

JERSEY CITY REDEVELOPMENT AGENCY

Regular Meeting  
November 21, 2017



1. Meeting to Order.
2. Quorum.
3. Chairman Lavarro - Pledge of Allegiance.
4. Executive Director - Announces that in accordance with the "Open Public Meetings Act" a copy of the Public Notice was sent to the Jersey Journal, Hudson Reporter and to the City Clerk for the public's review and information and posted on the Agency's web site.
5. PRESENTATIONS -
  - A) Bates Redevelopment, LLC propose the construction of a mixed use project to contain residential and retail components in the Bates Street Redevelopment Area.
  - B) Ash Street Property, LLC will present a mixed use residential building at 17-19 Ash Street. 15% of the units are targeted to be affordable. The developer is the owner of the property in question.
6. INFORMATIONAL ITEMS -
7. Chairman Lavarro STATUS OF PROJECTS

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| Item #1 | Approval to go into Executive Session.   |
| Item #2 | Approval of the Minutes of the Regular Meeting of October 17, 2017 .   |
| Item #3 | Approval of the Minutes of Executive Session dated October 17, 2017.   |
| Item #4 | RESOLUTION AUTHORIZING APPROVING AN AMENDMENT TO PROFESSIONAL SERVICES AGREEMENT No. 17-01-DJ3 WITH GLUCK WALRATH, LLP FOR SPECIAL LEGAL COUNSEL SERVICES IN VARIOUS REDEVELOPMENT AREAS CITY-WIDE |
| Item #5 | RESOLUTION AUTHORIZING THE AWARD OF CONTRACT NO. 17-11-BD8 WITH BROWNFIELD REDEVELOPMENT SOLUTIONS, INC. FOR EXTRAORDINARY AND UNSPECIFIABLE ENVIRONMENTAL SERVICES IN ALL REDEVELOPMENT AREAS     |
| Item #6 | RESOLUTION AUTHORIZING DESIGNATING BATES REDEVELOPMENT LLC AS REDEVELOPER FOR PROPERTY WITHIN THE BATES STREET REDEVELOPMENT AREA  |

- Item #7 RESOLUTION AUTHORIZING CONTRACT NO. 17-11-MPN12 WITH AMEC FOSTER WHEELER ENVIRONMENT & INFRASTRUCTURE, INC. FOR PRE-DEMOLITION SURVEYING SERVICES AT THE JCMUA ADMINISTRATION BUILDING IN THE BAYFRONT I REDEVELOPMENT AREA
- Item #8 RESOLUTION AUTHORIZING A REDEVELOPMENT AGREEMENT WITH ARGENT VENTURES LLC FOR THE REDEVELOPMENT OF CERTAIN PROPERTY IN THE GRAND JERSEY REDEVELOPMENT AREA
- Item #9 RESOLUTION AUTHORIZING CHANGE ORDER NUMBER 6 TO CONTRACT NO. 14-01-FO1 WITH BEE'S CONSTRUCTION, LLC FOR REHABILITATION OF PROPERTY LOCATED AT BLOCK 23202, LOT 79 IN THE JACKSON HILL REDEVELOPMENT AREA
- Item #10 RESOLUTION AUTHORIZING THE ISSUANCE OF REVENUE BONDS, SERIES 2017 (TAX-EXEMPT) (PATHSIDE REDEVELOPMENT PROJECT) (CITY GUARANTEED), FOR THE ACQUISITION OF BLOCK 9501, LOT 22 (25 PATHSIDE), THE EXECUTION OF A TRUST INDENTURE TO SECURE THE BONDS, AND DETERMINING OTHER MATTERS RELATED THERETO.
- Item #11 RESOLUTION AUTHORIZING THE DESIGNATION OF ASH STREET PROPERTY, LLC AS REDEVELOPER FOR PROPERTY LOCATED AT 17-19 ASH STREET WITHIN THE LAFAYETTE PARK REDEVELOPMENT AREA
- Item #12 RESOLUTION AUTHORIZING THE AGENCY TO ENTER INTO TWO SEPARATE REDEVELOPMENT AGREEMENTS WITH GRAND LHN III URBAN RENEWAL, LLC AND GRAND LHN IV URBAN RENEWAL, LLC FOR PROPERTY LOCATED WITHIN THE LIBERTY HARBOR NORTH REDEVELOPMENT AREA
- Item #13 RESOLUTION AUTHORIZING AFFIRMING AND EXTENDING THE DESIGNATION OF 37-39 CORNELL LLC AS REDEVELOPER FOR PROPERTY LOCATED AT 37-39 CORNELISON AVE BLOCK 17102, LOTS 15 AND 16 WITHIN THE MORRIS CANAL REDEVELOPMENT AREA.
- Item #14 RESOLUTION AUTHORIZING THE FIRST AMENDMENT TO THE REDEVELOPMENT AGREEMENT BETWEEN THE AGENCY AND 160 LAFAYETTE ASSOCIATES, L.P. IN ACCORDANCE WITH THE MORRIS CANAL REDEVELOPMENT PLAN
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- Item #18 RESOLUTION AUTHORIZING RENEWING CONTRACT NUMBER 16-09-BD5 WITH BROWNFIELD SCIENCE & TECHNOLOGY INC. FOR PROFESSIONAL ENVIRONMENTAL SERVICES IN THE TURNKEY REDEVELOPMENT AREA
- Item #19 RESOLUTION AUTHORIZING EXTENDING THE DESIGNATION OF MYNENI PROPERTIES, LLC AS REDEVELOPER OF PROPERTY LOCATED IN THE WATER STREET REDEVELOPMENT AREA
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- Item #24 RESOLUTION AUTHORIZING THE FOLLOWING OFFICERS OF THE AGENCY HAVING

SIGNATORY RESPONSIBILITY ON BEHALF OF THE JERSEY CITY REDEVELOPMENT AGENCY

Item #25

Approval of Accounts/Invoice Payable List as of November 21, 2017

NEXT REGULAR MEETING:

**TUESDAY, DECEMBER 19, 2017**  
**5:00 PM**

JERSEY CITY REDEVELOPMENT AGENCY

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