release of that 20.

16 Right?

17 VICE CHAIRMAN BROWN: Comes back to us.

18 MR. PAGANELLI: There was property that was  
19 transferred through -- from the County, through  
20 the Improvement Authority, to K. Hovnanian, a  
21 number of years ago. That's what -- that's what  
22 historically, we called parcel 1. That parcel is  
23 being transferred to the County directly. So,  
24 we're get -- the County is getting that property  
25 back for a dollar. No money.

1           And then, there is another part of parcel  
2 5, a portion of parcel 5 that will be going to K.  
3 Hovnanian. There's no direct way to do it from  
4 the County right to K. Hovnanian, because we have  
5 the contract. That was what the whole lawsuit  
6 was about.

7           So, the County will straw man through us,  
8 for -- at a closing. It will come to us and  
9 we'll deed right back out to K. Hovnanian, and  
10 that ends it.

11           Okay. There are cleanup obligations.  
12 There are environmental obligations. There are  
13 demo obligations. That is all by and between the  
14 County of Essex and K. Hovnanian. The ECIA is  
15 out.

16           VICE CHAIRMAN BROWN: As of the end of  
17 this.

18           MR. PAGANELLI: As of the end of this.

19           Now, there is some project dollars left.  
20 And so, the County is looking to do a development  
21 of a park there. So, I do anticipate that with  
22 some project funds on hand, they may look to the  
23 Improvement Authority, not to use your own cash,  
24 but to use those project funds to help them  
25 develop that park, in terms of design.

1 But that should be it for us with Hilltop.

2 VICE CHAIRMAN BROWN: That park was in the  
3 original design that you showed us.

4 Right?

5 MR. PAGANELLI: Yeah. It is -- you know,  
6 the County Executive is trying to get some  
7 matching funds from the State. But it's going to  
8 be a passive, trails, swing sets.

9 VICE CHAIRMAN BROWN: Right.

10 MR. PAGANELLI: Nothing major. I have  
11 heard recently of talk of a -- kind of a senior  
12 community center building. Nothing Taj Mahally,  
13 but --

14 So, their plans may develop. But again,  
15 it's not through the Improvement Authority. It's  
16 just County and the Township direct.

17 VICE CHAIRMAN BROWN: All right.

18 MR. PAGANELLI: Okay?

19 VICE CHAIRMAN BROWN: Thanks, Jim.

20 MR. PAGANELLI: Sure.

21 VICE CHAIRMAN BROWN: Can I get a motion,  
22 please, on Hilltop?

23 COMMISSIONER SPIESBACH: Move to accept  
24 number 6.

25 COMMISSIONER STANZIALE: Second.

1 VICE CHAIRMAN BROWN: Roll call, please,  
2 Lucy.

3 MS. SAPINSKI: Commissioner Brown?

4 VICE CHAIRMAN BROWN: Yes.

5 MS. SAPINSKI: Commissioner Dunec?

6 COMMISSIONER DUNEC: Yes.

7 MS. SAPINSKI: Commissioner Spiesbach?

8 COMMISSIONER SPIESBACH: Yes.

9 MS. SAPINSKI: Commissioner Stanziale?

10 COMMISSIONER STANZIALE: Yes.

11 MS. SAPINSKI: Chairman Klinghoffer?

12 CHAIRMAN KLINGHOFFER: Yes.

13

14 (Whereupon, the Board discussed and took  
15 action on the following items:

16 **AIRPORT**

17 7. RESOLUTION NO. 15-140 - RESOLUTION  
18 AUTHORIZING PAYMENT TO H2M ASSOCIATES INC., IN  
19 THE AMOUNT OF \$5,336.50 FOR ENVIRONMENTAL  
20 CONSULTING SERVICES IN CONNECTION WITH THE SITE  
21 REMEDIATION AT AIRPORT-HANGAR 1 AREA; and

22 8. RESOLUTION NO. 15-141 - RESOLUTION  
23 AUTHORIZING PAYMENT TO H2M ASSOCIATES, INC., IN  
24 THE AMOUNT OF \$4,387.50 FOR ENVIRONMENTAL  
25 CONSULTING SERVICES IN CONNECTION WITH THE SITE

1 REMEDIATION AT AIRPORT-HANGAR 3 AREA; and

2

3 **TAXIWAY N & TAXILANE H LIGHTING PROJECT**

4 Project Funded:

5 FAA GRANT #39-15

6 AIRPORT BOND

7 9. RESOLUTION NO. 15-142 - RESOLUTION

8 AUTHORIZING ACCEPTANCE OF A FEDERAL AVIATION

9 ADMINISTRATION GRANT IN THE AMOUNT OF \$853,860.00

10 FOR THE TAXIWAY N & TAXILANE H LIGHTING PROJECT;

11 and

12

13 **RUNWAY 10-28 CRACK REPAIR & REJUVENATION PROJECT**

14 Project Funded:

15 FAA GRANT #38-15

16 AIRPORT BOND

17 10. RESOLUTION NO. 15-143 - RESOLUTION

18 AUTHORIZING ACCEPTANCE OF A FEDERAL AVIATION

19 ADMINISTRATION GRANT IN THE AMOUNT OF \$117,000.00

20 FOR THE RUNWAY 10-28 CRACK REPAIR & REJUVENATION

21 PROJECT; and

22 11. RESOLUTION NO. 15-144 - RESOLUTION

23 AUTHORIZING AN AGREEMENT WITH C&S ENGINEERS,

24 INC., IN THE AMOUNT OF \$115,000.00 FOR DESIGN

25 ENGINEERING SERVICES IN CONNECTION WITH RUNWAY

1 10-28 CRACK REPAIR & REJUVENATION PROJECT.)

2

3 VICE CHAIRMAN BROWN: Okay.

4 We're going to move on to Airport, and 7  
5 through 11. Different headings, but all under  
6 Airport.

7 Can I get a motion, please?

8 COMMISSIONER STANZIALE: I'll move it.

9 COMMISSIONER SPIESBACH: Second.

10 VICE CHAIRMAN BROWN: Roll call, Lucy,  
11 please.

12 MS. SAPINSKI: Commissioner Brown?

13 VICE CHAIRMAN BROWN: Yes.

14 MS. SAPINSKI: Commissioner Dunec?

15 COMMISSIONER DUNEC: Yes.

16 MS. SAPINSKI: Commissioner Spiesbach?

17 COMMISSIONER SPIESBACH: Yes.

18 MS. SAPINSKI: Commissioner Stanziale?

19 COMMISSIONER STANZIALE: Yes.

20 MS. SAPINSKI: Chairman Klinghoffer?

21 MR. PAGANELLI: Can I just make --

22 CHAIRMAN KLINGHOFFER: Yes.

23 MR. PAGANELLI: -- one point, Mr. Chairman,  
24 before we move forward?

25 The -- just please note 9 and 10, we -- we

1 had talked about, at previous meetings, number 9,  
2 particularly. That taxilane project will happen  
3 this fall.

4 Our Resolutions and our award of that  
5 contract to the vendor was done contingent upon  
6 receiving the grant. This is that grant.

7 Right?

8 So now we can move forward with that  
9 contract and get them working -- you know,  
10 hopefully before it gets too wet outside, because  
11 that's all underground work.

12 VICE CHAIRMAN BROWN: How long is the  
13 project going to take about?

14 MS. SAPINSKI: Thirty-five days.

15 MR. H. PEREZ: Thirty-five working days.

16 MR. PAGANELLI: Okay.

17 VICE CHAIRMAN BROWN: Thirty-five working  
18 days.

19 MR. PAGANELLI: The -- number 10 is also a  
20 grant. It is a grant regarding the crack repair  
21 and rejuvenation of 10-28.

22 And then, 11 is the award to C and S to do  
23 the design work for us.

24 Okay?

25 So, through -- you know, I know I'm a

1 broken record at this point in time. It's been -  
2 - you know, said too many times, but through  
3 Tommy and Joe and Herb and Lucy, we get these  
4 grants. Gets projects done. Keeps the airport  
5 running -- running well.

6 So you know, they've -- they've hounded  
7 this because they know I wanted to try to get  
8 them before I was out of here. So, I appreciate  
9 their efforts.

10 But here they are, so we'll be --

11 VICE CHAIRMAN BROWN: So, you're saying  
12 that 9 through 11 will be complete in 35 days?

13 MR. PAGANELLI: Well, no. Nine will --

14 VICE CHAIRMAN BROWN: Just 9?

15 MR. PAGANELLI: Nine.

16 VICE CHAIRMAN BROWN: Nine.

17 MS. SAPINSKI: Just 9.

18 MR. PAGANELLI: Just 9.

19 VICE CHAIRMAN BROWN: Can I get a motion,  
20 please?

21 MS. SAPINSKI: You did it.

22 VICE CHAIRMAN BROWN: We did? The outgoing  
23 Director --

24 MS. DILLON: Yes.

25 VICE CHAIRMAN BROWN: -- interrupted.

1  
2 (Whereupon, the Board discussed and took  
3 action on the following item:

4 **CORRECTIONAL FACILITY/CELANESE LITIGATION**

5 \* ALL EXPENSES PAID FROM ECIA OPERATIONS  
6 ACCOUNT

7 NOTICE: AS PER COURT ORDER OF JANUARY 23, 2014,  
8 PAYMENT TO SPECIAL MASTER ROSEN IN THE AMOUNT OF  
9 \$997.78

10

11 **12.** RESOLUTION NO. 15-145 - RESOLUTION  
12 AUTHORIZING PAYMENT IN THE AMOUNT OF \$34,414.60  
13 TO BUCHANAN, INGERSOLL & ROONEY, PC FOR LEGAL  
14 SERVICES RENDERED THROUGH 7-31-15.)

15

16 VICE CHAIRMAN BROWN: Okay. We'll do  
17 Corrections, number 12.

18 Can I get a motion, please?

19 COMMISSIONER STANZIALE: I'll move it.

20 COMMISSIONER SPIESBACH: Second.

21 VICE CHAIRMAN BROWN: Roll call, Lucy,  
22 please.

23 MS. SAPINSKI: Commissioner Brown?

24 VICE CHAIRMAN BROWN: Yes.

25 MS. SAPINSKI: Commissioner Dunec?

1 COMMISSIONER DUNEC: Yes.

2 MS. SAPINSKI: Commissioner Spiesbach?

3 COMMISSIONER SPIESBACH: Yes.

4 MS. SAPINSKI: Commissioner Stanziale?

5 COMMISSIONER STANZIALE: Yes.

6 MS. SAPINSKI: Chairman Klinghoffer?

7 CHAIRMAN KLINGHOFFER: Yes.

8 MR. PAGANELLI: So, recently, I've been  
9 sending around some updates from Mr. O'Toole.

10 VICE CHAIRMAN BROWN: Yes.

11 MR. PAGANELLI: The new Executive Director  
12 will have a privilege with Mr. O'Toole after, I  
13 guess, maybe starting Monday.

14 So, Lucy and I have already talked about  
15 getting him those updated memos so he can see --  
16 you know, the plan.

17 Commissioner Spiesbach and I talked about  
18 it earlier today.

19 You know, the direction he wants to take is  
20 something that should be reviewed by everybody.  
21 And then, you guys can all select a direction.

22 You know, he has a clear path where he  
23 thinks he wants to go. He just needs to get  
24 everybody onboard.

25 So, whether we have him up in September or

1 have him on a conference call in September, or  
2 whether we conference with him separately -- you  
3 know, I think he's been great and he has -- you  
4 know, he has a vision for where he thinks he can  
5 get us.

6 It's just going to cost us some money to  
7 get there, and we all have to -- you all have to  
8 make sure that that's the direction you want to  
9 take.

10 Okay?

11 VICE CHAIRMAN BROWN: Just a question.

12 MR. PAGANELLI: Yes.

13 VICE CHAIRMAN BROWN: So you are completely  
14 hands -- hands off going forward with this  
15 particular issue. Your hand's out of it.

16 MR. PAGANELLI: As of Monday, you're going  
17 to have a new Executive Director.

18 VICE CHAIRMAN BROWN: I understand that.  
19 Okay.

20 MR. PAGANELLI: All right. He doesn't want  
21 to hear from me. He's got his own thing going.

22 Okay?

23 VICE CHAIRMAN BROWN: Okay. Okay. A  
24 motion -- we moved it.

25 MS. DILLON: Um hum.

1 VICE CHAIRMAN BROWN: Right?

2 MR. PAGANELLI: Yup.

3 VICE CHAIRMAN BROWN: Okay.

4

5 (Whereupon, the Board discussed and took  
6 action on the following items:

7 **SPORTSPLEX COMPLEX**

8 **13.** RESOLUTION NO. 15-146 - RESOLUTION  
9 AUTHORIZING AND AGREEMENT WITH GIBBONS P.C. IN  
10 THE AMOUNT OF \$50,000.00 FOR LEGAL SERVICES  
11 REGARDING SPORTSPLEX BONDS; and

12 **14.** RESOLUTION NO. 15-147 - RESOLUTION  
13 AUTHORIZING PAYMENT IN THE AMOUNT OF \$426.50 TO  
14 PROTECTIVE MEASURES FOR FIRE ALARM SYSTEM REPAIRS  
15 AT STADIUM; and

16 **15.** RESOLUTION NO. 15-148 - RESOLUTION  
17 AUTHORIZING PAYMENT TO FYRE TECHNOLOGY, INC., IN  
18 THE AMOUNT OF \$1,315.50 FOR REPAIRS AT STADIUM;  
19 and

20 **16.** RESOLUTION NO. 15-149 - RESOLUTION  
21 AUTHORIZING PAYMENT IN THE AMOUNT OF \$12,300.00  
22 TO POSITIVE ELECTRIC FOR LIGHTING REPAIRS AT THE  
23 SPORTSPLEX PARKING GARAGE; and

24 **17.** RESOLUTION NO. 15-150 - RESOLUTION  
25 AUTHORIZING PAYMENT IN THE AMOUNT OF \$2,021.60 TO

1 GRAINGER FOR LIGHT BULBS AT THE SPORTSPLEX  
2 GARAGE.)

3

4 VICE CHAIRMAN BROWN: Sportsplex, 13  
5 through 17.

6 We're going to exclude 18 and go into  
7 Executive Session.

8 MR. PAGANELLI: All right.

9 So, just if I can, before -- before the  
10 Board votes.

11 Fourteen through 17 are really just -- you  
12 know, maintenance, bills and things like that.  
13 There's no real comment I have on that.

14 Thirteen is a continuing review by the  
15 Improvement Authority, and others, performing an  
16 analysis of the outstanding debt on the stadium.

17 The County and the City have asked us to  
18 try to quarterback -- maybe not quarterback, but  
19 maybe running back -- a transaction that may --  
20 may end with the sale of the stadium.

21 The stadium bonding history is not so easy  
22 because it has been refunded and refunded, and  
23 you have to -- you have to follow the sportsplex  
24 dollar through those refundings. It's not --  
25 it's not just like one bond deal was done, and

1 | then it's over.

2 |           So you know, even for our purposes, we did  
3 | a 97. And then, we did a 99. And then, we -- if  
4 | this Board remembers, at least when I first came  
5 | on, we bought left field because we never owned  
6 | left field.

7 |           So, you have to -- you have to trace all  
8 | the transactions. You have to trace all the  
9 | refundings because the property, the real  
10 | property at that stadium is part of the trust  
11 | that the trustee is holding.

12 |           So, you can't just sell the property, and  
13 | you'll ruin the trust if you just sell the  
14 | property off. You'll have something called  
15 | stranded debt, and it's a problem with the IRS  
16 | and others.

17 |           So, NJIT has an interest in the stadium.  
18 | They have their own bond counsel reviewing all  
19 | the documents.

20 |           And we have hired John Draikiwicz from the  
21 | Gibbons law firm, to do the same thing on our  
22 | behalf, so that if there's ever a real estate  
23 | transaction, we know that we haven't jeopardized  
24 | tax status. We know that we are -- you know,  
25 | fully compliant with whatever the trustee

1 requires. And if there's debt that has to be  
2 retired, he can handle the transaction for us.

3 So, that's why we have asked you to approve  
4 number 13.

5 COMMISSIONER SPIESBACH: Mr. Vice Chairman,  
6 if I may?

7 Can we just consider 13 separately? And  
8 then, go on to the others, because I'm going to  
9 need to abstain on number 13.

10 VICE CHAIRMAN BROWN: Okay. That's great.  
11 That's great.

12 So what we're going to do, we're going to  
13 take 14 through 17. And then, we're going to  
14 take 13 separately.

15 Can I get a motion, please?

16 COMMISSIONER SPIESBACH: I'll move 14  
17 through 17.

18 COMMISSIONER STANZIALE: Second.

19 VICE CHAIRMAN BROWN: Roll call, Lucy.

20 MS. SAPINSKI: Commissioner Brown?

21 VICE CHAIRMAN BROWN: Yes.

22 MS. SAPINSKI: Commissioner Dunec?

23 COMMISSIONER DUNEC: Yes.

24 MS. SAPINSKI: Commissioner Spiesbach?

25 COMMISSIONER SPIESBACH: Yes.

1 MS. SAPINSKI: Commissioner Stanziale?

2 COMMISSIONER STANZIALE: Yes.

3 MS. SAPINSKI: Chairman Klinghoffer?

4 CHAIRMAN KLINGHOFFER: Yes.

5 VICE CHAIRMAN BROWN: Okay. Now, we're  
6 going to take number 13.

7 Can I have a motion, please?

8 COMMISSIONER STANZIALE: I'll move it.

9 MS. SAPINSKI: You need second.

10 MR. PAGANELLI: I can't do it.

11 VICE CHAIRMAN BROWN: Chairman, can we get  
12 a second?

13 CHAIRMAN KLINGHOFFER: You can get a second  
14 from me. Yes.

15 VICE CHAIRMAN BROWN: Okay. Roll call,  
16 Lucy.

17 MS. SAPINSKI: Commissioner Brown?

18 VICE CHAIRMAN BROWN: Yes.

19 MS. SAPINSKI: Commissioner Dunec?

20 COMMISSIONER DUNEC: Yes.

21 MS. SAPINSKI: Commissioner Spiesbach?

22 COMMISSIONER SPIESBACH: Abstain.

23 MS. SAPINSKI: Commissioner Stanziale?

24 COMMISSIONER STANZIALE: Yes.

25 MS. SAPINSKI: Chairman Klinghoffer?

1 Chairman Klinghoffer?

2 CHAIRMAN KLINGHOFFER: Yes.

3

4 (Whereupon, the Board discussed the  
5 following items:

6 **ADDITIONAL INFORMATION**

7 **A.** REPORT OF PGLP ADMINISTRATOR - JULY

8 **B.** CELANESE - SPECIAL MASTER INVOICE AND  
9 PAYMENTS FOR LPRSA 2<sup>ND</sup> & 3<sup>RD</sup> QT. ASSESSMENTS  
10 INVOICES.)

11

12 VICE CHAIRMAN BROWN: Okay.

13 MR. PAGANELLI: On the Regular Board  
14 Agenda, I know, Mr. Vice Chairman, we're going to  
15 go to the Added Starters.

16 I just draw your attention to the Celanese  
17 Special Master invoice. That's listed as  
18 Additional Information B.

19 And please note, the payment that we've  
20 listed on the Correctional Facility/Celanese  
21 litigation to Special Master Rosen, in the amount  
22 of 997.78, the reason why we don't -- you know,  
23 again, the reason why we don't ask the Board to  
24 vote on those, is because that's by court order.  
25 But to enhance our transparency here and make

1 | sure the County and everybody else knows that  
2 | this transaction -- you know, has not gone well  
3 | for us, we list these items so that people see  
4 | that we're spending the money.

5 |         It's not a vote, but I also don't want it  
6 | just to be -- historically, we have not wanted  
7 | this to be something that we do in secret, so we  
8 | keep it on the agenda, so that anybody who wants  
9 | to see our agenda, sees what we're doing.

10 |         Okay?

11 |         VICE CHAIRMAN BROWN: Okay.

12 |         We're going to move on to Late Starters.

13 |         MR. PAGANELLI: Right.

14 |         VICE CHAIRMAN BROWN: We're going to leave  
15 | -- we're going to Administration. We're going to  
16 | leave that until we have Executive Session.

17 |         MR. PAGANELLI: Right.

18 |

19 |         (Whereupon the Board discussed and took  
20 | action on the following item:

21 |         **LATE STARTER**

22 |         **AIRPORT**

23 |         2. RESOLUTION NO. 15-153 - RESOLUTION  
24 | AUTHORIZING AN AGREEMENT WITH RACHLES/MICHELE'S  
25 | OIL CO. TO DELIVER VEHICLE FUEL TO THE ESSEX

1 COUNTY AIRPORT.)

2

3 VICE CHAIRMAN BROWN: We're going to move  
4 on to Airport, number 2.

5 May I have a motion, please?

6 COMMISSIONER STANZIALE: I'll move it.

7 COMMISSIONER SPIESBACH: Second.

8 VICE CHAIRMAN BROWN: Roll call, Lucy.

9 MS. SAPINSKI: Commissioner Brown?

10 VICE CHAIRMAN BROWN: Yes.

11 MS. SAPINSKI: Commissioner Dunec?

12 COMMISSIONER DUNEC: Yes.

13 MS. SAPINSKI: Commissioner Spiesbach?

14 COMMISSIONER SPIESBACH: Yes.

15 MS. SAPINSKI: Commissioner Stanziale?

16 COMMISSIONER STANZIALE: Yes.

17 MS. SAPINSKI: Chairman Klinghoffer?

18 CHAIRMAN KLINGHOFFER: Yes.

19

20 (Whereupon, the Board discussed and took  
21 action on the following item:

22 **LATE STARTER**

23 **RESOURCE RECOVERY FACILITY PROJECT**

24 3. RESOLUTION NO. 15-154 - RESOLUTION

25 RETURNING REMAINING ESCROW MONEY TO COVANTA

1 HOLDING CORPORATION.)

2

3 VICE CHAIRMAN BROWN: We're going to  
4 Recovery Facility Project, number 3.

5 Can I have a motion, please?

6 COMMISSIONER SPIESBACH: Move.

7 VICE CHAIRMAN BROWN: Second, please?

8 COMMISSIONER STANZIALE: Second.

9 VICE CHAIRMAN BROWN: Thank you.

10 Roll call, Lucy.

11 MS. SAPINSKI: Commissioner Brown?

12 VICE CHAIRMAN BROWN: Yes.

13 MS. SAPINSKI: Commissioner Dunec?

14 COMMISSIONER DUNEC: Yes.

15 MS. SAPINSKI: Commissioner Spiesbach?

16 COMMISSIONER SPIESBACH: Yes.

17 MS. SAPINSKI: Commissioner Stanziale?

18 COMMISSIONER STANZIALE: Yes.

19 MS. SAPINSKI: Chairman Klinghoffer?

20 CHAIRMAN KLINGHOFFER: Yes.

21 MR. PAGANELLI: So, if I can, just briefly,

22 on this one?

23 This transaction closed --

24 Yesterday?

25 MS. SAPINSKI: Yesterday.

1           MR. PAGANELLI: Yesterday. This was our  
2 financing of the baghouse technology on the  
3 incinerator, down in the East Ward of Newark.

4           We are making well over \$300,000.00 this  
5 year.

6           MS. SAPINSKI: Three twenty-five.

7           MR. PAGANELLI: Three twenty-five. On an  
8 annual basis, going forward, we'll be making  
9 \$90,000.00 a year to do this financing.

10           Lucy really worked very hard with the law  
11 firm and -- and those other professionals that  
12 were in the transaction, to make sure it got done  
13 the right way.

14           We appreciate Carla coming out and helping  
15 us execute documents.

16           If the Board remembers, when this  
17 transaction was initially presented to us, there  
18 was somewhat -- there was a little bit of  
19 uncertainty as to whether or not it would get  
20 done.

21           There was a lot of little legwork that had  
22 to get done before we kind of got into the  
23 finance of it. And Covanta posted an escrow  
24 account with us in the amount of --

25           MS. SAPINSKI: Fifty.

1 MR. PAGANELLI: -- \$50,000,00. And we  
2 utilized that to pay experts that we needed to  
3 appoint where we were teed up to do the -- to do  
4 the real financing transaction part of it.

5 There -- there are dollars remaining, so  
6 the Resolution number 3, on the Late Starter  
7 agenda was us returning those escrow funds back  
8 to Covanta.

9 We've confirmed with anybody else we paid  
10 out of there. We don't owe anything outstanding  
11 to anybody, so all the bills are paid.

12 And then, everybody was paid out of the  
13 regular transaction, the way they were.

14 So, we're very happy that this happened.  
15 The County is very happy that it happened, so --

16 Okay?

17 VICE CHAIRMAN BROWN: Okay. We moved it  
18 already.

19

20 (Whereupon, the Board discussed and took  
21 action on the following item:

22 **LATE STARTER**

23 **NEWARK PROPERTY ACQUISITION PROJECT**

24 **4. RESOLUTION NO. 15-155 - RESOLUTION**

25 **AUTHORIZING PAYMENT IN THE AMOUNT OF \$11,352.00**

1 FOR LEGAL SERVICES RENDERED BY CHIESA, SHAHINIAN  
2 & GIANTOMASI, PC.)

3

4 VICE CHAIRMAN BROWN: Okay.

5 We move on to Newark Property Acquisition  
6 Project, number 4.

7 COMMISSIONER SPIESBACH: Move to accept.

8 COMMISSIONER STANZIALE: Second.

9 VICE CHAIRMAN BROWN: Roll call, Lucy.

10 MS. SAPINSKI: Commissioner Brown?

11 VICE CHAIRMAN BROWN: Yes.

12 MS. SAPINSKI: Commissioner Dunec?

13 COMMISSIONER DUNEC: Yes.

14 MS. SAPINSKI: Commissioner Spiesbach?

15 COMMISSIONER SPIESBACH: Yes.

16 MS. SAPINSKI: Commissioner Stanziale?

17 COMMISSIONER STANZIALE: Yes.

18 MS. SAPINSKI: Chairman Klinghoffer?

19 CHAIRMAN KLINGHOFFER: Yes.

20 MR. PAGANELLI: If I can -- you know, and I

21 apologize. I keep chiming in, but this project,

22 now, is on hold.

23 This was the County's request that the  
24 Improvement Authority, with the County's promise  
25 to reimburse us, to acquire certain properties

1 that surround the former New United Hospital for  
2 parking, and for some other purposes that the  
3 school might need.

4 It has -- I'll give the Board the -- this  
5 -- you know, this information two ways.

6 There -- there is a concern amongst the  
7 community that the Improvement Authority would  
8 look to condemn properties. That is 100 percent  
9 wrong.

10 The County Executive's initiative was that  
11 if any of the property owners were willing  
12 participants in an arm's length transaction, he  
13 would look to acquire the properties.

14 He is not looking to condemn. The  
15 Freeholders are not looking to condemn anybody.  
16 It's just merely a matter of, hey, if -- you  
17 know, maybe if you don't want to live by a school  
18 or something else, we're looking to kind of  
19 expand the perimeter of -- of the school for  
20 different uses.

21 So, I want to make sure it's on our record,  
22 as well, that the Improvement Authority is not  
23 looking to condemn properties out from around  
24 that school.

25 But there has been a -- you know, there's

1 | been a bit of a push back in terms of the  
2 | politicians that then get involved with those  
3 | type of rumors.

4 |         So, this project is now on hold. There are  
5 | a number of properties that surround that site  
6 | that are owned by the City of Newark.

7 |         The County Executive is working directly  
8 | with the Mayor of Newark to see if the County  
9 | directly can buy those parcels.

10 |         He feels as though if that happens, then  
11 | maybe -- you know, maybe the community starts to  
12 | relax a little bit, that we're not looking to  
13 | condemn. So, maybe that will go forward.

14 |         This bill, I -- you know, I used to be a  
15 | lawyer; not a very good one, but this bill -- you  
16 | know, I was very unhappy with. I tell the Board  
17 | that.

18 |         If you -- if you see the bill, it was  
19 | really a matter of getting some title work  
20 | together and reviewing the title work.

21 |         We have a bill from seven different lawyers  
22 | looking at this file.

23 |         So, I told the County Executive about it  
24 | because A, I'm not happy. But B, the County is  
25 | going to end up paying back the money. So, the

1 County should understand how it's getting billed.

2 I think the County Executive wasn't happy  
3 with my news. I think the County Executive has  
4 talked to that law firm.

5 But you shouldn't really see anything else  
6 from this law firm until the County -- you know,  
7 reaches some type of an accord with the City of  
8 Newark, which should be a dollar transaction. It  
9 shouldn't be a major bill. And then we'll go  
10 from there.

11 Okay?

12

13 (Whereupon, the Board discussed and took  
14 action on the following item:

15 **LATE STARTER**

16 **FINANCE**

17 5. RESOLUTION NO. 15-156 - RESOLUTION  
18 AUTHORIZING PAYMENT OF CHARGES AND EXPENSES OF  
19 THE AUTHORITY'S \$150,000,000 POOLED GOVERNMENT  
20 LOAN PROGRAM, SERIES 1986

21 **PAYMENTS DUE OTHERS FOR PGLP SERVICES**

22 GALLEGOS (SIC) KOH, LLP

23 \$2,000.00

24 FINANCIAL CONSULTANT

25 AUGUST 2015

1 CONNELL FOLEY, LLP \$10,320.80  
2 LEGAL FEES.)  
3  
4 VICE CHAIRMAN BROWN: We're going to move  
5 over to Finance, number 5.  
6 Can I get a motion?  
7 COMMISSIONER STANZIALE: I'll -- I'll move  
8 it.  
9 COMMISSIONER SPIESBACH: Second.  
10 VICE CHAIRMAN BROWN: Roll call, Lucy,  
11 please.  
12 MS. SAPINSKI: Commissioner Brown?  
13 VICE CHAIRMAN BROWN: Yes.  
14 MS. SAPINSKI: Commissioner Dunec?  
15 COMMISSIONER DUNEC: Yes.  
16 MS. SAPINSKI: Commissioner Spiesbach?  
17 COMMISSIONER SPIESBACH: Yes.  
18 MS. SAPINSKI: Commissioner Stanziale?  
19 COMMISSIONER STANZIALE: Yes.  
20 MS. SAPINSKI: Chairman Klinghoffer?  
21 CHAIRMAN KLINGHOFFER: Yes.  
22 MR. PAGANELLI: So, Mr. Vice Chair, if I  
23 could, I would ask the Board to approve a motion  
24 to go to Executive Session to talk about some  
25 personnel matters.

1 VICE CHAIRMAN BROWN: Okay.

2 Can I get a motion to go in Executive  
3 Session, please, to talk about personnel --

4 COMMISSIONER SPIESBACH: Move.

5 VICE CHAIRMAN BROWN: -- matters?

6 COMMISSIONER STANZIALE: Second.

7 VICE CHAIRMAN BROWN: Thank you.

8 MS. SAPINSKI: Commissioner Brown?

9 VICE CHAIRMAN BROWN: Yes.

10 MS. SAPINSKI: Commissioner Dunec?

11 COMMISSIONER DUNEC: Yes.

12 MS. SAPINSKI: Commissioner Spiesbach?

13 COMMISSIONER SPIESBACH: Yes.

14 MS. SAPINSKI: Commissioner Stanziale?

15 COMMISSIONER STANZIALE: Yes.

16 MS. SAPINSKI: Chairman Klinghoffer?

17 CHAIRMAN KLINGHOFFER: Yes.

18 (Whereupon, there was a pause in the  
19 proceedings.)

20

21 (Whereupon, the Board moved to Executive  
22 Session at 9:33 a.m., Resolution No. 15-157.)

23

24 (Whereupon, the Board returned to Open  
25 Session at 9:45 a.m.)

1  
2 (Whereupon, there was a pause in the  
3 proceedings.)

4 MS. SAPINSKI: So now, we're doing Late  
5 Starter first?

6 MR. PAGANELLI: We're going to do -- we can  
7 do -- you could probably move them together, if  
8 the Vice Chair would let us.

9 MS. SAPINSKI: Okay.

10 MR. PAGANELLI: We'll just do on the  
11 regular agenda 18, and the other one -- you know  
12 --

13 MS. SAPINSKI: Late starter, number 1.  
14 Okay.

15 VICE CHAIRMAN BROWN: Public in?

16 MR. PAGANELLI: Public is migrating their  
17 way back in, although there is no public.

18 Deb, just tell us when we're --

19 MS. DILLON: You can go.

20 MR. PAGANELLI: We're back on? Okay.

21 MS. DILLON: You are.

22

23 (Whereupon, the Board discussed and took  
24 action on the following items:

25 **REGULAR AGENDA**

1 ADMINISTRATIVE

2 18. RESOLUTION NO. 15-151 - RESOLUTION  
3 AUTHORIZING THE APPOINTMENT OF STEVEN C. ROTHER  
4 AS THE EXECUTIVE DIRECTOR; and

5  
6 LATE STARTER

7 ADMINISTRATIVE

8 1. RESOLUTION NO. 15-152 - RESOLUTION  
9 AUTHORIZING SALARY AND SALARY ADJUSTMENTS.)

10

11 VICE CHAIRMAN BROWN: We want to move an  
12 Administration Late Starter, and in conjunction  
13 with number 18, from the previous one.

14 MR. PAGANELLI: Right. So --

15 VICE CHAIRMAN BROWN: So that's --

16 COMMISSIONER SPIESBACH: Yeah. I would --

17 VICE CHAIRMAN BROWN: -- number --

18 COMMISSIONER SPIESBACH: I would move  
19 number 18 on the Regular agenda, and number 1 on  
20 the Late Starter agenda together.

21 COMMISSIONER STANZIALE: And I'll second  
22 that.

23 VICE CHAIRMAN BROWN: May I have a roll  
24 call, Lucy, please?

25 MS. SAPINSKI: Commissioner Brown?

1 VICE CHAIRMAN BROWN: Yes.

2 MS. SAPINSKI: Commissioner Dunec?

3 Commissioner Dunec?

4 COMMISSIONER DUNEC: Yes.

5 MS. SAPINSKI: Commissioner Spiesbach?

6 COMMISSIONER SPIESBACH: Yes.

7 MS. SAPINSKI: Commissioner Stanziale?

8 COMMISSIONER STANZIALE: Yes.

9 MS. SAPINSKI: Chairman Klinghoffer?

10 CHAIRMAN KLINGHOFFER: Yes.

11 MR. PAGANELLI: Mr. Rother,

12 congratulations.

13 MR. ROTHER: Thank you. Thank you.

14 COMMISSIONER SPIESBACH: Congratulations,

15 Steve.

16 MR. ROTHER: Thank you all.

17 COMMISSIONER STANZIALE: Congratulations.

18 MR. PAGANELLI: That's all. That's the

19 only business items we have left for today.

20 Chairman, did you want to say something?

21 CHAIRMAN KLINGHOFFER: Yes, I do.

22 Jim, I want to publicly thank you for what

23 I think is 12 years -- I think it's been --

24 MS. SAPINSKI: Yes.

25 CHAIRMAN KLINGHOFFER: -- excellent

1 service. I believe it's 12 years now of  
2 outstanding service, to the Improvement Authority  
3 and to the County.

4 Jim, you are going to be sorely missed and  
5 I think we all know you are going to make a  
6 wonderful, wonderful judge.

7 Thank you so much for all you've done for  
8 us.

9 MR. PAGANELLI: Thank you.

10 MR. ROTHER: Yup.

11 COMMISSIONER SPIESBACH: I agree.

12 MR. ROTHER: Yup. And I'd -- I'd like to

13 --

14 COMMISSIONER SPIESBACH: Absolutely.

15 MS. DILLON: Come forward.

16 MR. ROTHER: -- to second that, as the  
17 former --

18 MS. DILLON: Come forward, Mr. --

19 MR. ROTHER: -- former Chair here.

20 You're -- we're taking bets how quickly  
21 you're going to be in General Equity or the App  
22 Div right now. So that's coming -- that's coming  
23 very quickly because your talents, as we've  
24 recognized your talents here, I -- I am sure the  
25 -- the people who make those decisions within the

1 | Judiciary are going to recognize your talents, as  
2 | well.

3 |           And you're -- you're on for bigger and  
4 | better things in the Judiciary than in the Family  
5 | Section -- you know, that -- that's for certain.

6 |           MR. PAGANELLI: Thank you.

7 |           COMMISSIONER SPIESBACH: And Jim, let me  
8 | just agree with everything that the Chairman had  
9 | just said.

10 |           And you will be sorely missed. And it's  
11 | been a great pleasure working with you all these  
12 | years. And much success in your new career.

13 |           MR. PAGANELLI: Thank you.

14 |           VICE CHAIRMAN BROWN: Jim, hate to see you  
15 | go. Glad you brought in someone who we feel  
16 | confident in, who we have gotten along with over  
17 | a period of time.

18 |           And I'm quite sure he will guide us on in  
19 | the next direction that we need to go on.

20 |           But a quick story.

21 |           My -- got dressed yesterday. Was it  
22 | Thursday we had the meeting? So, my grandkids  
23 | came by.

24 |           And I don't know if you know. There's no  
25 | love greater than a grandkid. I mean, you -- you

1 | love your children, but a grandkid's love, you  
2 | just cannot describe the love that you have for a  
3 | grandkid.

4 |           I told my kids, I didn't love them anymore.  
5 | So, he says to me --

6 |           MR. PAGANELLI: We'll strike that.

7 |           VICE CHAIRMAN BROWN: -- so my grandkid  
8 | says to me, where you going? I said, I'm going  
9 | to a meeting and I'm going to say good-bye to a  
10 | friend.

11 |           He says, well who is he? I say, he's --  
12 | he's a good guy.

13 |           And on my way to the meeting the other  
14 | night, I thought about it. I said, what one word  
15 | would symbolize the kind of person that Jim is,  
16 | and who he is, and what he stands for?

17 |           And I thought about it. And the word that  
18 | symbolizes who you are is mechanic.

19 |           Now, if you understand what a mechanic is,  
20 | mechanic is someone who fixes something.

21 |           When the stove is broken, you got to get --  
22 | you can get 50 people to fix it. Your mother --  
23 | your wife says, call a mechanic.

24 |           If the Essex County Improvement Authority  
25 | is going down the toilet, Joe D. says, hey, let

1 me call a mechanic.

2 County Counsel's getting ready to get  
3 bounced, and things are not going well, you call  
4 the mechanic.

5 So, that one word, to me, Jim, justifies  
6 and articulates who you are as a person.

7 And like Steve said, as you -- you are  
8 going to move up because there's a lot of  
9 problems at all levels of the Judiciary.

10 So, as a mechanic, I will always consider  
11 you a mechanic that I admire and respect.

12 MR. PAGANELLI: Thank you.

13 VICE CHAIRMAN BROWN: Because you fix  
14 things.

15 COMMISSIONER SPIESBACH: Well said. Well  
16 said.

17 VICE CHAIRMAN BROWN: So --

18 MR. PAGANELLI: Go ahead.

19 Sorry.

20 VICE CHAIRMAN BROWN: No. I was going to  
21 -- if you are done --

22 MR. PAGANELLI: Yeah. We're done. I -- if  
23 I can just -- just --

24 VICE CHAIRMAN BROWN: Oh, yeah.

25 MR. PAGANELLI: -- very quickly.

1           I said my peace the other day. I'm not  
2 going back through that -- yeah, that blood  
3 letting.

4           But I do just want to say thank you to  
5 everybody.

6           You brought me on in 2003. Kind of no one  
7 probably even knew me. Maybe Gerry and Steve  
8 kind of knew me. But you know, I had -- I had to  
9 kind of work with Steve Rother and Peter and  
10 Ellie and others to -- to kind of build some  
11 trust and confidence.

12           This place is tremendous. So you know, I  
13 said it in Executive. You know, I'll say it to  
14 the day I die.

15           We took over this place. It was a  
16 shambles. It was fractured. And it now is the  
17 -- you know, I would have to say it's the best  
18 governmental agency.

19           I would probably say it's broader, but it's  
20 definitely in the State of New Jersey.

21           There -- there is no staff that's better.  
22 There's no staff that's more loyal. There's no  
23 operations that are better.

24           Tommy and Herb and Carlos outside. Mike  
25 down at Parking.

1           This place is tremendous. It can do  
2 wonderful things. But really, at its core, it's  
3 got wonderful people.

4           And if someone -- if I called someone  
5 tomorrow, even though I don't work for you  
6 anymore, and say, hey, can I get something?  
7 They'll be there for me.

8           And that's what we've bred here. We have a  
9 family here.

10           So you know, I'm moving on. But Steve  
11 Rother, we could not have asked for a better  
12 replacement, who will take this -- you know, if I  
13 have us at 50 percent right now, Steve Rother's  
14 going to take you -- you know, the extra 50  
15 percent.

16           MR. ROTHER: I --

17           MR. PAGANELLI: He's got great ideas. He's  
18 got -- you know, he's got unique ideas. He's got  
19 tremendous skill sets, law and management. He's  
20 got a tremendous temperament.

21           With this Board of loyal, dedicated, unpaid  
22 people, and I was one of them once. I know what  
23 it -- I know what it's like.

24           You have a tremendous team here. I mean,  
25 don't -- you know, you get -- we all work in many

1 different facets of life. We've all been in many  
2 different organizations. Many different places.  
3 You don't have what you have here.

4 So, don't take it for granted. Always have  
5 each other's back. And this place is going to --  
6 is going to do more great things.

7 So, with that, we need a motion to adjourn.

8 VICE CHAIRMAN BROWN: Can we get a motion  
9 to adjourn?

10 COMMISSIONER SPIESBACH: Motion to adjourn.

11 VICE CHAIRMAN BROWN: Thank you.

12 COMMISSIONER STANZIALE: Second.

13 MR. ROTHER: Got big shoes to fill. I'm  
14 going to do the best I can.

15 VICE CHAIRMAN BROWN: Lucy, can I get a --

16 MR. PAGANELLI: You're going to be great.

17 VICE CHAIRMAN BROWN: -- roll call, please,  
18 Lucy?

19 MS. SAPINSKI: Commissioner Brown?

20 VICE CHAIRMAN BROWN: Yes.

21 MS. SAPINSKI: Commissioner Dunec?

22 COMMISSIONER DUNEC: Yes.

23 MS. SAPINSKI: Commissioner Spiesbach?

24 COMMISSIONER SPIESBACH: Yes.

25 MS. SAPINSKI: Commissioner Stanziale?

1 COMMISSIONER STANZIALE: Yes.

2 MS. SAPINSKI: Chairman Klinghoffer?

3 CHAIRMAN KLINGHOFFER: Yes.

4 MS. SAPINSKI: Thank you.

5 COMMISSIONER SPIESBACH: Your last meeting.

6 MR. PAGANELLI: Thank you. Yup.

7 Enjoy the rest of the summer.

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9 (Whereupon, the proceedings were concluded

10 at 9:53 a.m., Resolution No. 15-18.)

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1 STATE OF NEW JERSEY :

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3 COUNTY OF ESSEX :

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6 I, DEBRA A. KASZNIAK, assigned transcriber,  
7 do hereby affirm that the foregoing is a true and  
8 accurate transcript of the SPECIAL BOARD MEETING  
9 of the ESSEX COUNTY IMPROVEMENT AUTHORITY heard  
10 on Friday, August 21, 2015 and digitally  
11 recorded.

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25 Monitored and proofread by: Deborah Dillon