



REGULAR SESSION BOARD MEETING
Thursday, September 13, 2012

A Regular Board meeting of the New Jersey Sports and Exposition Authority was held on Thursday, September 13, 2012, at 10:00 a.m., in the NJSEA Executive Offices in East Rutherford, New Jersey.

Members in Attendance:

Mike Ferguson, Chairman
Joseph Buckelew, Vice Chairman
John Ballantyne, Member
Richard Constable, New Jersey Meadowlands Commission
Armando Fontoura, Member
Michael H. Gluck, Esq., Member
Harry Harchetts, Member
Robert Harris, PhD., Member
Wayne Hasenbalg, Esq., President and Chief Executive Officer
LeRoy Jones, Member
George Kolber, Member
Jim Leonard, Chief of Staff, NJ State Treasurer's Representative (telephonic participation)
Michael Neglia, Member
Anthony Scardino, Member
Robert Yudin, Member

Members Absent:

Steven Plofker, Member

Also Attending:

John Duffy, Vice President Engineering, Construction and Regulatory Affairs
Ralph J. Marra, Jr., Esq., Sr. Vice President Legal and Governmental Affairs
James Minish, Executive Vice President, Facilities
Lennon Register, Chief Financial Officer
Mark E. Stefanacci, Esq., COO, Legal Counsel
Robert Weakley, Sr. Vice President, Human Resources
George Zahn, Vice President, Purchasing and Risk Management

Chairman Ferguson called the meeting to order at 10:00 a.m.

Chairman Ferguson stated that the New Jersey Sports and Exposition Authority gave notice of the time, place, and date of this meeting by providing such notice to the Secretary of State for the State of New Jersey, The Star-Ledger, The Record, and other newspapers and by posting the notice at the offices of the Authority.

I. APPROVAL OF MINUTES

Chairman Ferguson presented the minutes of the Board Meeting held on July 19, 2012.

Upon motion made by Commissioner Scardino and seconded by Commissioner Buckelew, the minutes of the Board Meeting held July 19, 2012, were approved by a vote of 15-0.

II. APPROVALS

1. Approval of Cash Disbursements Over \$100,000 and Professional Invoices

The Chairman presented the report of cash disbursements over \$100,000 for the months of July and August 2012 and professional invoices for the month of August 2012.

Upon motion made by Commissioner Fontoura and seconded by Commissioner Buckelew, the cash disbursements over \$100,000 for the months of July and August 2012 and the professional invoices for the month of August 2012 were approved subject to the following recusals:

<u>Member</u>	<u>Recused as to</u>
Chairman Ferguson	PSE&G
Commissioner Buckelew	PSE&G, Boro of Oceanport
Commissioner Harris	Hollywood Race Park; NJRC; ADP
Commissioner Jones	PSE&G
Commissioner Neglia	ADP, Deloitte & Touche; PSE&G; Boro of East Rutherford

2. 2012 Business Plan – Executive Summary

Mr. Register presented the business plan to the Board.

Upon motion made by Commissioner Buckelew and seconded by Commissioner Neglia the 2012 Business Plan was approved by a vote of 15-0

III. CONSTRUCTION COMMITTEE

1. Review of Engineering Projects at the Meadowlands Sports Complex and Monmouth Park Racetrack

Mr. Duffy gave an overview of existing projects at the Meadowlands Racetrack and at Monmouth. He advised the CAFO Project is being closed out. The project was closed under budget. Repairs were completed on the IZOD Center steps and work will commence on the roof, shortly.

2. **Approval of Construction Committee Meeting Minutes of September 5, 2012**

The Chairman presented the minutes of the Construction Committee meeting held on September 5, 2012.

Upon motion by Commissioner Neglia and seconded by Commissioner Buckelew, the Construction Committee Meeting minutes of September 5, 2012, were approved by a vote of 15-0.

IV. **AWARDS**

A. **Ratification of Awards Under \$100,000 and Awarded by the Chief Executive Officer Since the Last Board Meeting**

Pump House Roof Replacement _____ MetLife Stadium Complex

Three (3) bids were received in response to the Authority's advertised bid to replace the pump house roof located on the MetLife Sports Complex. A contract in the amount of \$97,700 was awarded to G.C. Dynatech Construction, the lowest bidder.

Upon motion by Commissioner Fontoura and seconded by Commissioner Yudin, the contract to G.C. Dynatech Construction, in the amount of \$97,700, to replace the pump house roof on the MetLife Sports Complex was approved for award by a vote of 15-0.

B. **Awards Exceeding \$100,000**

1. Janitorial Services/Lavatory Maintenance & Window Cleaning _____ MetLife Sports Complex

Mr. Zahn explained that the prior contract expired in September, but was extended on a month-to-month basis. Three (3) bids were received in response to the Authority's advertised bid for Janitorial Services/Lavatory Maintenance, Window Cleaning Services for the IZOD Center and site operations at the MetLife Sports Complex. A one-year contract in the amount of \$1,478,073 is recommended for award to A B M Janitorial Services, the lowest bidder. The services have been reduced, so a cost savings comparison from the prior contract could not be calculated.

Upon motion by Commissioner Fontoura and seconded by Commissioner Scardino, the award to ANM Janitorial Services for a one-year contract in the amount of \$1,478,073 was approved by a vote of 15-0.

2. Electrical Switchgear Third Feeder _____ MetLife Sports Complex

Two (2) bids were received in response to the Authority's advertised bid for a third electrical feeder for the electrical switchgear equipment that will be installed as part of the upgrade to the electrical substation that provides

electricity to all buildings on the MetLife Sports Complex. This third feeder will substantially enhance the reliability of providing electricity to all facilities on the MetLife Sports Complex and is deemed essential in light of WrestleMania and the Super Bowl. A contract in the total amount of \$406,815 is recommended for award to Monarch Electric Company, the low qualified bidder.

Upon motion by Commissioner Scardino and seconded by Commissioner Fontoura, the contract in the amount of \$406,815 was approved for award to Monarch Electric Company, for a third electrical feeder equipment for the electrical switchgear equipment, by a vote of 15-0.

C. Other Awards

Resolution Authorizing a Sole Source Award to Honeywell for a Service Agreement

Chairman Ferguson presented the Resolution Authorizing a Sole Source Award to Honeywell for a Service Agreement. Mr. Zahn explained that Honeywell has historically provided the service to the Authority.

Upon motion by Commissioner Buckelew and seconded by Commissioner Neglia,

RESOLUTION 2012 - 15
RESOLUTION AUTHORIZING A SOLE SOURCE AWARD
TO HONEYWELL FOR A SERVICE AGREEMENT

was approved by a vote of 15-0.

V. CHIEF EXECUTIVE OFFICER'S REPORT

- Mr. Hasenbalg expressed his appreciation for the long time service of John Samerjian, who has retired. A dinner is being planned to honor Mr. Samerjian.
- There has been movement on the integration of the Division of Tourism and Motion Pictures (get correct name) with the Authority.
- The Hall of Fame commissioners will also be meeting with the Authority for further discussion regarding coordination with the Authority mission.
- Wrestlemania, Formula One and Super Bowl planning continues to intensify as the events draw closer. The importance of the transportation / mass transit for the events, particularly the Super Bowl, is an important focus.
- A new CEO has been appointed at MetLife Stadium.
- Mr. Minish reported on the progress with the NJSIAA Wrestling organization. Although the Authority wanted to book, scheduling conflicts prohibited the use of the IZOD Center. Ultimately, the NJSIAA changed the date of the event and entered into a three-year contract with Boardwalk Hall in Atlantic City.

VI. **PUBLIC COMMENTS**

There were no comments from the public.

VII. **EXECUTIVE SESSION**

Resolution Authorizing the New Jersey Sports and Exposition Authority to Conduct a Meeting to Which the General Public Shall Not Be Admitted

Chairman Ferguson stated a need for the Board to enter into Executive Session to discuss contractual matters and litigation matters.

Upon motion made by Commissioner Buckelew and seconded by Commissioner Neglia,

RESOLUTION 2011- 16
RESOLUTION AUTHORIZING THE NJSEA
TO ENTER INTO A MEETING TO WHICH THE
GENERAL PUBLIC SHALL NOT BE ADMITTED

was approved by a vote of 15-0.

Executive Session commenced at 10:30 a.m.

Public Session resumed at 11:00 a.m.

The Chairman requested a motion to conclude the meeting. Upon motion made by Commissioner Scardino and seconded by Commissioner Fontoura, the public meeting was adjourned by a vote of 15-0 at 11:00 a.m.

I certify that this is a true and accurate transcript of the Regular Session Minutes of the New Jersey Sports and Exposition Authority of September 13, 2012.

Mark Stefanacci, Esq.
Assistant Secretary