

**Cumberland Empowerment Zone Corporation  
Board of Directors Meeting  
Monday, June 5, 2017 12:30 PM  
Cumberland County Improvement Authority, 2 North High Street  
Millville, NJ 08332**

**Present:** Cindy Angelo, Don Ayres, Freeholder Darlene Barber, Ed Bethea, Rita Danna, Mayor Anthony Fanucci, Carol Hickman, Mayor Albert Kelly, Jeannine MacDonald, Freeholder James Quinn, Kevin Rabago, Dante Rieti, Arnold Robinson, Shelly Schneider, and Mayor Ron Sutton

**Absent:** Susan Martine, Wade Sjogren, and Mayor Michael Santiago

**Newspapers:** None

### **WELCOME AND INTRODUCTIONS**

Ms Barber called the meeting to order at 12:30 PM.

### **MEETING NOTIFICATION PROCESS**

Meeting notice was given in accordance with the Open Public Meetings Act.

### **CONFLICT OF INTEREST STATEMENT**

In accordance with the new IRS requirements, members were asked to make known any conflict of interest for agenda items. Mr. Bethea noted a conflict with 9a River Grove. Mr. Rieti noted a conflict with 8b RFP One Stop Center Coordinator Ratification.

### **ROLL CALL**

Ms MacDonald took roll. Ms Martine had a personal conflict. Mr. Sjogren is out of town.

### **APPROVAL OF MINUTES –May 1, 2017**

Ms Schneider made the motion to dispense with the reading of the May 1, 2017 Open Session minutes and approve as written. Mr. Ayres seconded. Roll call was taken and all voted to approve the motion with the exception of Mr. Quinn who abstained.

Ms Schneider made the motion to dispense with the reading of the May 1, 2017 Closed Executive Session minutes and approve as written. Ms Hickman seconded. Roll call was taken and all voted to approve the motion with the exception of Mr. Quinn and Mr. Bethea who abstained.

*EXECUTIVE SESSION*

A motion to go into closed executive session to discuss contractual negotiations was made by Mr. Bethea and seconded by Mr. Rabago. Roll call was taken and all voted to approve the motion.

*RETURN TO OPEN SESSION*

A motion to adjourn closed executive session was made by Mr. Bethea and seconded by Ms Schneider. Roll call was taken and all voted to approve the motion.

A motion to return to open session was made by Mr. Ayres and seconded by Ms Schneider. Roll call was taken and all voted to approve the motion.

**APPLICATIONS***GIORDANO'S RECYCLING – VINELAND, NJ*

This application was received from Capital Bank for a loan from GVSM LLC to expand their business and purchase equipment. Ms MacDonald voluntarily recused herself from the process as she has a personal connection to the applicant. The financial information provided in the board packet was submitted by Capital Bank in detail. Capital requests CEZC to fund \$200k of the \$400k request at 5.75% for five years. Capital is asking CEZC to take a second position which is not acceptable. A motion to approve the loan pending CEZC and Capital sharing an equal position was made by Mr. Quinn and seconded by Mr. Fanucci. Roll call was taken and all voted to approve the motion.

**2017 OPERATIONS***FYE 2016 AUDIT*

This was a clean audit. CEZC is close to breakeven which will be attained hopefully this year. A motion to accept the audit was made by Mr. Ayes and seconded by Mr. Bethea. Roll call was taken and all voted to approve the motion.

*RFP ONE STOP CENTER COORDINATOR - RATIFICATION*

CEZC received information that the county was putting out an RFP for an outside entity to take responsibility for coordinator services related to the One Stop Centers in Cumberland, Salem, and Cape May counties. This is based on the new regulations that it must be administered by an outside agency. Email vote approved submitting this RFP. If CEZC is chosen, a new CEZC employee would fulfill this role, with related

expenses paid by county funding. A motion to ratify the email vote was made by Mr. Bethea and seconded by Mr. Kelly. Roll call was taken and all voted to approve the motion with the exception of Mr. Rieti who abstained.

## **PROJECTS/PROGRAMS**

### *RIVER GROVE*

Application was submitted for the 9% tax credit funding.

### *21<sup>ST</sup> CCLC PROGRAM*

The state monitoring went well and the report indicated no findings – letter was included in the Board packet. Ms Angelo gave a report of the summer program. 21CCLC National DOE conference will be held in Philadelphia in July. Letters of support to continue federal funding will be sent by board members.

### *FOOD INDUSTRY SPECIALIZATION CENTER*

CCIA has a non-binding commitment letter for this project. The New Market Tax Credit funding needs to be facilitated by a special projects entity (SPE). CEZC has been asked to form that entity, similar to the Housing entity, which will be co-applicant with the CCIA. This is in line with the strategic plan and has no risk attached at this time to CEZC. A motion to create the SPE was made by Mr. Rieti and seconded by Mr. Ayres. Roll call was taken and all voted to approve the motion.

## **BUDGET REVIEW/PAYMENT OF BILLS**

### *BUDGET REVIEW*

Budget information for April 2017 was included in the board packet.

### *PAYMENT OF BILLS*

A motion to approve the June 5 Payment of Bills was made by Mr. Bethea and second by Mr. Rieti. Roll call was taken and all voted to approve the motion.

## **EXECUTIVE DIRECTOR'S REPORT**

This was included in the board packet.

## **OLD BUSINESS**

There was none at this time.

## **NEW BUSINESS**

Ms MacDonald advised members that former staff member Judy Washington lost her son in an accident recently. A card was circulated for those wishing to sign it. A donation is being sent to Ms Washington on behalf of the board and staff as an expression of sympathy.

## **PUBLIC COMMENT PERIOD**

There was none at this time.

## **ADJOURN**

A motion was made by Mr. Bethea to adjourn and it was seconded by Mr. Quinn. All approved the motion. The meeting was adjourned at 1:30 PM.