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Governor

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State of New Jersey
URBAN ENTERPRISE ZONE AUTHORITY
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JACQUELYN A. SUÁREZ
Commissioner

NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY

Board Meeting

Wednesday, October 09, 2024

2:00 P.M.

Microsoft Teams or call in (audio only)

1 (856) 338-7074

Phone Conference ID: 827 285 911#

MINUTES

- 1. Notice of Public Meeting:** Read by Chairwoman Alea Couch: In accordance with the Open Public Meeting Act, notice of this meeting has been sent to the *Bergen Record* and the *Trenton Times* at least 48 hours prior to this meeting and a meeting notice has been posted on the Secretary of State's bulletin board at the Department of State.

The following recusal process will be followed at all UEZ Board meetings:

To the extent feasible, meeting materials involving a matter from which a Board member must recuse himself or herself will not be distributed to the Board member. At the subject Board meeting, the Board member must place his or her recusal and the reason therefore on the record prior to any discussion of the matter and shall not participate in any discussion or comment leading up to the vote nor shall the member participate in the vote. The recusal shall be noted in the minutes of the Board meeting. In the event the matter in question shall be discussed at any non-public portion or executory session of the meeting, the Board member shall leave the meeting room and not return until the meeting has returned to public session.

The Roll Call was presented by calling out each department. Each representative was requested to identify themselves by announcing their first and last name. Representatives attending announced their presence.

2. Roll Call

Alea Couch, Department of Community Affairs Chair Designee

Aaron Binder, The Department of the Treasury Designee

Julie Diaz, The Department of Labor & Workforce Development Designee

Darryl Godfrey, New Jersey Redevelopment Authority

Carmen Mendiola, Public-at-Large

William Johnson, Public-at-Large

3. Approval of September 09, 2024, UEZ Authority meeting minutes:

Motions:

Approve: Julie Diaz

Second: Aaron Binder

Ayes: 6

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0)

NEW BUSINESS

4. UEZA Directors' Reports

1. The entire board has now received training for the review of the Preliminary Zone Development Plan.
2. The Executive Director, Deputy Executive Director, Finance Manager, along with the DCA Commissioner and Chief of Staff, participated in the UEZ Mayors meeting in Lakewood last month.
3. UEZA staff is working with DCA Communications on a logo update, and we hope to have that finalized soon.
4. The Annual Allocation letters have been distributed to all of the UEZ mayors; covering the current fiscal year (June 30th, 2024, to July 1st, 2025).
5. We're excited to bring on 4 interns in the coming weeks. We also anticipate onboarding a new attorney by the end of the month.
6. Operationally, the staff has been working very hard to clear all pending items in SAGE. They've cleared over 100 Board-approved projects in the last four months, and we are now completely ready for the Five Year Plans.

UEZ Coordinators/Representatives Roll Call

Bayonne: *Jacqueline Farber*

Irvington: *John Sowell*

Elizabeth: *Bill O'Dea*

Jersey City: *Florence Baron*

Kearny: *Linda D'Isa*

Paterson: *Dipto Roy*

Newark: *Emily Manz*

Trenton: *Eric Maywar*

Request to approve Bayonne two Project Proposals:

- 5. Bayonne UEZ Bergen Fall Festival in the amount of \$41,000**
- 6. Bayonne UEZ Tree Lighting in the amount of 54,518**

Motions:

Approve: Aaron Binder

Second: Julie Diaz

Ayes: 6

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0).

Bayonne's UEZ Coordinator, Jacqueline Farber, was present during the meeting to address questions or concerns raised by the Board.

- 7. Request to approve Elizabeth UEZ FY25 Holiday Décor for Morris Avenue in the amount of \$37,172**

Motions:

Approve: Darryl Godfrey

Second: Alea Couch

Ayes: 6

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0).

Elizabeth's UEZ Representative, Bill O'Dea, was present during the meeting to address questions or concerns raised by the Board.

- 8. Request of approve Jersey City UEZ Administrative Budget FY25 7-1-24 to 6-30-25 in the amount of \$693,034**

Motions:

Approve: Aaron Binder

Second: Julie Diaz

Ayes: 5

Nays: 0

Recusals: Carmen Mendiola

Abstentions: 0

Motion carried with a vote (5/0/1/0).

Jersey City's UEZ Coordinator, Florence Baron, was present during the meeting to address questions or concerns raised by the Board.

9. Request to approve Kearny UEZ Marketing & Zone Promotion Program Phase X in the amount of \$250,000

Motions

Approve: Daryl Godfrey

Second: Julie Diaz

Ayes: 6

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0).

Kearny's UEZ Coordinator, Linda D'Isa, was present during the meeting to address questions or concerns raised by the Board.

Request to approve Newark three Project Proposals:

10. Newark UEZ Ferry Street Streetscape Improvement in the amount of \$476,783

11. Newark UEZ Clean and Green Project in the amount of \$135,000

12. Newark UEZ Public Safety and Retail Patrol Program in the amount of \$179,054

Motions:

Approve: Carmen Mendiola

Second: Daryl Godfrey

Ayes: 6

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0).

Newark UEZ Representative, Emily Manz, was present during the meeting to address questions or concerns raised by the Board.

13. Request to approve Paterson UEZ Administrative Budget FY25: 7-1-24 to 6-30-25 in the amount of \$415,546

Motions

Approve: Carmen Mendiola

Second: Aaron Binder

Ayes: 6

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0).

Paterson's UEZ Coordinator, Dipto Roy, was present during the meeting to address questions or concerns raised by the Board.

14. Request to approve Trenton UEZ Event Fund in the amount of \$300,000

Motions

Approve: Aaron Binder

Second: Julie Diaz

Ayes: 6

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0).

Trenton's UEZ Representative, Eric Maywar, was present during the meeting to address questions or concerns raised by the Board.

Request to approve Irvington two Project Proposals:

15. Approval to Authorize Irvington to proceed with the Development of a Request for Proposal (RFP) for a 5-Year Plan.

16. Approval to Authorize Irvington UEZ's Request for Proposal (RFP) for the undertaking of a 5-Year Plan - not to exceed \$125,000.

Motions:

Approve: Daryl Godfrey

Second: Carmen Mendiola

Ayes: 6

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0).

Irvington's UEZ Representative, John Sowell, was present during the meeting to address questions or concerns raised by the Board.

17. Other

None

18. Open to the public

No comments were made by public.

19. Adjournment: 02:26 p.m.

Motions:

Adjourn: Carmen Mendiola

Second: Alea Couch

Ayes:

Nays: 0

Recusals: 0

Abstentions: 0

Motion carried with a vote (6/0/0/0).

Rasha Hassan

I, Rasha Hassan, have taken minutes at the October 09, 2024
Urban Enterprise Zone Authority Meeting