

ESSEX COUNTY IMPROVEMENT AUTHORITY
ESSEX COUNTY, NEW JERSEY

REGULAR BOARD MEETING) TRANSCRIPT OF
) PROCEEDINGS
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27 Wright Way
Fairfield, New Jersey

Tuesday, May 28, 2024
Commencing at 4:08 p.m.

M E M B E R S P R E S E N T:

COMMISSIONER STEVEN H. KLINGHOFFER, CHAIRMAN
COMMISSIONER RONALD J. BROWN, VICE CHAIRMAN
COMMISSIONER JACQUELINE YUSTEIN, SECRETARY
COMMISSIONER CLIFFORD ROSS

M E M B E R S A B S E N T:

COMMISSIONER GERARD M. SPIESBACH
COMMISSIONER ANTHONY S. NARDONE

LYNANN DRAGONE
CERTIFIED COURT REPORTER
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TOTOWA, NEW JERSEY 07512
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A L S O P R E S E N T :

NIA H. GILL, ESQ. General Counsel
LUCY SAPINSKI, Director of Operations
BETSY WILLIAMSON, Administrative Assistant
STEVEN C. ROTHER, Executive Director
JOSEPH CALI, Airport Manager

1 CHAIRMAN KLINGHOFFER: Notice was duly
2 given by regular mail and electronic mail to the
3 Essex County Executive, the Essex County Clerk,
4 and the Clerk of the Board of County
5 Commissioners, County Commissioners President
6 Pomares, the News Editor of the Herald News, the
7 News Editor of the Star Ledger and notice was
8 posted on the bulletin board in the office of the
9 Essex County Improvement Authority stating the
10 time, date and location of this Regular Board
11 Meeting.

12 Roll call, please.

13
14 (Roll call was taken, all Commissioners
15 present respond in the affirmative)
16

17 **PUBLIC COMMENTS**

18
19
20 CHAIRMAN KLINGHOFFER: Do we have any
21 members of the public who are present for comment?

22 MS. SAPINSKI: There is nobody in the
23 office and nobody on the phone.
24

25 **ACCEPTANCE OF MINUTES**

1 CHAIRMAN KLINGHOFFER: Okay. Thank you.

2 We'll move onto Acceptance of Minutes.

3 Is there a motion to except the minutes of
4 the Regular Board Meeting of April 30th?

5 COMMISSIONER YUSTEIN: I'll move it.

6 COMMISSIONER BROWN: Second.

7

8 (Roll call was taken, all Commissioners
9 present respond in the affirmative)

10

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

13

14 **RESOLUTIONS**

15 **ADMINISTRATIVE**

16

17 #24-088

18 1. Resolution ratifying payment to Lynann Dragone,
19 Certified Court Reporter for stenographic transcript of
20 ECIA Regular Board Meeting on 4-30-24

21

22 #24-089

23 2. Resolution ratifying payment of recurring bills
24 (Bill List)

25

1 #24-090

2 3. Resolution authorizing payment in the amount of
3 \$21,000.00 to Buchanan, Ingersoll & Rooney, PC for legal
4 services rendered in April

5
6 #24-091

7 4. Resolution authorizing payment to Chiesa, Shahinian,
8 Giantomasi in the amount of \$439.80 for legal services
9 rendered in connection with environmental matters in
10 April

11
12 CHAIRMAN KLINGHOFFER: Administrative
13 Resolutions 1 through 4, would someone like to
14 move them?

15 COMMISSIONER ROSS: Move it.

16 COMMISSIONER BROWN: Second.

17
18 (Roll call was taken, all Commissioners
19 present respond in the affirmative)

20
21 Whereupon, the Board discussed and took
22 action on the following items:

23
24 **PARKING FACILITIES**

25

1 #24-092

2 5. Resolution authorizing payment to Arocho Services,
3 LLC in the amount of \$1,900.00 for landscaping and
4 cleaning services at the Juror Parking Facility in April

5
6 #24-093

7 6. Resolution authorization to Noor Star Properties,
8 LLC in amount of \$1,950.00 for cleaning and maintenance
9 services at the County Garage in April

10
11 #24-094

12 7. Resolution authorizing payment to Schindler Elevator
13 Corp. In the amount of \$12,778.86 for elevator repairs at
14 the Juror Parking Garage (repairs not covered by
15 maintenance agreement)

16
17 CHAIRMAN KLINGHOFFER: Next up are Parking
18 Facilities Resolutions 5 through 7.

19 Would someone like to move that?

20 COMMISSIONER ROSS: Move it.

21 COMMISSIONER YUSTEIN: I'll second it.

22 MS. SAPINSKI: Thank you.

23
24 (Roll call was taken, all Commissioners
25 present respond in the affirmative)

1 Whereupon, the Board discussed and took
2 action on the following items:

3
4 **AIRPORT**

5
6 #24-095

7 8. Resolution authorizing payment to Chiesa, Shahinian,
8 Giantomasi in the amount of \$245.0 for legal services
9 rendered in connection with Airport

10
11 #24-096

12 9. Resolution authorizing payment in the amount of
13 \$12,000.00 to Groome Door & Mechanical System for
14 T-Hangars door inspection and repairs at the Airport

15
16 #24-097

17 10. Resolution authorizing payment in the amount of
18 \$21,330.00 to Thomas J. O'Beirne & Co for HVAC repairs at
19 Hangar/Building I and M at the Airport

20
21 #24-098

22 11. Resolution authorizing payment in the amount of
23 \$18,420.50 to New Jersey Door Works for maintenance
24 garage door repairs at the Airport

25

1 #24-099

2 12. Resolution authorizing payment to Paving Materials
3 in the amount of \$31,000.00 for Taxiway pavement crack
4 repairs

5
6 #24-100

7 13. Resolution authorizing payment in the amount of
8 \$11,500.00 to Tree King for flush cut tree stumps on
9 Vibra Screw property

10
11 #24-101

12 14. Resolution authorizing payment in the amount of
13 \$42,500.00 to Wayne Wholesale Fertilizer Co. For
14 hydroseeding property after tree removal

15
16 #24-102

17 15. Resolution authorizing payment to Security101 in the
18 amount of \$3,288.68 for Airport security system
19 maintenance repairs

20
21 REHABILITATION OF APRON C AND TAXILANE'S H & 11 PROJECT

22 Project Funded: FAA, NJDOT AND ECIA/AIRPORT 2019 BOND

23
24 #24-103

25 16. Resolution authorizing payment to C & S Engineers

1 Inc. In the amount of \$29,799.44 for CA/CO services
2 rendered in connection with the Apron C and Taxilane's H
3 & 11 Rehabilitation Project

4
5 CHAIRMAN KLINGHOFFER: We have Airport
6 Resolutions 8 through 16.

7 Would someone like to move them?

8 COMMISSIONER BROWN: Move it.

9 COMMISSIONER ROSS: I'll second it.

10
11 (Roll call was taken, all Commissioners
12 present respond in the affirmative)

13
14 Whereupon, the Board discussed and took
15 action on the following items:

16
17 **FINANCE**

18
19 #24-104

20 17. Resolution authorizing payment of charges and
21 expenses of the Authority's \$150,000,000.00 Pooled
22 Government Loan Program, Series 1986

23
24 Payments Due for PGLP Services

25 Galleros-Robinson, CPAs, LLP \$2,000.00

1 Program Administrator
2 May
3
4 ECIA-Admin Fees \$5,000.00
5 May
6
7 BNY Mellon \$4,400.00
8 Trustee Fees
9 4/1/24 - 6/30/24
10
11 Wells Fargo Bank \$6,719.22
12 Letter of Credit
13 4/1/24 - 6/30/24
14

15 CHAIRMAN KLINGHOFFER: Would someone would
16 like to move on the Finance Resolution, number 17?

17 COMMISSIONER ROSS: I'll move it.

18 COMMISSIONER BROWN: Second.

19 MS. SAPINSKI: Thank you.
20

21 (Roll call was taken, all Commissioners
22 present respond in the affirmative)
23

24 **EXECUTIVE SESSION**
25

1 CHAIRMAN KLINGHOFFER: Mr. Rother, I
2 understand there's no need for Executive Session
3 today. Is that correct?

4 MR. ROTHER: Correct.

5

6 **ADJOURNMENT**

7

8 CHAIRMAN KLINGHOFFER: Knowing that, would
9 someone like to move to adjourn the meeting?

10 COMMISSIONER BROWN: Move it.

11 COMMISSIONER YUSTEIN: Second.

12

13 (Roll call was taken, all Commissioners
14 present respond in the affirmative)

15

16 CHAIRMAN KLINGHOFFER: Thank you,
17 everybody. We next meet on June 25th.

18

19 (Proceedings concluded)

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C E R T I F I C A T E

I, LYNANN DRAGONE, License No. XI01388, a Certified Court Reporter and Notary Public of the State of New Jersey, certify that the foregoing is a true and accurate transcript of the hearing at the time and the date hereinbefore set forth.

I further certify that I am neither attorney nor Counsel for, nor employed by any of the parties to the action in which this hearing was taken.

I further certify that I am not an employee of anyone employed in this case, nor am I financially interested in this action.

Lynann Dragone
LYNANN DRAGONE, CCR
Certified Court Reporter