

The Board of Commissioners of the City of Camden Redevelopment Agency **held the Annual Re-Organizational Meeting and Regular Monthly Meeting on Wednesday, January 10, 2024** via tele-/videoconference.

Chairman Ian Leonard called the meeting to order at 6:00 PM. Board Clerk Donna Arthur-Pettigrew called roll.

Present: Ian Leonard, Maria Sharma, Derek Davis, Christopher Collins, Tasha Gainey-Humphrey, and Jose Javier Ramos
Absent: Gilbert Harden, Sr.
Attendees: Olivette Simpson, Mark Asselta, Glynn Jones, Donna Arthur-Pettigrew, Sanjana Arunachalam, CRA, Jack Layne, DCA, and Antonio Jackson, guest (No details)

Ms. Arthur-Pettigrew advised the Board that, pursuant to the requirements of the Open Public Meetings Act, notice(s) had been posted in the Courier-Post, the Philadelphia Inquirer, and the Office of the City Clerk.

Mr. Leonard turned the meeting over to Mr. Asselta, who oversaw the Election Process.

Election of Officers

Board Counsel Mark Asselta advised that there were three (3) positions on which the Commissioners must vote to determine Officers who will lead the organization for 2024.

CHAIRPERSON

Commissioner Maria Sharma nominated Commissioner Ian K. Leonard. This nomination was seconded by Commissioner Ramos. In a Voice Vote, Mr. Leonard was unanimously re-elected.

VICE-CHAIRPERSON

Commissioner Ian K. Leonard nominated Commissioner Maria Sharma. This nomination was seconded by Commissioner Collins. In a Voice Vote, Ms. Sharma was unanimously re-elected.

TREASURER

Commissioner Ian K. Leonard nominated Commissioner Derek Davis. This nomination was seconded by Commissioner Sharma. In a Voice Vote, Mr. Davis was unanimously re-elected.

AUDIT/FINANCE COMMITTEE

Mr. Asselta provided background on this Standing Committees and requested nominations for two (2) positions. Additionally, it was noted that Mr. Davis would automatically serve because of his role as Treasurer.

Commissioner Derek Davis nominated Commissioner Jose Javier Ramos. This nomination was seconded by Commissioner Leonard. In a Voice Vote, Mr. Ramos was unanimously elected.

Commissioner Sharma nominated Commissioner Ian K. Leonard. This nomination was seconded by Commissioner Collins. In a Voice Vote, Mr. Leonard was unanimously elected.

Review of Minutes

Date of Meeting: December 6, 13 and 19

Motion: MS, CC **Ayes:** IL, MS, DD, CC, TGH, JR

Nays: **Abstentions:**

Comments: Mr. Leonard verified that everyone had a chance to review the Minutes and asked if there were any questions. There were none.

Interim Executive Director's Report

Date of Meeting: January 10, 2024

Motion: JR, MS **Ayes:** IL, MS, DD, CC, TGH, JR

Nays: **Abstentions:**

Comments: Ms. Simpson provided a comprehensive overview of significant activities and projects for the 2023 term and redevelopment opportunities for 2024. She reported several 2023-project achievements include the closing of title for the Admiral Wilson Boulevard/Matrix Site Phase I for a warehouse facility (Admiral Wilson North Redevelopment Area); closing of title for 1800 Davis Street/Oliver's Station for an innovative mixed use residential and ground floor primary medical care facility (Whitman Park); and the stewardship of CRA and BRS' in the removal of contaminated soil at the Yaffa Dirt Pile Site (Bergen Square).

Ms. Simpson reported several redevelopment opportunities for the 2024 term that include securing state approval to expand the Cramer Hill Brownfields Development Area to capture Federal Street (Cramer Hill Redevelopment Area); site acquisition for the Coriell headquarters site and its area-wide impact (Gateway Redevelopment Area); closing of title for Matrix Site Phase II to complement Phase I (Admiral Wilson North Redevelopment Area); and public collaborations/partnerships around the development of Radio Lofts (Downtown Redevelopment Area). She also spoke of residential development opportunities that include the ABC Barrel Site (Cooper Street Historic District), Ablett Village Phase IV (Cramer Hill Redevelopment Area), Casa Del Rio (North Camden), Blue Onyx (Gateway Redevelopment Area), Lanning Square Courts (Lanning Square) and issuance of RFPs for development, including around Linden Street Site (North Camden).

Ms. Simpson mentioned the ongoing activity around the Brownfields Program, including the remediation of Elijah Perry Park Phase 1 and Camden Community Partnership proceeding with park construction (Centerville Redevelopment Area); meeting any challenges for the cap repair at the former Harrison Avenue Landfill site (Cramer Hill Redeveloper Area); and the start of remedial activities at Judge Johnson Park (Liberty Park), North Camden Waterfront Park and Knox Site (North Camden), and Reliable Tire Site (Gateway Redevelopment Area) in the coming months.

Redevelopment Project Presentations

None.

Resolutions for Review and Action

The resolutions below were presented for consideration.

01-10-24A Resolution Establishing the Board of Commissioners' Meeting Schedule for 2024

Motion: MS, JR **Ayes:** IL, MS, DD, CC, TGH, JR

Nays: **Abstentions:**

Comments: No comments or questions.

Resolutions for Review and Action cont'd

01-10-24B Resolution Designating the Courier-Post Newspaper as the Official Newspaper for the City of Camden Redevelopment Agency

Motion: MS, TGH **Ayes:** IL, MS, DD, TGH, JR

Nays: **Abstentions:** CC

Comments: No comments or questions.

Public Comments

None.

Old Business

Action has not been taken regarding Resolutions 03-09-22 E & F.

New Business

None.

Executive Session

None.

Chairperson's Remarks and Observations

None.

Adjournment

Ms. Sharma moved to adjourn the meeting, which was seconded by Mr. Ramos and affirmed with a Roll Call vote by all Commissioners. This meeting ended at approximately 6:38 PM.