



Atlantic City Municipal Utilities Authority

MINUTES OF THE BOARD MEETING OPEN SESSION

MAY 28, 2025

**ATLANTIC CITY MUNICIPAL UTILITIES AUTHORITY
401 N. VIRGINIA AVENUE
ATLANTIC CITY, NJ 08401**

In accordance with the provision of the Open Public Meetings Law, (N.J.S.A. 10:4-10), the Regular Board Meeting of the Atlantic City Municipal Utilities Authority Board of Directors was called to order by Chairman Gary L. Hill at 10:04AM. The Board of Directors held their public meeting as designated below both via Zoom Conference or In-person on May 28, 2025 in the Board Room, located on the first floor of the Administrative Offices, 401 N. Virginia Avenue, Atlantic City, New Jersey.

1. CALL TO ORDER – OPMA NOTICE - OPENING STATEMENT

Gary L. Hill read the Opening Statement.

2. ROLL CALL

The Roll was called.

BOARD PARTICIPATING IN THE MEETING:

Board Members present at that time were: Gary L. Hill, Chairman; Mohammed Dedar, Vice Chairman/Deputy (Absent); Glenn Banfield, Treasurer (via Zoom); Nynell Langford, Board Member (via Zoom); John Eccles, Jr., Board Member (via Zoom); Stephanie Davies, Board Member, Alternate 1 (via Zoom); and Sayed Kausar, Board Member Alternate 2 (via Zoom).

MUA STAFF PARTICIPATING IN THE MEETING:

India Still, Executive Director; Clifford Keen, Deputy Executive Director, Operations (via Zoom); Anita Thapa, Assistant Director of Accounting & Finance (via Zoom); Karen Upshaw, Director of Administration; G. Bruce Ward, Solicitor; Michael Riley, Labor Counsel (Absent); and Stella Johnson, Board Secretary.

OTHERS IN ATTENDANCE:

William Swain, representing the State of New Jersey (via Zoom); Andrew Shawl representing Remington & Vernick Engineers (via Zoom); Bill Mayer representing DeCotiis, Fitzpatrick, Cole & Giblin, LLP (via Zoom); Patrick Cole and Jim Roberts representing H2M Architects & Engineers (via Zoom); Bryan Morris representing Phoenix Advisors (via Zoom); and Diane Jowers, public participation (via Zoom).

3. FLAG OF SALUTE

4. PUBLIC PARTICIPATION

No public

5. APPROVAL OF MINUTES

RESOLUTION #99: BOARD MINUTES OPEN SESSION – APRIL 16, 2025

No changes or deletion to the Board Minutes Open Session.

The Board was asked to approve the Open Session transcript of minutes of the Regularly Scheduled Board Meeting of April 16, 2025.

A motion was made by John Eccles, Jr. and seconded by Nynell Langford to approve the resolution. By roll-call Gary L. Hill, John Eccles, Jr. and Sayed Kausar. Nynell Langford abstained.

Mohammed Dedar, Glenn Banfield Stephanie Davies were absent.

RESOLUTION #100: SPECIAL BOARD MINUTES OPEN SESSION – MAY 1, 2025

No changes or deletion to the Special Board Minutes Open Session.

The Board was asked to approve the Open Session transcript of minutes of the Special Board Meeting of May 1, 2025.

A motion was made by Gary L. Hill and seconded by Nynell Langford to approve the resolution. By roll-call Gary L. Hill, Nynell Langford, John Eccles, Jr. and Sayed Kausar.

Mohammed Dedar, Glenn Banfield Stephanie Davies were absent.

RESOLUTION #101 BOARD MINUTES CLOSED SESSION – APRIL 16, 2025

No changes or deletion to the Board Minutes Closed Session.

The Board was asked to approve the Closed Session transcript of minutes of the Regularly Scheduled Board Meeting of April 16, 2025.

A motion was made by Nynell Langford and seconded by John Eccles, Jr. to approve the resolution. By roll-call Gary L. Hill, John Eccles and Sayed Kausar. Nynell Langford abstained.

Mohammed Dedar, Glenn Banfield and Stephanie Davies were absent.

RESOLUTION #102 SPECIAL BOARD MINUTES CLOSED SESSION – MAY 1, 2025

No changes or deletion to the Special Board Minutes Closed Session.

The Board was asked to approve the Closed Session transcript of minutes of the Special Board Meeting of May 1, 2025.

A motion was made by Gary L. Hill and seconded by Nynell Langford to approve the resolution. By roll-call Gary L. Hill, Nynell Langford, John Eccles, Jr. and Sayed Kausar.

Mohammed Dedar, Glenn Banfield and Stephanie Davies were absent.

6. CHAIRMAN – Gary L. Hill, Chairman

The Board Meeting scheduled for Wednesday, June 18, 2025, will be rescheduled to Wednesday, June 25, 2025, because Mr. Mohammed Dedar is out of the country.

The Board training session will be sometime in mid-July.

7. AUTHORITY’S SOLICITOR REPORT – Bruce Ward, Esq.

There is nothing to discuss in Open Session, but there are two (2) items to be discussed in Executive Session.

8. COMMITTEE REPORTS

a. Engineering Committee – John Eccles, Jr., Board Member

The Board was given a brief update on the various engineering projects that were discussed at the Engineering Committee Meeting.

8. COMMITTEE REPORTS - continue

b. Personnel Committee – India Still, Executive Director

There are two (2) policies to discuss in Executive Session. The next Personnel Committee meeting is scheduled for next Wednesday, June 4, 2025.

9. EXECUTIVE DIRECTOR’S REPORT

a. Executive Director – India Still

The MUA will be developing goals this year for the managers. Also, the Annual Employees Retreat will be held on July 18, 2025.

b. Deputy Executive Director, Operation – Cliff Keen

A detailed report was given to the Board on the various projects. In addition, the Board needs to review the Engineers and Operations Reports.

c. Accounting And Finance - Anita Thapa, Assistant Director of Accounting & Finance

(1) Financial Reports: The Board was previously given a detailed report for March 2025, and a brief summation of this report was conveyed.

(2) Cash Management: The Board was previously given a detailed report for March, and a brief summation of this report was conveyed.

(3) Balance Adjustment was previously given to the Board for review.

(4) Shut Offs, depending on the weather, will start in June or July.

PUBLIC PARTICIPATION – (VIA TELEPHONICALLY)

Ms. Diane Jowers appeared before the Board and expressed her concerns regarding the quality and safety of the MUA’s drinking water, because of a class action suit concerning the MUA’s water.

Mr. Patrick Cole and Mr. Jim Roberts of H2M Architects & Engineers; and Mr. Andrew Shawl of Remington & Vernick Engineers gave a detailed report on the MUA’s water system to assure Ms. Jowers that the MUA’s water is safe. Mr. Cliff Keen showed the Board and Ms. Jowers the New Jersey site of the MUA’s various reports indicating the quality and safety of the MUA’s water.

CONSENT AGENDA

RESOLUTION #103: 15 N. CHELSEA AVENUE – LUCIANO & SERAFI BELLAPIGNA – PLUMBING SYSTEM FAILURE

The Board was asked to approve the abatement to grant a fifty (50%) percent abatement of \$455.17 to Luciano & Serafi Bellapigna, 15 N. Chelsea Avenue, Account Number 673001-0.

RESOLUTION #104: 1105 BEACH AVENUE – OLIVIER MEDOR – PLUMBING SYSTEM FAILURE

The Board was asked to approve the abatement to grant a fifty (50%) percent abatement of \$1,188.40 to Olivier Medor, 1105 Beach Avenue, Account Number 1193801-0.

RESOLUTION #105: 29 S. HARRISBURG AVENUE – JOSE TEJADA – PLUMBING SYSTEM FAILURE

The Board was asked to approve the abatement to grant a fifty (50%) percent abatement of \$1,247.83 to Jose Tejada, 29 S. Harrisburg Avenue, Account Number 799501-0.

RESOLUTION #106: ADVERTISEMENT – REQUEST FOR PROPOSALS FOR FULL-SERVICE WATER STORAGE TANK ASSET MANAGEMENT AND MAINTENANCE PLAN

To advertise bids for Request for Proposal for Full-Service Water Storage Tank Asset Management Maintenance Plan in the Press Newspaper and on the ACMUA Website to accept proposals on a date to be later announced.

RESOLUTION #107: ADVERTISEMENT – GENERAL BANKING SERVICES

To advertise bids for Request for Proposal for General Banking Services in the Press Newspaper and on the ACMUA Website to accept proposals on a date to be later announced.

RESOLUTION #108: WATER SERVICE AGREEMENT – CHAPMAN REAL ESTATE HOLDINGS – 21 SOVEREIGN AVENUE

The Water Service Agreement with Chapman Real Estate Holdings for the property 21 Sovereign Avenue, Block 263, Lot 30 in the City of Atlantic City, New Jersey, which the parties paid the installation and connection fee of \$5,611.68.

A motion was made by John Eccles, Jr. and seconded by Stephanie Davies to approve the Consent Agenda. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

END CONSENT AGENDA

ROLL CALL AGENDA

RESOLUTION #109: PLANNING AND GRANT CONSULTANT – RUTALA ASSOCIATES

To authorize to accept the Request for Proposals from Rutala Associates for Planning and Grant Consultant Services from May 23, 2025 to May 22, 2026 at \$170.00 per hour, with the amount not to exceed \$20,000.00.

A motion was made by Gary L. Hill and seconded by Glenn Banfield to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

RESOLUTION #110: PROCUREMENT CONSULTANT – KMD BUSINESS CONSULTANT, LLC

To authorize to accept the Request for Proposals from KMD Business Consultant for Procurement Consultant Services from May 30, 2025 to May 29, 2026 at \$75.00 per hour, with the amount not to exceed \$75,000.00.

A motion was made by Glenn Banfield and seconded by John Eccles, Jr. to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

RESOLUTION #111: GRAMMERCY AVENUE DISTRIBUTION SYSTEM IMPROVEMENTS – PERNA FINNIGAN, INC. - CHANGE ORDER #2

To authorize to accept the Change Order #2 from Perna Finnigan, Inc. from the original Agreement dated July 17, 2024, for the Grammercy Avenue Distribution System Improvements, to complete the Grammercy Avenue Distribution System Improvements, which will decrease the contract price by \$34,831.52 for a total contract price from \$1,517,373.35 to \$1,482,541.83.

A motion was made by Gary L. Hill and seconded by Glenn Banfield to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

RESOLUTION #112: LEAD SERVICE LINE REPLACEMENT PHASE I – ARTHUR R. HENRY, INC. - CHANGE ORDER #1

To authorize to accept the Change Order #1 from Arthur R. Henry, Inc. from the original Agreement dated June 20, 2024, for the Lead Service Line Replacement Phase I to complete the Lead Service Line Replacement Phase I, which will increase the contract price by \$165,000.00 for a total contract price from \$4,989,777.00 to \$5,154,777.00.

A motion was made by Glenn Banfield and seconded by John Eccles, Jr. to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

RESOLUTION #113: SHARED SERVICES – INFORMATION TECHNOLOGY – CITY OF ATLANTIC CITY

To authorize to execute an agreement with the City of Atlantic City's Shared Service Arrangement to engage the Information Technology Systems Professional at \$85.00 per hour and the Assistant at \$45.00 per hour on a part-time basis with a total annual cost not to exceed \$50,000.00.

A motion was made by Gary L. Hill and seconded by John Eccles, Jr. to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

RESOLUTION #114: SHARED SERVICE AGREEMENT – ATLANTIC COUNTY UTILITIES AUTHORITY – LABORATORY SERVICES

To authorize to enter into a Shared Service Agreement with Atlantic County Utilities Authority for Laboratory Testing Services beginning June 1, 2025 until May 31, 2026, in the sum not to exceed \$32,468.25.

A motion was made by John Eccles, Jr. and seconded by Stephanie Davies to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

Mr. Bill Mayer of DeCotiis, Fitzpatrick, Cole & Giblin, LLP gave the Board information regarding the bonding.

RESOLUTION #115: AMENDING CERTAIN PROVISIONS OF THE SUPPLEMENTAL BOND RESOLUTION – LEAD SERVICE LINES REPLACEMENT PROJECT

To amend the 2024 Lead Service Line Supplemental Bond Resolution to provide for financing both Phases I and Phase II of the Lead Service Line Replacement Project to increase the authorized amount of Bonds and Notes to be issued from \$10,500,000 to \$28,200,00 and to approve the form of an Amended and Restated Supplemental Bond Resolution including the Amendments.

A motion was made by John Eccles, Jr. and seconded by Stephanie Davies to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

RESOLUTION #116: SUPPLEMENTAL BOND RESOLUTION – SECURITY ENHANCEMENTS TO THE WATER TREATMENT PLANT, DISTRIBUTION SYSTEM AND SOURCE AREAS AND STRUCTURES PROJECT

To authorize the Supplemental Bond Resolution Authorizing the Issuance of not exceeding \$6,400,000 Water System Revenue Bonds of the Atlantic City Municipal Utilities Authority and providing for their sale to the New Jersey Infrastructure Bank and the State of New Jersey and Authorizing the Execution and delivery of certain Agreements in connection therewith for the Authority's Security Enhancements to the Water Treatment Plant, Distribution System and Source Areas and Structures Project.

A motion was made by Gary L. Hill and seconded by John Eccles, Jr. to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

RESOLUTION #117: PROCUREMENT CONSULTANT SERVICES – QUALIFIED PURCHASING AGENT – AMENDMENT #1

To authorize to accept Amendment #1 from KMD Business Consultant from the original Agreement dated May 15, 2024, for Procurement Consultant Services – Qualified Purchasing Agent, which will increase the contract price by \$5,016.62 for a total contract price from \$52,200.00 to \$57,216.62.

A motion was made by Gary L. Hill and seconded by Stephanie Davies to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

BILLS

RESOLUTION #118: MONTHLY BILLS

To approve the monthly bill resolution in the amount of \$1,682,229.94.

A motion was made by Stephanie Davies and seconded by John Eccles, Jr. to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

EXECUTIVE SESSION

RESOLUTION #119: EXECUTIVE SESSION

A motion was made by Gary L. Hill and seconded by John Eccles, Jr. to go into Executive Session at 11:31am. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

EXIT EXECUTIVE SESSION

Chairman Gary L. Hill requested that the Board exit the Executive Session at 11:49am by roll call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

DISCUSSION IN EXECUTIVE SESSION

In Executive Session, the Board discussed the following topics: Union Contracts; Buyout of Sick Leave; Jiff Insurance; Illegal Hookup; and Update Litigation.

RESOLUTION #120: SETTLEMENT AND RELEASE OF CLAIMS

To authorize the settlement agreement between the ACMUA and Mack Ragsdale to the terms confirmed by the NJ State Monitor, which concludes all adversary matters between the parties.

A motion was made by Glenn Banfield seconded by Nynell Langford to approve the resolution. By roll-call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

ADJOURNMENT

Chairman Gary L. Hill requested that the Board Adjourn the Board Meeting at 11:55pm by roll call Gary L. Hill, Glenn Banfield, Nynell Langford, John Eccles, Jr. and Stephanie Davies.

Mohammed Dedar was absent.

Respectfully,

WaStella E. Johnson
Board Secretary