

MINUTES OF THE REGULAR MEETING OF THE PARKING AUTHORITY OF THE TOWN OF MORRISTOWN, HELD TUESDAY, JULY 14, 2015 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 6, 2015, 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 Gervasio, Lucia, Stamato, Tighe* and Chairperson Brady

Also Present: George Fiore, Executive Director, Patrick W. Geary, Operations Manager, Mark Axelrod, Assistant Director, Gerard Giosa, Parking Consultant, Robert S. Goldsmith, Esq.

Absent: None

At this point, The Executive Director presented the Minutes of the June 16, 2015 Regular Meeting. On motion of Commissioner Lucia, seconded by Commissioner Stamato, the Minutes were approved.

At this point, The Executive Director presented the Minutes of the Executive Session of the June 16, 2015 Regular Meeting. On motion of Commissioner Lucia, seconded by Commissioner Gervasio, the Minutes were approved.

There were no Public Comments.

There was no Mayor’s Report.

Town Council Liaison’s Report: None.

The following communications were presented for the record:

Under date of June 5, 2015

To: MPA
From: Kevin Coakley

Letter serving as notice to advise that an application has been filed by 55 Market Urban Renewal, LLC with the Morristown Planning Board for Preliminary and Final Major Site Plan Approval to construct a new office building on the property designated as Block 6002, Lot 1 on the Tax Map of the Town of Morristown and located at 49-55 Market Street. The letter states that the Applicant is seeking relief for a deviation from Section 6.2(A)(5) of the Market & Bank Redevelopment Plan, which requires that all ground-level retail, service, trade and office uses have a clear glass coverage for 60 percent of the façade between 3 and 8 feet above grade. On motion of Commissioner Lucia, seconded by Commissioner Stamato,

the letter was accepted for file.

Under date of June 17, 2015

To: Paul Freeland
From: George Fiore, Executive Director

Letter enclosing Check No. 3273 in the amount of \$4,761.71 representing the second semi-annual payment due for leasing church property adjacent to and part of the Cattano Mall parking facility due July 1, 2015 and for the lease period March 1, 2015 through February 28, 2016. On motion of Commissioner Lucia, seconded by Commissioner Stamato, the letter was accepted for file.

Under date of June 17, 2015

To: William Koller
From: George Fiore, Executive Director

Letter to advise that the MPA accepted First Rate Landscape's proposal dated June 11, 2015 for the Total Base Bid Amount of \$5,350. The Executive Director advised that three proposals were received, that there was no deadline and ultimately the proposal of First Rate was accepted, generating a savings of \$3,425. On motion of Commissioner Stamato, seconded by Commissioner Lucia, the letter was accepted for file.

Under date of June 22, 2015

To: Robert Goldsmith
From: Phil Beekman

Correspondence advising that the VNA's Board of Trustees met recently and discussed the parking proposal Mr. Goldsmith presented. The correspondence further advises that the Board voted and declined to pursue any agreement. Following a general discussion, during which time the Board of Commissioners expressed frustration and disappointment over VNA's decision, on motion of Commissioner Stamato, seconded by Commissioner Gervasio, the letter was accepted for file.

Under date of June 26, 2015

To: George Fiore, Executive Director
From: Richard Murphy

Letter enclosing the site plan application for Phase 2 regarding the Speedwell Redevelopment Plan. The letter states that last week the Morristown Council adopted an Amended Redevelopment Plan which allows Mill Creek to go to the Planning Board and that Mill Creek is planning to submit an application within the next week. On motion of Commissioner Lucia, seconded by Commissioner Gervasio, the communication was accepted for file.

Under date of June 29, 2015

To: NJ Motor Vehicle Commission
From: Michael Rogers

Letter stating that the fundamental purpose of the MPA is to enforce the parking regulations of the Town of Morristown and is empowered to build, maintain and operate a responsive and dependable public parking system to meet the needs of the Town of Morristown. The letter also states that the MPA has been performing such duties since its establishment in 1956 and is restricted to function within the geographical limits of Town of Morristown. The

letter further states that under existing Statute, the MPA is exempt from both Federal and State taxes and the MPA has made application to the NJ Motor Vehicle Commission to register/re-register their vehicles under code 12 Municipal Government designated plates. On motion of Commissioner Stamato, seconded by Commissioner Gervasio, the letter was accepted for file.

Under date of July 1, 2015

To: Christopher Walker
From: George Fiore, Executive Director

Letter advising that the MPA intends to replace the booth at the exit of Schuyler Place with automated equipment. The letter states that this will improve the operation of the facility for the public at large as well as for County personnel parking anywhere in the parking facility. The letter further states that the equipment and installation will cost approximately \$60,000 and that pursuant to the respective agreements the MPA will not be seeking reimbursement from the County for any portion of the costs. On motion of Commissioner Gervasio, seconded by Commissioner Stamato, the letter was accepted for file.

*At this point, Commissioner Tighe joined the meeting.

At this point, the Executive Director presented the Morristown Parking Authority Annual Report dated June 2015. He noted that the date had been accelerated to permit timely filing for reporting purposes with DAC. The report was prepared by Level G Associates, LLC and it was noted that as usual, the report was excellent. On motion of Commissioner Stamato, seconded by Commissioner Lucia, the report was accepted on the following vote:

Ayes: Commissioners Gervasio, Lucia, Stamato, Tighe and Chairperson Brady
Nays: None
Absent: None

At this point, under the Report portion of the meeting, the Executive Director presented to the Board the May 2015 Monthly Enforcement Report. On motion of Commissioner Lucia, seconded by Commissioner Stamato, the report was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented the May 2014/2015 Comparative Meter Revenue Report. On motion of Commissioner Lucia, seconded by Commissioner Stamato, the report was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented the May 2014/2015 Comparative Cash Revenue Report. On motion of Commissioner Lucia, seconded by Commissioner Stamato, the report was accepted for file.

At this point, under the Report portion of the meeting, the Executive Director presented the May 2014/2015 Year-to-Date Revenue Summary. On motion of Commissioner Lucia, seconded by Commissioner Gervasio, the report was accepted for file.

At this point, under the Old Business portion of the meeting, the matter of the Vail Parking Ramp Slab and Joint Repairs was discussed. The Executive Director advised that the bulk of

the work had been done. He noted that there was no proposal deadline with respect to the work and, as noted above, the submission by First Rate was \$3,425 below the next lowest bidder. On motion of Chairperson Brady, seconded by Commissioner Stamato, the repairs to the Vail Parking Ramp Slab and Joints was memorialized and authorized as of June 17, 2015 for the amount of \$5,350 with First Rate Landscape, LLC on the following vote:

Ayes: Commissioners Gervasio, Lucia, Stamato, Tighe and Chairperson Brady
Nays: None
Absent: None

At this point, under the Old Business portion of the meeting, the Executive Director reported on the proposed Award of Contract for the On-Street Credit Card Meter Conversion Program. He noted that this was undertaken through the New Jersey Parking Cooperative and that the lowest responsible bidder was IPS, which makes a first quality credit card meter. The anticipated budget amount was \$500 per meter, the bid price was \$467.50 per meter. Mr. Fiore also noted that these meters would be replacing 15 year old meters so it would be in and of itself an upgrade to the MPA parking system.

At this point, under the New Business portion of the meeting, Douglas Fenichel of In-House Public Relations made a brief presentation on an MPA employee and public relations program proposal. The proposal was well received and following a brief discussion on motion of Commissioner Tighe, seconded by Commissioner Gervasio, the administration was authorized to retain the services of In-House Public Relations for an amount not to exceed \$20,000 for a twelve month period at an hourly rate of \$150 per hour on the following vote:

Ayes: Commissioners Gervasio, Lucia, Stamato, Tighe and Chairperson Brady
Nays: None
Absent: None

At this point, on motion of Commissioner Lucia, seconded by Commissioner Stamato, the Board moved into Executive Session.

On motion of Commissioner Lucia, seconded by Commissioner Stamato, the Board approved an increase in the per hour rate for Mike DeGatana effective July 18, 2015 on the following vote:

Ayes: Commissioners Lucia, Stamato and Tighe
Nays: None
Absent: Chairperson Brady
Abstain: Commissioner Gervasio

The following Resolutions were presented for the record:

Resolution No. 44-2015: (Operating Fund Bills). On motion of Commissioner Stamato, seconded by Chairperson Brady, the Resolution was adopted on the following vote:

Ayes: Commissioners Gervasio, Lucia, Stamato and Tighe
Nayes: None
Absent: Chairperson Brady

Resolution No. 45-2015: (Improvement Fund Bills). On motion of Commissioner Tighe, seconded by Chairperson Brady, the Resolution was adopted on the following vote:

Ayes: Commissioners Gervasio, Lucia, Stamato and Tighe
Nayes: None
Absent: Chairperson Brady

Resolution No. 46-2015: (Authorizing Purchase and Installation of Coin and Credit Card Enabled Single Space Parking Meters System Hardware and Software Through the New Jersey Parking Co-Op). On motion of Chairperson Brady, seconded by Commissioner Stamato, the Resolution was adopted on the following vote:

Ayes: Commissioners Gervasio, Lucia, Stamato and Tighe
Nayes: None
Absent: Chairperson Brady

There being no further business to be transacted, on motion of Commissioner Tighe, seconded by Commissioner Lucia, the meeting was held adjourned.

George Fiore, Executive Director

Linda Stamato, Secretary

Prepared By: Robert S. Goldsmith, Esq.