



**CAPITAL CITY REDEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING**

**NJEDA OFFICES
36 WEST STATE STREET
BOARD ROOM**

October 28, 2014 @ 10 AM

MINUTES

Members of the Board Present:

Peter Inverso, Chair
Gwendolyn Harris, Vice Chair
Terry Reidy
Robert Prunetti
Andrew Swords
Christopher Brashier

Members of the Board Present via Conference Call:

Richard Sims

Members of the Board Not Present:

Mayor Jackson
Steven Sutkin, Secretary/Treasurer

Others Present:

Michael Collins, Assistant Counsel, Governor's Authorities Unit
Gabriel Chacon, Counsel
Margie Piliere, EDA
Kim Ehrlich, EDA
Muneerah Sanders, EDA
Tina Vignali, DCA
Tom Solecki, Treasury Administration

Call to Order:

Chairman Peter Inverso called the meeting to order at 10 a.m. with a quorum of the Board present. Ms. Ehrlich read the Open Public Meetings announcement and performed the roll call of the Board.

Meeting Minutes:

The Board was presented with minutes from the Board of Directors' September 29, 2014 meeting. **A motion to approve the September 29, 2014 minutes was made by Mr. Prunetti, seconded by Mr. Brashier and approved by the Board in a vote of 6-0-0.**

Mercer County Community College Presentation

Dr. Patricia Donohue, President, Mercer County Community College gave a presentation on the college's plans for its Trenton campus and surrounding area. She stated that the college serves 1800 – 2000 adults as well as high school students who are part of the upward bound program.

Dr. Harris entered the meeting at this time.

Dr. Donohue stated that the Trenton campus will be a destination campus with a school for fashion design, criminal justice, corrections and Law Enforcement, public health and liberal arts amongst other studies.

She advised the Members that the college wants to be a development engine that builds upon the city and county workforce and supports and aids small business. She added that the college is considered a safe place which stabilizes the area. They partner with the Trenton Parking Authority with students parking on East Hanover Street.

Mr. Sims left the call at this time.

Dr. Donohue spoke about the recent renovations to Kerney Hall including a student commons with a one stop center for advisement and enrollment; the opening of Trenton Hall with a study lounge and classrooms; and facilities for fashion design and merchandising programs.

She added that additional construction for 2014 – 2015 including adding an art gallery, expanding Trenton Hall to accommodate technology and allied health programs, and renovating the first floor of Kerney hall, and building an automotive technology center.

She expressed her appreciation for the board's interest and stated that MCCC is anxious to partner with others. She invited the Members to tour Kerney Hall.

The Chairman introduced Michael Collins, the new representative from the Governor's Authorities' Unit to the Board.

City of Trenton Presentation

Monique King-Viehland, Director of Housing and Economic Development gave an overview of the City of Trenton's City Wide Market Study. She stated that some of the city's priorities included but were not limited to establishing an economic baseline, identifying the city's current economic resources, and determining how those resources could be enhanced to accommodate growth.

She stated that the city was working to identify market potential with respect to various markets including retail, dining/entertainment, arts and culture, tourism and hospitality, government and education, personal and professional services, health care services, innovation and technology, office, housing development, and industrial and manufacturing.

She advised that some of the city's priorities for economic development focusing on the need for population growth, improving the connections to region, and improving quality of life to make Trenton a place people want to live and work.

She stated that the city was also looking to leverage vacant and government owned properties. She added that the city wanted to connect retail anchors, attract small retailers, and make streetscape and façade improvements.

She added that the city will host a meeting in December or January with developers from the New York area, as they want to reach more developers from outside of the area.

She advised that last week, the Mayor announced a business retention program as there are lots of businesses, but we don't necessary provide them direct benefits.

Dr. Harris asked how the CCRC could be of support to the city. Ms. King-Viehland stated the city would be interested in facilitating a partnership with the college, CCRC and the City of Trenton.

Chairman Inverso requested a meeting with the Mayor.

September Financial Report:

Thomas Solecki from the Department of Treasury's Division of Administration stated that there was no change to the financial report. He stated that a draft of the audit would be forthcoming.

Mr. Prunetti stated that he looked over the audit committee minutes. He suggested extending the RFP with the current vendor. Dr. Harris requested that the RFP be made available for the next meeting.

Other Business:

Chairman Inverso reminded the members that ethics training receipts should be forwarded to Ms. Sanders prior to the November 10th deadline.

Members of the Board brainstormed and discussed their vision of the Board's purpose and how they could best serve the City of Trenton as well as assist Mercer County Community College in reaching their goals.

Chairman Inverso requested recommendations pertaining to the letter to the Governor. After review and discussion, the consensus was to revise the last paragraph, include a request for a meeting, funding for the board, and place on letterhead.

Ms. King-Viehland stated that she would offer some recommendations for inclusion to the letter.

Public Comment:

No public comment

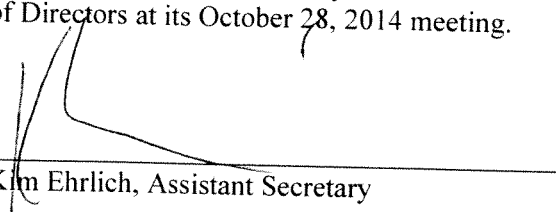
There being no further business a motion to adjourn the meeting was adjourned by a unanimous vote.

Next Meeting Date:

The next meeting date for the Capital City Redevelopment Corporation is scheduled for Tuesday, December 9th, at 2pm. The meeting location will be 36 West State Street, Trenton, NJ 08625.

Certification:

The foregoing and attachments represent a true and complete summary of the actions taken by the Capital City Redevelopment Corporation Board of Directors at its October 28, 2014 meeting.



Kim Ehrlich, Assistant Secretary