

**MINUTES OF THE REGULAR MEETING OF THE PARKING AUTHORITY OF
THE TOWN OF MORRISTOWN, HELD TUESDAY, OCTOBER 18, 2011, AT
THE OFFICES OF THE PARKING AUTHORITY, 14 MAPLE AVENUE, SUITE 101,
MORRISTOWN, NEW JERSEY, AT 6:00 P.M. PREVAILING TIME**

The meeting was called to order by Chairperson Brady, who then announced that "Notice of this meeting was provided in accordance with a Resolution adopted by the Board of Commissioners of the Parking Authority of the Town of Morristown, New Jersey at the Reorganization Meeting on January 4, 2011, setting forth the time, date and location of each meeting. A copy of the Resolution was distributed to The Daily Record and The Star Ledger, filed with the Executive Director of the Parking Authority, posted on the Bulletin Board at the Parking Authority Office building and mailed to any person who has requested and prepaid the established fee for such mailing".

Present - Commissioners Garibian, Lucia, Elms and Gervasio and Chairperson Brady.

Also Present- George Fiore, Executive Director, Patrick W. Geary, Operations Manager, Robert S. Goldsmith, Esq., Parking Authority Counsel.

Absent - None.

At this point, the Executive Director presented the Minutes of the October 4, 2011, Regular Meeting. On motion of Commissioner Lucia, seconded by Commission Garibian, the Minutes were approved.

The following communications were presented for the record:

Under date of September 29, 2011

To: Bill D'Urso
From: Robert Beckelman, Esq.

Correspondence requesting payment of the overdue amount of \$9,600 as set forth in the MPA's letter to Mr. D'Urso dated February 11, 2011.

The Executive Director noted that this was the third notice sent to Mr. D'Urso. He advised that Mr. D'Urso pays the monthly charge, but has not addressed the arrears. The consensus was to allow a little more time before further steps would be taken.

On motion of Commissioner Gervasio, seconded by Commissioner Lucia, the letter was accepted for file.

Under date of October 4, 2011

To: Dawn Curto
From: George Fiore, Executive Director

Correspondence enclosing check in the amount of \$13,500, representing payment to 11 Cattano Avenue LLC of parking income due for the months of July, August and September.

On motion of Commissioner Garibian, seconded by Commissioner Gervasio, the letter was accepted for file.

Under date of October 4, 2011

To: George Fiore, Executive Director
From: Donald P. Larson, The Provident Bank

Correspondence enclosing a copy of the Leasehold Mortgage with respect to 11 Cattano Avenue, Unit A, Chancery Square Condominium, and advising that copies of all notices and other communications are to be sent to the Bank.

On motion of Commissioner Gervasio, seconded by Commissioner Lucia, the letter was accepted for file.

Under date of October 11, 2011

To: George Fiore, Executive Director
From: Robert S. Goldsmith, Esq.

Correspondence enclosing a copy of the October 4, 2011 letter from The Provident Bank advising that copies of all notices and other communications are to be sent to the Bank.

On motion of Commissioner Garibian, seconded by Commissioner Gervasio, the letter was accepted for file.

Under date of October 7, 2011

To: George Fiore, Executive Director
From: Richard J. Milder, Hartz Mountain Industries

Correspondence enclosing payment of \$3,000, representing reimbursement of review fees with respect to Chancery Square Estoppel.

On motion of Commissioner Garibian, seconded by Commissioner Gervasio, the letter was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented to the Board the September 2011 Monthly Enforcement Report. On motion of Commissioner Gervasio, seconded by Commissioner Garibian the report was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented to the Board the September 2010/2011 Comparative Meter Revenue Report. On motion of Commissioner Garibian, seconded by Commissioner Lucia, the report was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented to the Board the September 2010/2011 Comparative Cash Revenue Report. On motion of Commissioner Lucia, seconded by Commissioner Garibian, the report was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented the September 2010/2011 Year-to-Date Revenue Summary. On motion of Commissioner Garibian, seconded by Commissioner Lucia, the report was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented the September 2011 Vehicle Maintenance Report. On motion of Commissioner Lucia, seconded by Commissioner Garibian, the report was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented the September 2011 Sick and Vacation Report. On motion of Commissioner Garibian, seconded by Commissioner Gervasio, the report was accepted for file.

At this point, under the New Business portion of the meeting, the Administration Recommended Appropriation Transfers for the 2011 MPA Operating Budget, as set forth on the Recommended Appropriation Transfer dated October 18, 2011 attached to these Minutes. On motion of Commissioner Lucia, seconded by Commissioner Garibian, the Recommended Appropriation Transfers were authorized on the following vote:

Ayes - Commissioners Garibian, Elms, Lucia and Gervasio and Chairperson Brady.

Nays - None.

Absent - None.

At this point, on motion of Commissioner Lucia, seconded by Commissioner Gervasio, the Board of Commissioners retired to Executive Session.

Following Executive Session, the Board returned to the Regular Order of Business.

The following Resolutions were presented for the record:

Resolution No. 46-2011 - Resolution Authorizing Payment of Bills from the Operating Fund. On motion of Commissioner Garibian, seconded by Commissioner Lucia, the Resolution was adopted on the following vote:

Ayes - Commissioners Garibian, Elms, Lucia, Gervasio and Chairperson Brady.

Nays - None.

Absent - None.

Resolution No. 47-2011 - Resolution Authorizing the MPA to Continue Its Membership in the New Jersey Inter-Governmental Insurance Fund 2012 Resolution to Renew and Indemnity and Trust Agreement. On motion of Commissioner Garibian, seconded by Commissioner Elms, the Resolution was adopted on the following vote:

Ayes - Commissioners Garibian, Elms, Lucia and Gervasio and Chairperson Brady.

Nays - None.

Absent - None.

There being no further business to be transacted, on motion of Commissioner Garibian, the meeting was held adjourned.

George Fiore, Executive Director

Michael R. Elms, Secretary

**MINUTES OF THE EXECUTIVE SESSION MEETING
OF THE BOARD OF COMMISSIONERS, HELD OCTOBER 18, 2011, AT THE
OFFICES OF THE PARKING AUTHORITY, 14 MAPLE AVENUE, MORRISTOWN,
NEW JERSEY AT 6:00 P.M. PREVAILING TIME**

Item #1. The Executive Director and Counsel discussed with the Board a possible proposal by Hartz Mountain, the purchaser of Chancery Square, for a buyout of the underlying ground lease.

Item #2. The Executive Director and Counsel advised the Board of the fact that Mr. DeFazio had begun discussions with the Town of Morristown with respect to possible redevelopment of the lower level at the Mall Lot along Washington Street.

On motion of Commissioner Lucia, seconded by Commissioner Gervasio, the Board of Commissioners returned to Regular Session.

George Fiore, Executive Director

Michael R. Elms, Secretary

Prepared By: Robert S. Goldsmith, Esq.