

FORT MONMOUTH ECONOMIC REVITALIZATION PLANNING AUTHORITY

Minutes filed by Kathryn Verrochi as Assistant Secretary on Behalf of the Authority Members of actions taken at the Open Session of the Twenty Second meeting of The Fort Monmouth Economic Revitalization Planning Authority, held at the Maple Place School, 2 Maple Place, Oceanport, New Jersey 07757 at 7:00 p.m. on Wednesday, January 16, 2008.

Present:

Chairperson and Public Member Dr. Robert Lucky
Vice Chairperson and Public Member Virginia Bauer
Monmouth County Freeholder Director Lillian Burry
Eatontown Mayor Gerald Tarantolo
Oceanport Mayor Michael Mahon
Tinton Falls Mayor Peter Maclearie
Public Member Rosemarie Estephan
Garrison Commander COL Stephen Christian represented by George Fitzmaier

Absent: Public Member Laurie Cannon and Public Member Joseph Colfer had previously advised the Authority.

The meeting was called to order by Chair Lucky who led the meeting in the Pledge of Allegiance. The Open Session was convened at 7:05 p.m. in accordance with the Open Public Meetings Act.

Authority Members Comments:

Chair Lucky invited comments from the Authority Members. Mayor Tarantolo congratulated Freeholder Director Burry on her newly appointed position.

Elected Officials Comments:

Chair Lucky asked for remarks from U.S. Senator Frank Lautenberg or U.S. Senator Robert Menendez, U.S. Representative Frank Pallone or U.S. Representative Rush Holt or other Members of the Congressional Delegation or their staff members. Ryan Carbain of Senator Menendez's office noted the Senator's announcement of \$88 million in Federal funding for the Liberty Corridor project. Mr. Carbain read a letter from U.S. Senator Menendez. (Exhibit A)

Chair Lucky presented the Agenda for approval. Mayor Tarantolo moved for the approval of the agenda, Vice Chair Bauer seconded the motion and the agenda was unanimously approved.

Approval of Minutes:

The Minutes of the December 19, 2007 Open Session (no Executive Session was held) were tabled until the next FMERPA meeting due to December attendee quorum requirements.

Public Comments on Agenda Items:

1. Tom Mahedy, Wall, discussed agenda order, reiterated strong opposition to ADC forum travel, criticized the homeless census discussion at the Social Services Advisory Committee meetings and supported reuse of the existing Pine Brook housing. He noted the RAB meeting and expressed concern with the land fill sites at Fort Monmouth.
2. John Bonforte, Oceanport, questioned the availability of information of agenda items prior to the meeting. It was noted that agenda items are available in the agenda packet; however, this meeting had no agenda items.

Chair's Report:

Chair Lucky noted that FMERPA is looking forward to the September deadline of the plan to HUD and DoD. He mentioned that the public presentation of the concept being developed by EDAW and FMERPA will be held after the February FMERPA meeting. He deferred to Executive Director Cosentino to give an update on FMERPA activities.

Executive Director's Report:

ED Cosentino provided an update of activities since the last meeting:

Calendar of Events:December 2007

20 - Status meeting at the Statehouse with Governor's staff, Commerce, DOL, NJDMAVA

January 2008

- 2 - Staff meeting with Mayor Tarantolo regarding the Shared Services Grant and draft RFP
- 8 - Status update meeting with Chairman Lucky
 - RAB meeting
- 9 - Conference call with BRAC Counsel, OAG representative and Matrix to discuss timelines
- 10 - Conference call with Counsel on NOI process moving forward
 - Environmental Advisory Committee meeting
- 11 - Meeting with Garrison BRAC Office
- 14 - Meeting with EDAW and EDA to discuss business attraction and strategies for economic revitalization plan
 - Created summary document of EDAW deliverables which have been distributed to Board Members this evening
 - Chaired Infrastructure Advisory Committee meeting
- 15 - Social Services Advisory Committee visit to Easter Seals
 - Presentation at Change Management Business Seminar "Thinking About Retooling" at Brookdale Community College. This was the subject of an article in today's Asbury Park Press Business Section.
- 16 - Project status meeting with EDAW
 - Update meeting with John DeBack, US Army
 - Update meeting with John Leigh, OEA

Upcoming meetings:

- Rutgers Bloustein School with EDAW
- Affordable Housing Alliance, Family Promise, and VetGroup site visits
- Conference call with DCA
- Emergency Services Advisory Committee and Social Services Advisory Committee meetings

Advisory Committee Chairs Reports:

Chair Lucky invited comments from the Authority Members in addition to their Chair updates.

They were as follows:

- Mayor Maclearie, Infrastructure, he missed the meeting on January 14 due to illness and so deferred to ED Cosentino for the update. ED Cosentino noted the discussion of draft documents for various elements of infrastructure as it currently exists. The existing conditions have been categorized and the members were given base data to evaluate and comment on.
- Public Member Estephan, Social Services, the next meeting is scheduled for February 5 at 3:00 p.m. at the FMERPA offices. Upcoming visits and re-visits are scheduled for NOI submitters.
- Vice Chair and Public Member Bauer, Commercial Industry, will read EDAW deliverables and will schedule the next meeting in the upcoming weeks. She offered special thanks to John Ciufu for his efforts as liaison with the State. Chair Lucky thanked all the State Advisors involved for their time and participation.

- Mayor Tarantolo, Emergency Services, thanked the FMERPA staff, John Ciufio and Diane Canterbury, for their efforts on integrating the members' input and creating the ESAC RFP for Shared Emergency Services. This document will be discussed at the next meeting scheduled for January 24 at 3:00 p.m. at the Eatontown Municipal Building.

- Deputy Director Harrison, gave the following report regarding the Historical Advisory Committee: Lucille Champ and Frank Baricelli of the Historical Advisory Committee, Anne Weber of FMG, our Historical Preservation Consultant and DD Harrison met with the Garrison, Corps of Engineers, and representatives of the NJSHPD, to discuss the Section 106 Programmatic Agreement process for historical, cultural and archaeological conditions at Fort Monmouth. Section 106 requirements are part of the overall NEPA process dictated by BRAC law. Section 106 refers to Section 106 of the National Historic Preservation Act. The actual agreement will not be signed or effective until after our plan is submitted to HUD. It will be the framework for how the Army deals with historic structures, cultural or archaeologically significant sites in the transfer of property. Some items of discussion included:

- Determination of who the appropriate consulting parties to the agreement should be i.e.: host towns, historical societies, etc. Subsequently, DD Harrison has had discussions with the Executive Director of the Monmouth County Historical Commission who was going to raise the issue at his next board meeting to see if they were interested in getting involved or to see if the Monmouth County Historical Society would be interested. DD Harrison also offered to make a presentation at this meeting which was deemed unnecessary at this time. He is awaiting a response.
- Who would be the signatories
 - NJSHPD
 - FMERPA as we have the zoning rights
 - The Host Communities
 - Army/Garrison
- Discussed status of NJSHPD comments on preliminary data and surveys regarding 136 identified historic structures and eight potential archaeological resource sites.
 - The eight archaeological sites are now under review by the NJSHPD who has indicated that they might require or ask for further investigation of a couple of these sites.
 - It is unlikely that any of these sites would have significant impact on the redevelopment plan.
- Discussed potential for mitigation for any facilities not incorporated in the plan. (could be as simple as documenting the history of the building and a creating a photographic record for public display.)
- A question was raised as to whether the Garrison Headquarters would be included in our Programmatic Agreement? The answer is FEMA will be obligated under Section 106 as a Federal Agency. Should they eventually be involved in any transfer of property the same process would be followed with their own Programmatic Agreement.

Next Steps

The next Section 106 meeting will be scheduled sometime in March or after an initial concept or plan would be available for discussion.

The next Historical Preservation Advisory Committee meeting will be scheduled after we receive additional information from NJSHPD and or after FMERPA releases the initial concept to the public.

NOI Update:

Deputy Director Rick Harrison gave the following update:

FMERPA Staff continues to actively consider the requests in discussions with our board members, the advisory committees, our Attorneys and our planning team.

Homeless Assistance - The Social Services Advisory Committee will continue to study the data available from the county identifying the needs of the homeless in Monmouth County and is categorizing the NOIs based on the needs that they would address by housing type and population served. FMERPA Staff is also starting to assemble the framework to meet the requirements and criteria for the HUD Application. As the initial concept evolves FMERPA Staff will be contacting providers to discuss the need for any additional

information needed to evaluate their capability to fulfill the obligations of a homeless conveyance, as well as to discuss alternative solutions to what was requested, based on the current thinking as portrayed in the initial concept or draft plan. Once there is a recommended "Final Plan", negotiations will take place leading to the creation of Legally Binding Agreements for the conveyances that will move forward.

PBC NOIs – PBC NOIs will continue to be considered as the proposed uses are identified in evolving concepts and draft plans. When proposed uses contained in the NOIs are incorporated into a draft recommended plan, evaluations of the requestor's capability to fulfill the obligations of conveyance and the various conveyance options available will take place.

Public Comments Not on Agenda:

1. Tom Mahedy, Wall, for the reuse plan suggested businesses that heal, saving the hospital, housing for Veterans and for the Homeless. He asked for cable TV coverage of FMERPA meetings and earlier notifications of Advisory Committee meetings.
2. John Bonforte, Oceanport, discussed Horseneck Point and several train station possibilities.
3. Phil Welch, discussed the homeless census and homeless count methodology.

Chair Lucky noted that the Authority's next meeting is scheduled for February 20, 2008 at the Eatontown Municipal Building, Eatontown.

Since there were no further comments or business, a motion to adjourn was made by Freeholder Director Burry, seconded by Mayor Tarantolo and unanimously adopted at 8:10 p.m.

ROBERT MENENDEZ
NEW JERSEY

COMMITTEES:
BANKING, HOUSING, AND URBAN
AFFAIRS
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January 16, 2008

Fort Monmouth Economic Revitalization Planning Authority
2-12 Corbett Way
Eatontown, NJ 07724

Dear Friends:

I write today to express my continued commitment to fighting the flawed process which led to the Base Realignment and Closure (BRAC) Commission decision to close Fort Monmouth.

Recent press accounts detail a deliberate attempt to prevent thorough examination of the Army's cost projections for the closure of Fort Monmouth. Specifically, a high-ranking Army official requested a member of the Army Audit Agency (AAA), which is responsible for providing objective and independent auditing, to ignore the request of Fort Monmouth personnel to validate revised data. The Army's Deputy Chief of Staff for Installation Management stated that such an audit could "become part of the community argument against the Army!" The report implies that at least one Army official knowingly certified false data.

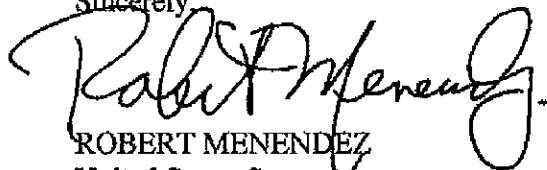
Furthermore, we have all recently learned of the Army's decision to reduce the security clearance procedure from 15 months to one month. Considering the high-tech, confidential work routinely performed at Fort Monmouth, it should come as no surprise that I joined my colleagues in the New Jersey Congressional Delegation in lambasting this problematic proposal.

Amid this recent disturbing news, I believe it is important to reiterate my opposition to what seems to be a predetermined decision by the Department of Defense (DOD). With a combined 27,000 jobs and a \$ 3.2 billion share of the state's economy on the line, I will continue to stand up with Senator Lautenberg and Representatives Holt, Pallone, Smith and Saxton to ensure that New Jersey's interests are not trumped by the misguided interests of certain DOD officials. In fact, earlier this week I joined Congressman Pallone in a request to the Department of Justice to investigate whether DOD and Army officials purposefully skewed or withheld data presented to BRAC commission. As always, I am grateful for my House colleagues' leadership on this issue and will continue to offer my full support in the United States Senate.

Lastly, I would like to take this opportunity to welcome Mayor Michael Mahon to FMERPA. I am hopeful that we can work together, along with the rest of the authority and all the concerned citizens in attendance, to keep Monmouth County among the finest places to live. Good luck in your new position.

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Sincerely,

A handwritten signature in black ink, appearing to read "Robert Menendez". The signature is fluid and cursive, with a large, stylized initial "R".

ROBERT MENENDEZ
United States Senator