

**JERSEY CITY MUNICIPAL UTILITIES AUTHORITY  
MINUTES OF THE BOARD OF COMMISSIONERS MEETING  
OCTOBER 24, 2013**

**CALL TO ORDER - 5:00 PM**

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In compliance with the Sunshine Laws, Chairwoman Tauro ordered and directed that a Public Notice of a Public Meeting of the Jersey City Municipal Utilities Authority be posted in the main lobby of the Jersey City Municipal Utilities Authority Administration Building and that a copy of the notice be sent to The Jersey Journal, The Star Ledger and the City Clerk.

**ROLL CALL OF MEMBERS PRESENT:**

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Chairwoman, Marie Tauro  
Commissioner Gerard M. Balmir, Jr.  
Commissioner, Debbie Harris  
Commissioner, William Macchi  
Commissioner, Lewis W. Matthias  
First Alternate Commissioner, Nicholas Economou

**ABSENT:**

Second Alternate Commissioner, Thomas Gibbons

**ALSO PRESENT:**

Daniel Becht, Esquire, Executive Director  
John Folk, CPA, Director of Finance  
Matthew Donohue, CPA, Donohue, Gironda and Doria  
Frank J. Borin, Esquire, DeCotiis, FitzPatrick & Cole, LLP  
Judy Rybka, Recording Secretary  
Barbara Gordon, Director of Administration  
Jerry Conte, Permit/Connection Fees Administrator  
Richard Haytas, P.E., Senior Engineer/Infrastructure Maintenance Supervisor  
Krystyna Pawłowska, Administrative Assistant  
Kevin Carr, Purchasing Agent  
John Hroncich, P.E., United Water  
Seamus Cunningham, P.E., Mayo, Lynch & Associates  
Elmer Andal, Department of Finance, JCMUA  
Yvonne Balcer, 75 Liberty Avenue, Apt A4, Jersey City, NJ  
Crofton Whitfield, 75 Liberty Avenue, Apt D15, Jersey City, NJ  
Alison Mendez, 75-100 Liberty Avenue, Jersey City, NJ  
Joseph Beckmeyer, Former JCMUA Chief Engineer

**FLAG SALUTE**

**READING AND APPROVAL OF MINUTES OF THE SEPTEMBER 26, 2013  
BOARD OF COMMISSIONERS MEETING**

Motioned to approve by Commissioner Macchi

Seconded by Commissioner Matthias

Roll call vote: Commissioner Harris	Yay
Commissioner Balmir	Yay
Commissioner Macchi	Yay
Commissioner Matthias	Yay
Chairwoman Tauro	Yay

**CONSENT AGENDA:**

**Resolution 10/13/1** authorizing transfer of funds for sewer operations

**Resolution 10/13/2** authorizing payments of audited claims

**Resolution 10/13/3** authorizing transfer of funds and payments of audited claims for water operations

**Resolution 10/13/4** authorizing cash disbursements

**Resolution 10/13/5** authorizing payments from the capital improvement, project, construction and note funds

**Resolution 10/13/6** authorizing amending MMREF expenditure for emergency repair of 20 inch water main in Sip Avenue - **pulled from the consent agenda**

**Resolution 10/13/7** authorizing MMREF expenditure for the relocation of 12 inch water main at York Street and Grove Street

**Resolution 10/13/8** authorizing change order #3,4 and 5 for Boonton Gravity Supply Project; JCMUA contract number BGSP-2012-33-W; New Jersey Environmental Infrastructure Trust Project 0906001-008

**Resolution 10/13/9** authorizing cut and cap and 20 inch valve repair to be reimbursed by New Jersey Department of Transportation

**Resolution 10/13/10** authorizing award of contract for professional engineering services to Hatch Mott MacDonald for design, permitting and bid phase services for cleaning and lining of Jersey City Water System

**Resolution 10/13/11** introducing the proposed year 2014 annual sewer budget

**Resolution 10/13/12** introducing the proposed year 2014 annual water budget

**Resolution 10/13/13** authorizing change orders 1 – 3 for East Side Pump Station, motor, VFD and control replacements; JCMUA contract number ESPI-2012-19; NJEIT project S340928-09

**Resolution 10/13/14** amending an emergency procurement for storm damage to exterior wall of JCMUA Administration Building, operations building and East Side Plant

Motioned to approve Resolutions 10/13/1 through 10/13/5 and Resolutions 10/13/7 through 10/13/14 by Commissioner Macchi (Resolution 10/13/6 pulled from consent agenda)

Seconded by Commissioner Matthias

Roll call vote: Commissioner Harris	Yay
Commissioner Balmir	Yay
Commissioner Macchi	Yay
Commissioner Matthias	Yay
Chairwoman Tauro	Yay

**Resolution 10/13/6** authorizing amending MMREF expenditure for emergency repair of 20 inch water main in Sip Avenue

Commissioner Macchi discussed the cost to the JCMUA for traffic management during the completion of public projects. Jersey City Police are hired to manage traffic and costs are high. He discussed if/how costs might be reduced.

Mr. Folk advised the cost for traffic management is typically 10 to 15 percent of the contract amount.

Mr. Becht explained that rates and number of officers needed are set by the Police Department. The JCMUA can use its own employees to manage traffic for in-house jobs. However, when outside contractors perform the work, City police must be hired. Mr. Becht suggested a conversation with City Administration take place regarding overtime costs relating to public projects and asked Chairwoman Tauro for her assistance.

Motioned to approve by Commissioner Macchi

Seconded by Commissioner Harris

Roll call vote: Commissioner Harris	Yay
Commissioner Balmir	Yay
Commissioner Macchi	Yay
Commissioner Matthias	Yay
Chairwoman Tauro	Yay

**APPROVAL OF BILLS – Included in Resolutions, no additional**

**COMMUNICATIONS – None**

**COMMITTEE REPORTS - None**

**CONSULTANT REPORTS**

**Donohue, Girona and Doria, CPA's - Introduction of the 2014 water and sewer budget**

Mr. Folk explained the first introduction of the 2014 sewer and water budgets are on this evening's agenda (Resolutions 10/13/11 and 10/13/12, respectively). Proposed budgets will be forwarded to the State for review and the review/approval process is approximately two months. In December, the budgets will be brought before the JCMUA Board of Commissioners for approval/adoption.

Commissioner Macchi asked if "money from Sandy" can be anticipated in the 2014 budgets.

Mr. Folk explained, "Items not covered by FEMA and insurance go against the budget. We have not gotten all the payments and all the work isn't done yet."

Mr. Becht advised claims of \$10 million have been submitted and approximately \$300,000 has been collected so far.

**General Counsel, DeCotiss, FitzPatrick & Cole, LLP – Split Rock Dam Project**

Mr. Borin discussed the Split Rock Dam project and advised construction is ready to begin. Awaiting approval from the Township of Rockaway to issue notice to proceed. A pre construction meeting was held yesterday and there are a few remaining insurance issues. The necessary information was sent to Rockaway Township today. Per the DEP, work must begin next week.

Mr. Cunningham added the DEP was to build a boat ramp and parking lot but is behind schedule. The DEP is now asking the JCMUA to build a temporary boat ramp.

Chairwoman Tauro asked the cost of Split Rock project.

Mr. Borin replied, "Approximately \$3.5 million."

**UNFINISHED BUSINESS - No unfinished business**

**NEW BUSINESS - No new business**

**PUBLIC COMMENT**

Ms. Yvonne Balcer addressed the Board, explaining she lives at 75 Liberty Avenue (Brunswick Towers), Jersey City and is here to discuss back billing for water in the approximate amount of \$150,000 going back six years. "You're asking many residents to pay for water they did not use. Please reconsider."

Mr. Whitfield, president of condominium association at Brunswick Towers, addressed the Board next. He explained that an unmetered water main was discovered during testing of the building's fire compression system. Residents are being billed for water they did not use; water used by residents going back six years. He asked the Board to consider limiting the current residents' exposure for the past six years.

Commissioner Harris asked when the building became a condominium.

Mr Whitfield replied, "In 1986. Current residents are being billed approximately \$154,000 for water they did not use. We appreciate your consideration."

Mr. Borin thanked Ms. Balcer and Mr. Whitfield and advised the matter will be discussed during this evening's Executive Session and the JCMUA will be in touch with the attorney for Brunswick Towers.

**ENTERED EXECUTIVE SESSION 5:30 PM (to discuss client-attorney privilege matters)**

Motioned by Commissioner Macchi

Seconded by Commissioner Harris

Roll call vote: Commissioner Harris	Yay
Commissioner Balmir	Yay
Commissioner Macchi	Yay
Commissioner Matthias	Yay
Chairwoman Tauro	Yay

Mr. Andal, JCMUA Finance Department, provided a report on the Brunswick Tower water billing matter. Mr. Borin advised the Authority and Board of Commissioners of the JCMUA's rights according to the Authority's rules. A general discussion followed.

**EXECUTIVE SESSION CLOSED 5:50 PM**

Motioned to approve by Commissioner Matthias

Seconded by Commissioner Matthias

Roll call vote: Commissioner Harris	Yay
Commissioner Balmir	Yay
Commissioner Macchi	Yay
Commissioner Matthias	Yay
Chairwoman Tauro	Yay

**ADJOURNMENT**

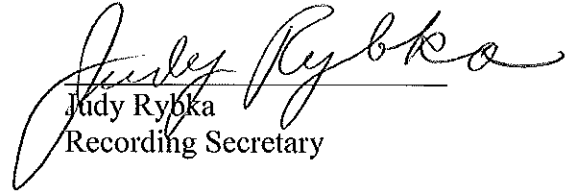
The meeting adjourned at 5:51 p.m.

Motioned to approve by Commissioner Matthias

Seconded by Commissioner Harris

Unanimously approved by all remaining Commissioners present.

Respectfully submitted,

  
Judy Rybka  
Recording Secretary