

MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS OF THE PARKING AUTHORITY OF THE TOWN OF MORRISTOWN, HELD TUESDAY, MARCH 20, 2018 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 Stamato, 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, 2018, 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 Brady, Lucia, Tighe and Chairperson Stamato

Also Present: Michael Fabrizio, Executive Director, Mark Axelrod, Director of Operations, Gregory Deal, Director of Facilities, Robert S. Goldsmith, Esq., Robert Iannaccone, Council Liaison

Absent: Commissioner Gervasio

At this point, The Executive Director presented the Minutes of the February 20, 2018 Regular Meeting. On motion of Commissioner Lucia, seconded by Commissioner Brady, the Minutes were approved.

The February 20, 2018 Regular Meeting and Minutes were authorized on the following vote:

Ayes: Commissioners Brady, Lucia, Tighe and Chairperson Stamato

Nays: None

Absent: Commissioner Gervasio

At this point, The Executive Director presented the Minutes of the February 20, 2018 Executive Session Meeting. On motion of Commissioner Brady, seconded by Commissioner Lucia, the Minutes were approved.

The February 20, 2018 Executive Session Meeting and Minutes were authorized on the following vote:

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

There were no Public Comments.

There was no Mayor's Report.

Councilman Iannaccone mentioned that 90% of the trees that fell in the recent storms were diseased. He indicated that he was interested in knowing the policy of JCP&L to rebuilding the lines and noted that there was an issue of speeding cars, particularly in residential areas, and recognizes as does the Parking Authority that there is a need for balanced enforcement, not too much, not too little.

The following communications were presented for the record:

Under date of February 23, 2018

To: MPA
From: Johnson Controls

Renewal offer for one year continuation of annual service agreement. On motion of Commissioner Tighe, seconded by Commissioner Lucia, the letter was accepted for file.

Under date of March 1, 2018

To: Morristown Green
From: Memorandum

Two memos summarizing the MPA's parking obligation to David Brown per previous agreements. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the memos were accepted for file.

Under date of March 5, 2018

To: MPA
From: Heather Suarez

To: Heather Suarez
From: Steven Mlenak

Additional OPRA request regarding the restaurant on Bank Street and MPA Counsel response. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the emails were accepted for file.

Under date of March 14, 2018

To: Mark Axelrod
From: James Gill

Complimentary parker correspondence. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the email was accepted for file.

At this point, under the Report portion of the meeting, Mr. Axelrod presented the January 2018 Comparative Meter Revenue Report. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the report was accepted for file.

At this point, under the Report portion of the meeting, Mr. Axelrod presented the January 2018 Off Street Meter Revenue Report. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the report was accepted for file.

At this point, under the Report portion of the meeting, Mr. Axelrod presented the January 2018 Pay Station & Cashier Revenue Report. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the report was accepted for file.

At this point, under the Report portion of the meeting, Mr. Axelrod presented the January 2018 MPA Income YTD. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the report was accepted for file.

At this point, under the Report portion of the meeting, Mr. Axelrod presented the February 2018 Comparative Meter Revenue Report. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the report was accepted for file.

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At this point, under the Report portion of the meeting, Mr. Axelrod presented the February 2018 MPA Income YTD. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the report was accepted for file.

At this point, under the Old Business portion of the meeting, there was a meeting with the Library regarding consolidating parking. Mr. Fabrizio said that the meeting was productive but he made it clear to the Library that the Library Board must commit first to the program. Mr. Fabrizio noted that the Parking Authority assisted with respect to the St. Patrick's Day parade parking.

At this point, under the Old Business portion of the meeting, Mr. Fabrizio advised that consistent with his discussion with the Board of Commissioners the Parking Authority will be opening both the Dalton Parking Garage and the Ann Bank Parking Garage for free parking during Restaurant Week and Mr. Fabrizio would like to structure the system with a coupon mechanism but free parking will be permitted without a coupon.

At this point, under the New Business portion of the meeting, the Administration presented the Johnson Control Service Agreement. There was a brief discussion during which Mr. Fabrizio advised that Johnson Controls has provided the equipment which is being serviced and therefore have an inside track. On motion of Commissioner Lucia, seconded by Chairperson Stamato, the Service Agreement was authorized on the following vote:

<u>Ayes:</u>	Commissioners Brady, Lucia, Tighe and Chairperson Stamato
<u>Nays:</u>	None
<u>Absent:</u>	Commissioner Gervasio

At this point, under the New Business portion of the meeting, Mr. Deal advised of the Security Proposals and advised that there was a March 13th bid opening and Patriots Security was the low bidder. On motion of Chairperson Stamato, seconded by Commissioner Tighe, the contract was awarded to Patriots Security on the following vote:

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

At this point, under the New Business portion of the meeting, Mr. Fabrizio discussed proposed rate increases with the Board of Commissioners. He indicated that meter cards should be kept at \$10 but 40 Park and Metropolitan guest passes should be increased from \$5 to \$10 in view of the value they provide. Mr. Fabrizio and Mr. Axelrod described an account assessment mechanism to both protect the Parking Authority as well as monthly parkers so that they do not lose their parking privileges. An account assessment of \$10 was agreed to be imposed. On motion of Commissioner Lucia, seconded by Commissioner Tighe, the rate increases were approved with respect to the visitor pass from \$5 to \$10 and the account assessment for \$10 on the following vote:

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

There was no Executive Session.

Mr. Iannaccone did note that people tended to be unaware of the available parking at the Highlands Garage and suggested that the available parking should be promoted if the Morristown Parking Authority were able to assume operation of that facility. It was noted that there are typically approximately 300 spaces available for public parking.

The following Resolutions were presented for the record:

Resolution No. 24-2018: (Authorizing Execution of an Extension of the HVAC Building Automation Systems Agreement Between the Parking Authority of the Town of Morristown and Johnson Controls, Inc.). On motion of Commissioner Tighe, seconded by Commissioner Lucia, the Resolution was authorized on the following vote:

Ayes: Commissioners Brady, Lucia, Tighe and Chairperson Stamato

Nayes: None
Absent: Commissioner Gervasio

Resolution No. 25-2018: (Authorizing the Transfer of Funds from the Parking Authority of the Town of Morristown MPA Special Revenue Account to the MPA Lot 10J Future Redevelopment Account). On motion of Commissioner Brady, seconded by Commissioner Lucia, the Resolution was authorized on the following vote:

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

Resolution No. 26-2018: (Award of Security Service Contract). On motion of Commissioner Tighe, seconded by Commissioner Lucia, the Resolution was authorized on the following vote:

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

Resolution No. 27-2018: (Authorizing the Payment of the Operating Fund Bills). On motion of Chairperson Stamato, seconded by Commissioner Brady, the Resolution was authorized on the following vote:

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

Resolution No. 28-2018: (Authorizing the Payment of the Improvement Fund Bills). On motion of Commissioner Tighe, seconded by Commissioner Lucia, the Resolution was authorized on the following vote:

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

Resolution No. 29-2018: (Authorizing the Payment of the Lot 10 Redevelopment Fund Bills). On motion of Commissioner Lucia, seconded by Commissioner Tighe, the Resolution was authorized on the following vote:

Ayes: Commissioners Brady, Lucia, Tighe and Chairperson Stamato

Nayes: None
Absent: Commissioner Gervasio

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

Michael Fabrizio, Executive Director

Richard L. Tighe, Secretary

Prepared By: Robert S. Goldsmith, Esq.