

CITY OF CAMDEN REDEVELOPMENT AGENCY
RESOLUTION SUMMARY

Executive Office

Resolution No.: 05-08-24D

Resolution Title:

Resolution Amending a Professional Services Agreement with Marmero Law, LLC for Legal Services Relating to Agreements with the Housing Authority of the City of Camden for Redevelopment of Certain Land Designated as Blocks 818, 822, and 814 of the City of Camden Tax Map for the Construction of Low- and Moderate-Income Housing on Such Property to Extend the Term of the Agreement

Project Summary:

- The Housing Authority of the City of Camden (HACC) and Michael's Organization propose to acquire land for constructing approximately 73 low and moderate-income housing units as part of a phasing plan to redevelop the Ablett Village public housing site in the Cramer Hill Redevelopment Area.
- CRA by Resolution 06-14-23D authorized a contract with Marmero Law, LLC for legal services in connection with the negotiation and preparation of the cost agreement and redevelopment agreement with the HACC. The HACC and/or its co-developer will be obligated to pay legal or any related costs that CRA incurs in connection with the proposed agreements.
- Briefly the development of the final off-site Ablett Village Phase IV will consist of three scattered sites within close proximity to the public housing complex. The assemblage includes private properties designated as Block 818, Lots 30, 31, 51, 49, 57, 16 and 17, and Block 822, Lot 35, 98, and 99 to be acquired by eminent domain pursuant to the City's statutory authority under N.J.S.A. 52:27D-325; Block 818, Lots 14, 48, 53, and 59 to be acquired by direct negotiations with the private property owner; and Block 814, Lot 2 to be acquired from the CRA (the "Project Site"). See Exhibit A.
- This resolution is to extend the term of the current Agreement with Marmero and allow additional time to complete these Agreements.
- CRA's General Counsel has a conflict and cannot undertake this legal work.

Purpose of Resolution:

To amend a professional services agreement for legal services

Award Process:

Initial contract procured in a fair and open process

Cost Not To Exceed:

\$7,500.00

Total Project Cost:

TBD

Source of Funds:

Redeveloper Funds

05-08-24D

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WHEREAS, the City of Camden Redevelopment Agency (“CRA”) is charged with the duty of redevelopment throughout the City of Camden; and

WHEREAS, CRA desires to facilitate the redevelopment of certain vacant and under-utilized city-owned property located in the Cramer Hill Redevelopment Area to provide low and moderate income family housing as part of the Housing Authority of the City of Camden (“HACC”) and City of Camden Ablett Village CNI Grant Program; and

WHEREAS, CRA by Resolution 06-14-23D CRA entered into a contract with Marmero Law, LLC dated June 30, 2023 for legal services in connection with the negotiation and preparation of a cost agreement and redevelopment agreement with the HACC, and

WHEREAS, additional time is necessary to finalize the Agreements with the HACC, it is necessary to amend the current Agreement with Marmero Law, LLC by extending the term of the grant agreement.

NOW THEREFORE BE IT RESOLVED, by the governing body of the City of Camden Redevelopment Agency, that the Interim Executive Director, a duly authorized representative of the Agency, is hereby authorized and directed to amend a professional services agreement with Marmero Law, LLC in connection with the necessary legal services for negotiation and preparation of agreements with the Housing Authority of the City of Camden and/or its co-developer and extend the term of the Agreement for one additional year at the same cost as the initial agreement; and

BE IT FURTHER RESOLVED that the Interim Executive Director, or her designee, is hereby authorized and directed to take all actions and execute all documents necessary to carry out the purposes of this resolution.

05-08-24D (cont'd)

ON MOTION OF: Christopher Collins

SECONDED BY: Maria Sharma

COMMISSIONER	AYES	NAYS	ABSTENTIONS
Christopher Collins	X		
Derek Davis	X		
Gilbert Harden, Sr.	X		
Tasha Gainey-Humphrey	X		
Ian K. Leonard	X		
Jose Javier Ramos	X		
Maria Sharma	X		

Ian K. Leonard

Ian K. Leonard
Chairperson

ATTEST:



Olivette Simpson
Interim Executive Director

The above has been reviewed and approved as to form.

Mark P. Asselta

Mark P. Asselta, Esq.
Board Counsel

Exhibit A

Cramer Hill Redevelopment Area- Ablett Village IV- Blocks 818, 822, and 814



Exhibit A

Cramer Hill Redevelopment Area- Ablett Village IV- Blocks 818, 822, and 814

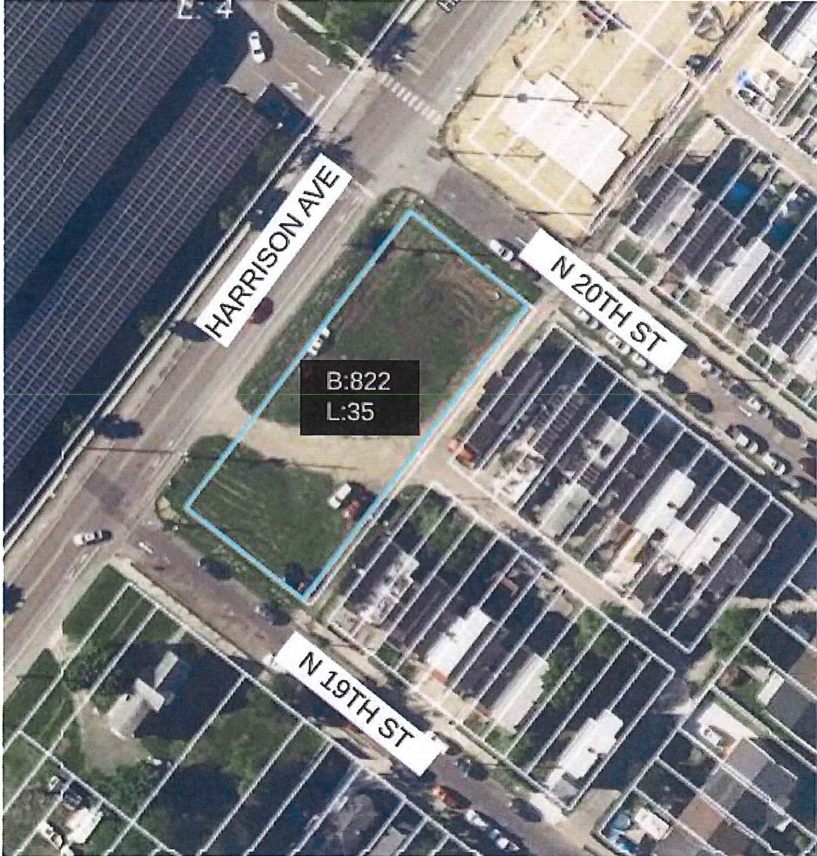


Exhibit A

Cramer Hill Redevelopment Area- Ablett Village IV- Blocks 818, 822, and 814

