

**CITY OF CAMDEN REDEVELOPMENT AGENCY**  
**RESOLUTION SUMMARY**

**Economic Development/Brownfields**

**Resolution No.: 07-10-24C**

**Resolution Title:**

**Resolution Authorizing a Professional Services Agreement with H2M Associates, Inc. for Environmental and Licensed Site Remediation Professional Services for the Former RMH Automotive Site Designated as Block 1208, Lot 4 of the City of Camden Tax Map in an Amount Not to Exceed \$256,380.00**

**Project Summary:**

- The Federal Street Corridor of Camden includes six (6) vacant, publicly owned properties requiring environmental remediation that are designated as Block 116, Lot 15; Block 1181 Lot 1; Block 1182, Lots 5 & 21; Block 1184, Lot 5; Block 1208, Lot 4 and Block 1210, Lot 1 of the City of Camden Tax Map. The Corridor in its entirety encompasses more than 10 acres and all of the targeted sites have some potential for redevelopment and productive reuses.
- One such site, the former RMH Automotive Site is designated as Block 1208, Lot 4 on the City of Camden Tax Map, has had several historic environmental assessment and remediation activities conducted at the Site prior to the enactment of the State Licensed Site Remediation Professional (“LSRP”) requirements.
- The RMH Automotive site requires additional environmental assessment and remediation activities prior to redevelopment for commercial and/or industrial reuses. There is a need to engage a Licensed Site Remediation Professional (“LSRP”) to oversee the implementation of this work.
- CRA issued a Request for Pricing for the Federal Street Corridor sites to its current List of Pre-qualified Environmental Consulting firms, resulting in recommendations for several contract awards including one recommendation for the Former RMH Automotive site.
- H2M Associates, Inc. (“H2M”) responded with a cost proposal in an amount not to exceed \$256,380.00. The H2M cost proposal was evaluated and found to have the highest ranking based on based on methodology, schedule, and site-specific knowledge.
- The entirety of the proposed work for the RMH Automotive site is eligible for funding under the CRA’s Hazardous Discharge Site Remediation Fund (“HDSRF”) multi-site grant awarded for the Federal Street sites.

**Purpose of Resolution:**

To authorize a professional services agreement

**Resolution No.: 07-10-24C (cont'd)**

**Award Process:**

A Request for Pricing solicitation was issued to CRA's current list of pre-qualified environmental consultants in a fair and open process.

**Cost Not To Exceed:**

\$256,380.00

**Total Project Cost:**

TBD

**Source of Funds:**

HDSRF Grant (100% PA/SI/RI)

Total HDRSF Award-\$652,742.50

Available for use for Block 1208, Lot 4-\$325,273.50

07-10-24C

**Resolution Authorizing a Professional Services Agreement with H2M Associates, Inc. for Environmental and Licensed Site Remediation Professional Services of the Former RMH Automotive Site Designated as Block 1208, Lot 4 of the City of Camden Tax Map in an Amount Not to Exceed \$256,380.00**

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

**WHEREAS**, CRA manages and administers the City of Camden ("City") Brownfield Program; and

**WHEREAS**, the City of Camden's Federal Street Corridor includes six (6) vacant, publicly owned properties designated as Block 116, Lot 15; Block 1181, Lot 1; Block 1182, Lots 5 & 21; Block 1184, Lot 5; Block 1208, Lot 4, and Block 1210, Lot 1 on the City of Camden Tax Map that require environmental remediation before being redeveloped for productive commercial/industrial reuses; and

**WHEREAS**, a Licensed Site Remediation Professional ("LSRP") is required to be retained to oversee the implementation of any environmental assessment and remediation conducted in New Jersey, pursuant to N.J.S.A. 58:10C-1 et seq; and

**WHEREAS**, CRA issued a Request for Pricing to the Agency's List of Pre-qualified Environmental Consulting Firms for "Preliminary Assessment (PA), Site Investigation (SI) and Remedial Investigation (RI)/Remedial Design at the Federal Street Properties on Various Tax Lots on Blocks 116, 1181, 1182, 1184, 1208, 1210 in Camden" and ten (10) responsive firms submitted proposals on June 13, 2024; and

**WHEREAS**, one such site, the former RMH Automotive Site designated as Block 1208, Lot 4 on the City of Camden Tax Map, has had several historic environmental assessment and remediation activities conducted at the site prior to the enactment of the State LSRP requirements; and

**WHEREAS**, the RMH Automotive Site requires additional environmental assessment and other remedial activities be performed at the Site prior to redevelopment for commercial and/or industrial reuses; and

**WHEREAS**, H2M Associates, Inc. responded with a price proposal of \$256,380.00, and the firm's proposal was evaluated and found to be the highest ranking based on pricing, methodology, schedule, and site-specific knowledge; and

**WHEREAS**, CRA received a New Jersey Hazardous Discharge Site Remediation Fund ("HDSRF") grant to cover up to 100% of required funding for the environmental assessment and investigation activities associated with the Site.

**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 negotiate and enter into a professional services agreement with H2M Associates, Inc. to provide Environmental and Licensed Site Remediation Professional Services for the Former RMH Automotive Site designated as Block 1208, Lot 4 of the City of Camden Tax Map for an amount not to exceed \$256,380.00 for the term of one(1) year; and

**07-10-24C (cont'd)**

**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.

07-10-24C (cont'd)

ON MOTION OF: **Maria Sharma**

SECONDED BY: **Gilbert Harden, Sr.**

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

*Ian K. Leonard*

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Ian K. Leonard  
Chairperson

ATTEST:



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Olivette Simpson  
Interim Executive Director

The above has been reviewed and approved as to form.

*Mark P. Asselta*

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Mark P. Asselta, Esq.  
Board Counsel