

**OLD BRIDGE MUNICIPAL UTILITIES AUTHORITY
REGULAR MEETING
August 12, 2014**

Call to Order: The Regular Meeting of August 12, 2014 was called to order at 7:00 p.m. with the Pledge of Allegiance by Arthur Haney, Chairman.

Announcement: Chairman Haney announced that this meeting is being held in conformance with the Open Public Meetings Act. Notice has been given to the newspapers and notice of the meeting has been posted in public places.

Roll Call: Present:
Arthur Haney, Chairman
Richard Greene, Vice Chairman (Left After Executive Session)
Anita Greenberg, Treasurer
Rocco Donatelli, Assistant Secretary
Brian Cahill, 2nd Alternate

Absent:
Edward Testino, Secretary
Frank Weber, 1st Alternate and Assistant Treasurer

Executive Director's
Report: Guy Donatelli, Executive Director

Monthly Water Distribution and Drinking Water Analysis
Executive Director Donatelli discussed the Drinking Water Analysis-Monthly Coliform Summary Report Form from Precision Analytical Labs and the Monthly Water Distribution for July 2014.

11 Appleby Street – Demolition through Blue Acres Program
The NJDEP in cooperation with the Township has purchased certain flood prone properties within the Township and has awarded demolition contracts for the removal of the building structures on the properties. The Authority in the past has waived water and sewer billings that had accumulated during the time those properties were being purchased by the State – 21 and 37 River Street via Resolution No. M-55-11.

The State has now purchased the property at 11 Appleby Street and has awarded a contract to Brennan Brothers Contracting to demolish the building structure. Executive Director Donatelli

recommended that the water and sewer services to the property be terminated, and past and future water and sewer billings be waived until the physical disconnection of these services is complete.

A motion to permanently terminate water and sewer services and waive the past and future water and sewer billings at 11 Appleby Street was made by Mr. Haney and seconded by Dr. Greenberg.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Cahill, Haney

NAYS: None

ABSENT: Testino, Weber

5 Ayes 0 Nays 2 Absent

Personnel

Executive Director Donatelli stated that due to retirement plans of office personnel, and the action to remove Sewer Division employees for good cause, several job positions have opened. There is a need for two office/clerical positions and two sewer system maintenance positions. Executive Director Donatelli's recommendation is to hire one office/clerical candidate and one sewer system maintenance candidate. A discussion on the need to fill these positions will take place during Executive Session.

A motion to approve the Executive Director's Report was made by Mr. Haney and seconded by Mr. Greene.

The motion was approved by an ALL AYES vote.

Chairman's Report: Arthur M. Haney, Chairman

Chairman Haney stated that Mayor Henry invited him to meet with Senator Cory Booker at the Laurence Harbor beachfront. There was a tour of the homes in the area that were impacted by Superstorm Sandy. Among the subjects discussed were the shovel-ready Sandy projects; the \$4 million bulkhead; the \$1.2 million emergency fuel depot; and the two sewage pump stations which are about to be raised – River Street (\$500,000) and Raritan Street (\$200,000). A list of these projects was given to Senator Booker along with a letter indicating that the Authority would be seeking

whatever funding would be available. Although there is no guarantee of money, a contact has been established and the intentions and needs of the Authority were made clear.

Previous Minutes: Regular Meeting - June 18, 2014
Executive Session - June 18, 2014

A motion to approve the previous minutes was made by Mr. Donatelli and seconded by Mr. Haney.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Haney

NAYS: None

ABSTAIN: Cahill

ABSENT: Testino, Weber

4 Ayes 0 Nays 1 Abstain 2 Absent

Engineering Reports: Michael Roy, P.E.
Report on Developers for Approval:
None

Superintendent's Report: Al Lunkenheimer, Superintendent Sewer Division

A motion to approve the Superintendent's Report as included in the Commissioners' packets was made by Dr. Greenberg and seconded by Mr. Donatelli.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Cahill, Haney

NAYS: None

ABSENT: Testino, Weber

5 Ayes 0 Nays 2 Absent

Engineering Reports: Michael Roy, P.E.

**1. Annual Contract Electrical Services
Contract No. W12-160, One-Year Contract**

Mr. Roy reported that on October 17, 2012, the Authority awarded the referenced contract to John F. Faccas, Inc. t/a Quality Electrical Construction Co., and then a one-year extension of the contract on September 18, 2013 (Res. No. M-34-13). That one-year extension will expire on September 30, 2014.

The Contract Documents allow for an additional one-year extension upon mutual agreement of both parties using the NJDCA “Index Rate” for any price adjustments in accordance with Public Contract Law, and John J. Faccas, Inc. t/a Quality Electrical Construction Co. has agreed to a one-year extension of this contact.

Because John J. Faccas, Inc. t/a Quality Electrical Construction Co. has performed their work in an effective and efficient manner, Mr. Roy recommended a one year extension with a price adjustment based on the recently published State “Index Rate” which is currently 1 ½% to John J. Faccas, Inc. t/a Quality Electrical Construction Co., 290 Laurel Avenue, West Keansburg, NJ 07734. The contract will expire on September 30, 2015. All terms and conditions shall be in accordance with the contract currently in place.

A motion to approve Annual Contract Electrical Services Contract No W12-160 as recommended was made by Dr. Greenberg and seconded Mr. Haney.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Cahill, Haney

NAYS: None

ABSENT: Testino, Weber

5 Ayes 0 Nays 2 Absent

Financial Report: Stephen A. Florek II, Comptroller

Resolution Authorizing Refunding the 2004A Series Bonds

A motion to authorize the issuance of bonds that would refinance all or a portion of the outstanding 2004A Series bonds that will result in a savings in the Authority's annual debt service payments was made by Dr. Greenberg and seconded by Mr. Haney.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Cahill, Haney

NAYS: Non

ABSENT: Testino, Weber

5 Ayes 0 Nays 2 Absent

Resolution Appointing the Underwriter in connection with the Refunding 2004A Series Bonds

Mr. Florek stated that on August 6, 2014, the Authority received proposals for underwriting services in connection with the proposed issuance of the Revenue Refunding Bonds (2014 Series C).

Acacia Financial Group reviewed the information contained in the proposals received, and based on the overall quality of their underwriting proposal has recommended awarding the underwriting services to Raymond James.

A motion to award underwriting services to Raymond James in connection with the Refunding 2004A Series Bonds was made by Mr. Greene and seconded by Dr. Greenberg.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Cahill, Haney

NAYS: None

ABSENT: Testino, Weber

5 Ayes 0 Nays 2 Absent

Resolution authorizing Online Energy Auction with EMEX Energy

Mr. Florek explained that EMEX Energy is a reverse auction electric company. The Authority went to bid with this company in 2012, and the contract is expiring with Green Mountain Energy at the end of December. Due to the fact that there is a forecast that the price of oil will be increasing and with the retirement of the coal-fired generating plants, it is recommended that the Authority bid on this service now to capture a decent price to be effective in January 2015.

Mr. Florek stated that a savings of approximately \$320,000 a year has been realized since 2012. He anticipates a savings of approximately \$230,000 to \$250,000 per year over the rates charged by JCP&L. The auction is scheduled to take place on August 13, 2014 at 1:00 p.m.

Mr. Florek noted that the contract to purchase electricity is non-binding.

A motion to authorize the Authority to purchase electricity supply services for public use on an online auction website was made by Mr. Greene and seconded by Mr. Donatelli.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Cahill, Haney

NAYS: None

ABSENT: Testino, Weber

5 Ayes 0 Nays 2 Absent

Legal Report: James J. Cleary, Esq.
None

Bills & Claims: A motion to approve Bills & Claims in the amount of \$3,975,281.08 was made by Mr. Greene and seconded by Mr. Donatelli.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Cahill, Haney

NAYS: None

ABSENT: Testino, Weber

5 Ayes 0 Nays 2 Absent

Old Business: **Brunetti Oaks at Glenwood Development – Status**
None

Construction of Improvements – Status
None

New Business: None

Open to Public: Seeing no hands Chairman Haney closed the public portion.

Executive Session: A motion to go into Executive Session at 7:17 p.m. was made by Dr. Greenberg and seconded by Mr. Donatelli.

The roll call was as follows:

AYES: Donatelli, Greenberg, Greene, Cahill, Haney

NAYS: None

ABSENT: Testino, Weber

5 Ayes 0 Nays 2 Absent

The Regular Meeting reconvened, and Mr. Greene left the meeting at 7:47 p.m. During Executive Session the following items were discussed:

- 1. Joseph Court**
- 2. Brunetti Litigation**
- 3. Personnel**

Personnel

A motion to hire Shawn Lunkenheimer for a position in sewer system maintenance was made by Dr. Greenberg and seconded by Mr. Donatelli.

The roll call was as follows:

AYES: Donatelli, Greenberg, Cahill, Haney

NAYS: None

ABSENT: Greene, Testino, Weber

4 Ayes 0 Nays 3 Absent

Prior to the roll call vote the following comments were made:

Dr. Greenberg stated that this young man is a graduate of Wake Forest University, which is very commendable. He also is a resident of the Township of Old Bridge and is familiar with and will be an asset to the Authority.

Chairman Haney added that Mr. Lunkenheimer is an excellent choice and adds to the future viability of the Authority.

Personnel

A motion to hire Bruce Walker for an office clerical position was made by Mr. Haney and seconded by Dr. Greenberg.

The roll call was as follows:

AYES: Donatelli, Greenberg, Haney

NAYS: None

ABSTAIN: Cahill

ABSENT: Greene, Testino, Weber

3 Ayes 0 Nays 1 Abstain 3 Absent

Prior to the roll call vote the following comments were made:

Chairman Haney stated Mr. Walker is very qualified for this position, and he brings many benefits to that position.

Dr. Greenberg added that Mr. Walker has also given twenty-five years as a volunteer in the Township of Old Bridge.

Adjournment: A motion to adjourn at 7:52 p.m. was made by Mr. Haney and seconded by Dr. Greenberg.

The roll call was as follows:

AYES: Donatelli, Greenberg, Cahill, Haney

NAYS: None

ABSENT: Greene, Testino, Weber

4 Ayes 0 Nays 3 Absent

Respectfully submitted:

Edward Testino, Secretary