

**NEW JERSEY SCHOOLS DEVELOPMENT AUTHORITY
BOARD MEETING
WEDNESDAY, APRIL 2, 2025 AT 9:00 A.M.
32 E. FRONT STREET, TRENTON, NJ
JOSEPH A. MCNAMARA BOARD ROOM**

- 1. NOTICE OF PUBLIC MEETING/PLEDGE OF ALLEGIANCE**
- 2. ROLL CALL**
- 3. APPROVAL OF MEETING MINUTES**
 - a. Board Open Session Meeting Minutes of February 5, 2025
 - b. Board Executive Session Meeting Minutes of February 5, 2025
- 4. AUTHORITY MATTERS**
 - a. CEO Report
 - b. Chairman's Report
- 5. REPORT AND RECOMMENDATIONS OF THE AUDIT COMMITTEE (CHAIRMAN'S REPORT)**
 - a. MOU between NJSDA and HESAA, Addendum No. 6 – Three (3) Year Extension of Term
- 6. REPORT AND RECOMMENDATIONS OF THE SCHOOL REVIEW COMMITTEE (CHAIRMAN'S REPORT)**
 - a. Construction Management Award – Garfield Public Schools District - Garfield New Elementary School – NT-0053-M01
 - b. Award for Demolition and Early Site Preparation – West New York Public School District - New Middle School - HU-0030-N01
 - c. Recommendation for Settlement in Anticipation of Claim by Terminal Construction Corporation/Dinallo Construction Corporation, a Joint Venture in Connection with the Perth Amboy High School Project - **TO BE DISCUSSED IN EXECUTIVE SESSION AND VOTED ON UPON THE BOARD'S RETURN TO OPEN SESSION**
- 7. MONTHLY REPORTS**
 - a. *For Informational Purposes*
 - i. Active Projects Report
 - ii. Project Status Reports
 - iii. Contracts Executed Report/Amendments & Change Orders Executed Report
 - iv. Diversity and Workforce Participation Report
 - v. Regular Operating District Grant Activity Report
 - vi. Communications Report
 - vii. Monthly Financial Report
 - viii. Settlement Activities Report

8. EXECUTIVE SESSION

- Recommendation for Settlement in Anticipation of Claim by Terminal Construction Corporation/Dinallo Construction Corporation, a Joint Venture in Connection with the Perth Amboy High School Project
- Litigation/Contract Matter(s) – OPMA Exemption N.J.S.A. 10:4-12b (7)
CCD Report (*no activity*)

9. REQUEST MOTION TO ADJOURN PUBLIC MEETING

APPROVAL OF MEETING MINUTES

February 5, 2025 Open Session Minutes

**NEW JERSEY SCHOOLS DEVELOPMENT AUTHORITY
BOARD OF DIRECTORS MEETING
WEDNESDAY, FEBRUARY 5, 2025**

A meeting of the Board of Directors of the New Jersey Schools Development Authority (SDA or the Authority) was held on Wednesday, February 5, 2025 at 9:00A.M. in the Joseph A. McNamara Board Room at the offices of the Authority at 32 East Front Street, Trenton, New Jersey.

Participating were:

Robert Nixon, Public Member, Chairman

Juan Burgos (EDA)

Kevin Luckie (DCA)

David Moore (Treasury)

Bernard Piaia (DOE)

John Capo, Public Member

Joseph DeCotiis, Public Member

Daniel Gumble, Public Member

Lester Lewis-Powder, Public Member

Michael Maloney, Public Member

Mario Vargas, Public Member

Nicole Vecchione, Public Member

being all the Members of the Board. Mr. Nixon, Mr. Capo, Mr. DeCotiis, Mr. Gumble, Mr. Lewis-Powder, Mr. Maloney, Mr. Moore and Mr. Piaia participated by teleconference.

At the Chairman's request, Manuel Da Silva, chief executive officer; Donald Guarriello, vice president and chief financial officer; Ramy Kamel, vice president; Albert Barnes, chief counsel and additional assistant secretary; Edye Maier, director; and Jamie Henneke, governance

coordinator and ethics manager of the SDA participated in the meeting. Alexis Franklin of the Governor's Authorities Unit (GAU) also attended the meeting.

Pledge of Allegiance

Led by the Mr. Da Silva, the assembled Members stood and recited the Pledge of Allegiance.

The meeting was called to order by Mr. Nixon, who requested that Ms. Henneke read the requisite notice of public meeting. Ms. Henneke announced that the meeting notice had been sent to the *Trenton Times* and *Star-Ledger* at least 48 hours prior to the meeting, and was duly posted on the Secretary of State's bulletin board at 225 West State Street in Trenton, New Jersey and on the SDA Website. Ms. Henneke then conducted a roll call and indicated that a quorum of the Members of the Board was present.

Approval of Meeting Minutes

The Chairman presented for consideration and approval the minutes of the Board's January 8, 2025 Open Session meeting. A copy of the meeting minutes and a resolution had been provided to the Members for review in advance of the meeting. Upon motion duly made by Mr. Burgos and seconded by Mr. Piaia, the Open Session minutes of the January 8, 2025 SDA Board meeting were approved with the Members' vote in favor of the resolution attached hereto as ***Resolution 3a.***

Mr. Nixon presented for consideration and approval the minutes of the Board's January 8, 2025 SDA Organizational Board meeting. A copy of the meeting minutes and a resolution had been provided to the Members for review in advance of the meeting. Upon motion duly made by Mr. Piaia and seconded by Mr. Vargas, the minutes of the January 8, 2025 SDA

Organizational Board meeting were approved with the Members' unanimous vote in favor of the resolution attached hereto as *Resolution 3b*.

Authority Matters

CEO's Report

Mr. Nixon asked Mr. Da Silva for the report of the CEO. Mr. Da Silva provided an update on design-build projects in construction. He said that for the Union City New Grade 7-9 School, exterior veneer activities are complete and window installation is ongoing. He added that the building is temporarily enclosed, temporary heat is on, drywall installation is ongoing and finish work has begun. He noted that playground area site work is ongoing now that the underground storm water system has been installed.

Turning to design-bid-build projects in the construction stage, Mr. Da Silva reported that for the Keansburg Port Monmouth Road School project, the emergency responder system was installed. He added that management is waiting for the fire, police and local EMS to complete verification testing. For the Orange High School and Cleveland Street Elementary School projects, he said that management anticipates the completion of the Department of Community Affairs final inspections on both projects and submission for certificates of occupancy by the end of this month.

With respect for projects with active early site preparation, Mr. Da Silva informed the Members that for the Garfield New Elementary School project, the design-build kick off meeting was held the previous month while construction management request for proposal is advertised and proposals are due later this month. For the Elizabeth New Elementary School project, he said that the early site package contractor continues with foundation and subsurface structure removal. He added that management expects to advertise the design-build contract later this

month. He advised that for the West New York Middle School project, the early site preparation package was advertised last month and bids are due mid-March.

Finally, Mr. Da Silva said that the Members will notice an additional report in the monthly reports section of the meeting materials. He advised that the SDA Board approved for adoption and publication updated Rules for Disposition of Surplus Real and Personal Property of the SDA, N.J.A.C. 19:35. He added that in accordance with the reporting requirements of these Rules, SDA management is presenting the December 31, 2024 Leased/Licensed Real Estate Owned Report.

Audit Committee

Mr. Vargas, as Audit Committee Acting Chairman, reported that the Audit Committee met on January 21, 2025, at which time management provided the Committee with the December 2024 New Funding Allocation and Capital Plan Update. He reported a \$15.9 million decrease in the Planning Reserve balance in recognition of interest earnings and program income for 2024 of approximately \$16.3 million and the release of budgetary funds for completed projects of approximately \$7 million. He said that these decreases are partially offset by \$7.4 million in reserve funds that were allocated to the Garfield New Elementary School project approved at the December 2024 Board Meeting. He noted that there were no changes in any of the other SDA reserve balances during the reporting period. Mr. Vargas then advised that a new reserve balance has been established to reflect the federal funds being received for the Union City New Grade 7 to 9 School project through the American Recovery Plan Capital Projects Fund. He explained that these funds are being held in reserve until such time as all obligations of the federal program have been met to ensure no repayment of funds will be required. He said that the Reserve Balance for the Regular Operating Districts decreased by \$4.9 million during the

reporting period due to recognition of program income for 2024 of approximately \$3.8 million and a \$1.1 million reductions in state share for grant projects nearing completion.

Mr. Vargas said that the Committee was provided with the 2025 capital-spending forecast (Forecast) for informational purposes noting that the forecast is based on Treasury Updated Spending Models that help to ensure that there is an optimum level of cash on hand. He reported that the Forecast anticipates the expenditure of approximately \$214.7 million for school facilities projects representing a decrease of approximately \$58.3 million over the 2024 estimated actual amount. Mr. Vargas said that the decrease is attributable to lower amount of forecasted payments for: Emergent & Capital Maintenance Grants; Construction costs; Property Acquisition, Relocation & Environmental costs and; School Furniture, Fixtures, Equipment & Technology. He noted that these forecasted decreases are partially offset by higher forecasted spending on regular operating district grants, project insurance and district grant & funding agreements.

Mr. Vargas then advised the Members that management presented the Committee with one matter requiring Board action. Referencing a memorandum that was distributed to the Members in advance of the meeting, he said that management and the Committee request approval for addendum No. 5 of the Memorandum of Understanding (MOU) between the SDA and the Higher Education Student Assistance Authority (HESAA). He explained that HESAA administers the Governor's Industry Vocations Scholarship Program (NJ-GIVS, Program) that is a scholarship program for New Jersey students continuing their education in construction trades. He said that the Program, which has been funded by the SDA since 2013 pursuant to an MOU, allows the Authority to meet its statutory responsibility to fund construction-related job training for women and minorities. He said that the current 3-year not-to-exceed \$250,000 per year MOU became effective in May 2022 and will be ending April 30, 2025. He advised that

Committee will be requesting the Members extend the MOU Scholarship Program at its March Meeting. Mr. Vargas reported that, from the inception of the MOU, the Authority has expended over \$2 million on the scholarship program inclusive of fees paid to HESAA to administrative services. He said that scholarships up to \$2,000 have been awarded to students who have furthered their educations across various institutions of higher education throughout the State. He explained that since 2022, the current MOU, the Program has expended \$333,549.87 for years 1 and 2 of its 3-year commitment, though the total approved 2-year budget is \$500,000. He said that the fall semester of the 2024-2025 academic year included awards to 120 students, which nearly doubled the 64 students who received grants in fall 2023. Mr. Vargas said that management recommends the re-appropriation of unexpended funds from the prior two academic years to provide funding for spring 2025 NJ-GIVS awards. He stressed that this is not a request for additional state funds. He said that the Members are requested to approve Addendum No. 5 move the first two years unexpended funds to year 3 of the current MOU in the amount of \$165,550.08, resulting in an annual not-to-exceed amount of \$415,550.08 for year three of the MOU to fully fund the Program. Mr. Da Silva advised that the Program has a new executive director and that it appears there is renewed emphasis on scholarships. Ms. Maier noted that there was an extension on some of the FAFSA deadlines this year that may account for additional scholarship applications. Mr. Da Silva advised that discussions are currently underway for the next extension of the MOU for another 3-year term. He noted that the scholarship funds do not impact the SDA's budget as the funds represent ½ of 1% from each project that are kept in a separate account. Mr. Da Silva then discussed the students receiving these scholarships going into the construction trades.

A resolution pertaining to the MOU was provided to the Board in advance of the meeting. Upon motion duly made by Mr. Burgos, and seconded by Ms. Vecchione the Board authorized management to approve addendum No. 5 of the Memorandum of Understanding between the SDA and Higher Education Student Assistance Authority for year three of the Governor's Industry Vocations Scholarship Program with its unanimous vote in favor of ***Resolution 5a.***

Public Comments

At this time Mr. Nixon announced that the public comments portion of the Meeting will commence consistent with the New Jersey Open Public Meetings Act. There being no public speakers, Mr. Nixon asked for a motion to adjourn the Open Session of the meeting into Executive Session. He asked Ms. Henneke to announce the matters to be considered by the Board in Executive Session. Ms. Henneke advised that, the Board will adjourn into Executive Session to discuss a recommendation for property acquisition of 855-887 Broadway, Tax Block 8208, Lot 2.02 in the Paterson Public Schools District. She said that the Board will vote on this matter upon return to Open Session.

Upon motion by Mr. Vargas seconded by Mr. Burgos the Board unanimously voted to approve ***Resolution No. 8.*** and thereby adjourn the Open portion of the meeting into Executive Session.

At this time Mr. DeCotiis left the meeting.

Following the Board's return to Open Session, Mr. Vargas announced that in Executive Session the Board had discussed management's and the Real Estate Committee's recommendation for property acquisition of 855-887 Broadway, Tax Block 8208, Lot 2.02 in the Paterson Public Schools District.

A resolution pertaining to this matter was provided to the Board in advance of the meeting. Upon motion duly made by Mr. Burgos and seconded by Ms. Vecchione, the Board, approved property acquisition of 855-887 Broadway, Tax Block 8208, Lot 2.02 in the Paterson Public Schools District with the SDA with its unanimous vote in favor of ***Resolution 6a***.

Adjournment

There being no further business to come before the Board, upon motion by Chairman Nixon and with unanimous consent, the meeting was adjourned.

Certification: The foregoing represents a true and complete summary of the actions taken by the Board of the New Jersey Schools Development Authority at its February 5, 2025 meeting.

/s/ Albert Barnes
Additional Assistant Secretary

Resolution—3a./3b.

Approval of Minutes

WHEREAS, the By-Laws provide that the minutes of actions taken at meetings of the New Jersey Schools Development Authority be approved by the Authority's Board of Directors; and

WHEREAS, pursuant to Section 3(k) of P.L. 2007, Chapter 137, the minutes of the February 5, 2025 Board meeting of the New Jersey Schools Development Authority, for the Open and Executive Sessions were duly forwarded to the Office of the Governor following the meeting.

NOW, THEREFORE, BE IT RESOLVED, that the minutes of the New Jersey Schools Development Authority's February 5, 2025 Open and Executive Session meetings are hereby approved.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval, unless during such 10 day period, the Governor shall approve same, in which case such action shall become effective upon such approval.

Dated: April 2, 2025

AUTHORITY MATTERS

CEO REPORT

CHAIRMAN'S REPORT

**REPORT AND RECOMMENDATIONS OF THE AUDIT COMMITTEE
(CHAIRMAN'S REPORT)**

MOU between NJSDA and HESAA, Addendum No. 6 – Three (3) Year Extension of Term



MEMORANDUM

TO: Members of the Authority

FROM: Donald Guarriello
Vice President and Chief Financial Officer

Manuel Da Silva
Chief Executive Officer

DATE: April 2, 2025

RE: MOU between NJSDA and HESAA, Addendum No. 6---Three (3) Year Extension of Term

INTRODUCTION

The purpose of this memorandum is to request the Board's approval to extend an existing Memorandum of Understanding ("MOU") between the New Jersey Schools Development Authority ("NJSDA") and the New Jersey Higher Education Student Assistance Authority ("HESAA") for an additional three (3) years. Under the current MOU, NJSDA provides funds for the HESAA-administered Governor's Industry Vocations Scholarship Program ("NJ-GIVS"). The MOU was originally executed on July 31, 2013. Three times, the NJSDA Board approved successive three (3) year term extensions on July 6, 2016, June 5, 2019, and April 6, 2022, respectively. The term of the most recent extension expires April 30, 2025. The term of the proposed extended MOU is for the period commencing May 1, 2025 and ending on April 30, 2028, unless further extended.

Additionally, the Authority is seeking approval to establish distinct annual budgets for each of the three years of the extended period in an amount not to exceed \$330,000 annually (\$297,000 of which would be available for scholarships to eligible students). This level of annual funding for student scholarships in an amount not to exceed \$297,000 is an increase from the prior MOU extension. The 2024-2025 academic year saw an influx of grant applications, beyond the annual budget established. The SDA Board of Directors approved Amendment 5 on February 5, 2025, allowing for the reallocation of funds from the previous two years of the MOU period. As a result, the recommendation is to increase the annual funding for each of the three years for this MOU extension period.

NJSDA further agrees to reimburse HESAA for expenses associated with administering, implementing, and promoting the NJ-GIVS Program at a flat 10% rate annually, to be applied to the amount of scholarships awarded during a particular academic year or semester. HESAA may choose to reduce or forego the allotted administrative expenses to allow for additional scholarships to students. Further, the Authority is seeking approval to allow for the reallocation of unused funds during year one or year two of the program to the subsequent years within the MOU period, if needed.

In accordance with the Operating Authority adopted by the Board on December 1, 2010, as amended March 7, 2012 and January 7, 2025, Board approval is required of all MOUs/MOAs regardless of the contract value.

BACKGROUND

Following the enactment of P.L. 2009, c. 313 in January 2010, and consistent with the Authority's enabling legislation enacted in August 2007 (P.L. 2007, c. 137), the Authority explored ways to provide training programs for minority group members and women in construction trade occupations or other occupations, including engineering and management occupations, utilized in the performance of public works contracts. The MOU with HESAA to provide scholarship funding, and the NJSDA-sponsored Contractor Training Program for small, minority, women, and disabled veteran-owned businesses in the State of New Jersey, help to fulfill, in part, NJSDA's obligation to provide funds for construction related job training for women and minorities.

NJ-GIVS, administered by HESAA, fills a void in state financial aid programs by making scholarships available to students pursuing non-degree certificate programs in construction/engineering related industries. Prior to the implementation of NJ-GIVS, state student financial aid programs only provided grants and scholarships to students in matriculated Associate or Baccalaureate degree programs.

Students from all counties and municipalities in New Jersey are eligible to receive a NJ-GIVS scholarship. Consistent with other HESAA residency requirements, students must be bona fide New Jersey residents for a period of at least 12 months. Students admitted to an approved institutional program must apply directly to HESAA for the scholarship. HESAA awards the funds to eligible students on a "first come first served" basis.

A scholarship covers the cost of tuition up to \$2,000 per year less any federal financial aid the student is eligible to receive. The scholarship is renewable for one year. All scholarship awards are made to the institutions. The institutions, in turn, credit the students' accounts. No funds are disbursed directly to students.

On June 5, 2013, the Board initially allocated \$550,000.00 (\$500,000.00 to be awarded in scholarships to eligible students and up to \$50,000.00 for HESAA administrative fees) for the first year of the NJ-GIVS program; however, since actual expenditures in year one of the scholarship program were significantly below the \$550,000.00, the Authority transferred the unused balance to year two of the program, and then did the same in year three of the program as an unused balance still remained. The annual budget was reduced to \$250,000.00 for the successive three (3) year term extensions approved by the NJSDA Board on July 6, 2016, June 5, 2019, and April 6, 2022, respectively. To date, the amount of expenditures since the inception of the program is significantly less than the one half of one percent (0.5%) statutorily mandated in C.52:38-7.

Since July 2, 2013, the Authority has expended more than \$2 million on the scholarship program, inclusive of fees paid to HESAA to administer the scholarship program. NJSDA and HESAA together have awarded scholarships to over 1,000 students, which have furthered their education across various institutions of higher education throughout the State.

HESAA

Like NJSDA, HESAA is an independent state authority. HESAA is charged with administering the state's higher education need-based grants and merit scholarships. During the most recent academic year (2022-2023) for which information is publically available, HESAA distributed nearly \$587 million in scholarship awards to over 99,000 students attending New Jersey colleges or universities. HESAA administers the Tuition Aid Grant (TAG) program, the nation's most generous need-based undergraduate aid program; the part-time TAG for County College Students Program; the NJ STARS program; and the NJ STARS II program. Additionally, HESAA has bonding authority and annually sells bonds to finance the New Jersey College Loans to Assist State Students (NJCLASS) program. Along with the state programs, HESAA has contracts with the U.S. Department of Education to administer a number of federal student aid programs including, but not limited to, the Federal Family Education Loan Program and the John R. Justice Loan Redemption Program. In addition to administering financial aid programs, HESAA also has regulatory oversight over the college and university financial aid offices and conducts audits of those offices' functions to make certain the expenditure of funds comports with all statutory and regulatory requirements.

RECOMMENDATION

The Members of the Authority are requested to approve a three (3) year extension of the MOU between NJSDA and HESAA commencing May 1, 2025 and ending April 30, 2028. Additionally, the Members of the Authority are requested to approve distinct annual budgets for each of the three years of the extended period in an amount not to exceed \$330,000 annually (\$297,000 of which would be available for scholarships to eligible students, and a flat 10% rate for HESAA administrative fees). HESAA may choose to reduce or forego the allotted administrative expenses to allow for additional scholarships to students. Further, unused funds during year one or year two of the MOU period can be reallocated to the subsequent years within the MOU period, if needed.

In accordance with the Operating Authority adopted by the Board on December 1, 2010, as amended March 7, 2012 and January 7, 2025, Board approval is required of all MOUs/MOAs regardless of the contract value.

Prepared by: Edye Maier, Director of Communications

Resolution –5a.

Memorandum of Understanding between SDA and the
Higher Education Student Assistance Authority (HESAA) Addendum No. 6,
Three Year Extension of Term

Resolution

WHEREAS, the Operating Authority of the New Jersey Schools Development Authority (SDA or the Authority) provides that SDA management’s execution of any contractual amendment which exceeds \$200,000 requires approval by the Members of the Authority; and

WHEREAS, the Operating Authority further requires Board approval of all Memoranda of Understanding (MOU) or Agreement or amendments thereto, regardless of contract value; and

WHEREAS, interagency cooperation is permitted by N.J.S.A. 52:14-1 et seq.; and

WHEREAS, in September 2001 the New Jersey Schools Construction Corporation (predecessor entity to the SDA) entered into a MOU with the state Department of Labor and Workforce Development (LWD) for the administration and implementation of a community outreach and training program in the construction trades for minorities and women; and

WHEREAS, the SDA and other entities that enter into “contract(s) in excess of \$1,000,000” with public funds, are statutorily required to implement or fund implementation of an outreach and training program for minority group members and women in construction trade occupations; and

WHEREAS, the New Jersey Governor’s Industry Vocations Scholarship Program (NJ-GIVS) fills a void that exists in state financial aid programs by making scholarships available to students pursuing non-degree certificate programs in construction/engineering related industries; and

WHEREAS, in 2013, SDA determined to maximize the effectiveness of its outreach and training initiative through its funding of the NJ-GIVS program; and

WHEREAS, the Higher Education Student Assistance Authority (HESAA) is uniquely situated to provide the SDA with assistance to effectuate NJ-GIVS resulting in the establishment in July 2013 of an MOU between SDA and HESAA for such purpose; and

WHEREAS, the SDA Board approved successive three year term extensions to the MOU, on July 6, 2016, June 5, 2019, April 6, 2022 respectively, with the term of the most recent extension expiring April 30, 2025; and

WHEREAS, the term of the extended MOU, addendum No. 6, proposed for Board approval is for the period commencing May 1, 2025 and ending on April 30, 2028; and

WHEREAS, since July 2, 2013, the Authority has expended more than \$2 million on the NJ-GIVS scholarship program, inclusive of fees paid to HESAA for administering the same; and

WHEREAS, administrative fees to be paid to the HESAA for administering, implementing and promoting the NJ-GIVs Program during the term of the proposed extension shall equal a flat 10% fee to be applied to the amount of scholarships awarded during a particular academic year or semester, with a not-to-exceed amount of \$33,000 annually; and

WHEREAS, the proposed amendment also provides that HESAA may choose to reduce or forego the allotted administrative expenses to allow for additional scholarships to students, and that unused funds during year one or year two of the MOU period can be reallocated to the subsequent years within the MOU period, if needed; and

WHEREAS, the background and a description of the HESAA, of the NJ-GIVS program and of the program's implementation to date, and details as to the funding expended and to be expended, along with the relevant statutory authority, are set forth in the memorandum presented to the Board on this date and incorporated herein; and

WHEREAS, SDA executive management recommends Board approval of the proposed Addendum No. 6 extension of the MOU between SDA and HESAA consistent with the provisions of the memorandum presented to the Board on this date and the terms of the MOU as proposed.

NOW, THEREFORE, BE IT RESOLVED, that the Members of the Authority hereby authorize and approve a three year extension of the Memorandum of Understanding, addendum No. 6, between the SDA and the New Jersey Higher Education Student Assistance Authority commencing May 1, 2025 and ending April 30, 2028, consistent with the memorandum and proposed Memorandum of Understanding as amended and presented to the Board on this date and incorporated herein.

BE IT FURTHER RESOLVED, that the Members of the Authority approve distinct annual budgets for each of the three years of the proposed amended Memorandum of Understanding's extended period in an amount not-to-exceed \$330,000, with \$297,000 available to be awarded in scholarships to eligible students and up to \$33,000 to be available annually for Higher Education Student Assistance Authority administrative fees, unless Higher Education Student Assistance Authority elects to reduce or forego the allotted administrative expenses

BE IT FURTHER RESOLVED, that unused funds during year one or year two of the Memorandum of Understanding period can be reallocated to the subsequent years within the Memorandum of Understanding period, if needed.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval, unless during such 10 day period, the Governor shall approve same, in which case such action shall become effective upon such approval.

Attached: Memorandum, Memorandum of Understanding between the New Jersey Schools Development Authority and the Higher Education Student Assistance, Addendum No. 6 Authority, dated April 2, 2025

Dated: April 2, 2025

**REPORT AND RECOMMENDATIONS OF THE SCHOOL REVIEW COMMITTEE
(CHAIRMAN'S REPORT)**

**Construction Management Award – Garfield Public Schools District -
Garfield New Elementary School – NT-0053-M01**



MEMORANDUM

TO: Members of the Authority

FROM: Sean Murphy
Managing Director, Procurement

RE: District: Garfield Public School District
School: New Elementary School
Description: Construction Management Services
Package No.: NT-0053-M01
Estimated Fee: \$2,492,300
Award: \$2,520,120
Contractor: Dobco, Inc.

DATE: April 2, 2025

SUBJECT: Construction Manager Award

INTRODUCTION

I am writing to recommend approval by the Members of the Authority of the award of a contract for Construction Management (“CM”) Services. This contract is for services to manage the design-build construction of the new Elementary School (“School”) in the Garfield Public School District.

Pursuant to the NJSDA Operating Authority adopted by the Board on January 8, 2025, Board approval is required for the award of consultant contracts greater than \$250,000. Funding for this engagement is available within the Project Budget, in accordance with the Final Project Charter approved by the Members on December 4, 2024.

BACKGROUND

At the November 2, 2022 Board Meeting, the Members approved the Preliminary Project Charter for the New Garfield Elementary School project. The project is planned to be an approximately 132,000 SF new school to educate 767 students in grades Kindergarten through Five.

An Early Site Package was awarded to APS Contracting, Inc. and a Notice to Proceed was issued on December 15, 2023. This package was for the demolition of the old school and site preparation for the new school. This work has been completed and the site is ready for construction of the new school.

On December 4, 2024, the Members of the Authority approved the Final Project Charter and the award of a Design-Build Construction contract to Dobco, Inc. (“Dobco”). On December 19, 2024, Dobco was issued a Notice of Award for the construction of the new School facility, and on January 24, 2025, Dobco received the Notice to Proceed for the design phase of the project.

PROCUREMENT PROCESS

This package for CM Services was advertised as a “Price and Other Factors” solicitation beginning on January 15, 2025 on the NJSDA website, NJ State website, and in selected newspapers for interested firms to participate in the bidding process. In addition, the advertisement was distributed to those firms that are pre-qualified in the area of Construction Management (P029) by both the Department of Treasury-Division of Property Management and

Construction and the NJSDA. For this procurement, price was weighted as 50% of the Final Combined Score, and all non-price factors were weighted as 50% of the Final Combined Score.

A Selection Committee consisting of four (4) NJSDA staff members was established.

Responsive Proposals were received from seven (7) firms by February 19, 2025. Qualifications and Technical Proposals were evaluated by the Selection Committee. Evaluations were based upon the information provided by the firms in response to the Request for Qualifications and Proposals (“RFQ/RFP”) for this project. The committee members evaluated the Qualifications and Technical Proposals for Construction Management Services separately based on the following criteria:

- Firm’s CM Experience on Comparable Projects
- Key Team Members’ Experience on Comparable Projects

Each Selection Committee member evaluated each Qualifications and Technical Proposal, assigning a raw score for each criterion on a scale of 0 to 10 as follows:

- Outstanding (9-10): depth and quality of response offers significant advantages.
- Superior (7-8): exceeds RFQ/RFP requirements with no deficiencies.
- Sufficient (5-6): meets RFQ/RFP requirements with no significant deficiencies.
- Minimal (3-4): meets RFQ/RFP requirements but contains some significant deficiencies.
- Marginal (1-2): comprehends intent of RFQ/RFP but contains many significant deficiencies.
- Unsatisfactory (0): requirements not addressed and lack of detail precludes adequate evaluation.

Weighting factors were applied to each of the Selection Committee member’s raw scores for each criterion to arrive at a total weighted score as indicated in Table 1 below:

TABLE 1

Criteria	Weighting Factor (Applied to Raw Score)	Maximum Weighted Points
Firm’s CM Experience on Comparable Projects	5.0	50
Key Team Members’ Experience on Comparable Projects	5.0	50
Total Possible Points		100

For each firm’s Qualifications and Technical Proposal, the individual criteria scores awarded by a particular Selection Committee member were added together to calculate a score for that Qualifications and Technical Proposal. The maximum score for a Qualifications and Technical Proposal is 100. All of the scores awarded by the Selection Committee members to a particular firm’s Qualifications and Technical Proposal were added together and averaged to arrive at a Final Qualifications and Technical Proposal Score for each firm. The firms, their scores and rankings are listed in Table 2 below:

TABLE 2

Firm	Final Qualifications and Technical Proposal Score	Qualifications and Technical Proposal Rank
Anser Advisory Management, LLC	71.250	1
Jacobs Architects / Engineers, Inc.	58.125	2
Epic Management, Inc.	56.875	3
Joseph Jingoli & Son, Inc.	51.875	4
Greyhawk North America, LLC	50.000	5
M&M Construction Company, Inc.	40.625	6
Legacy Construction Management, Inc.	36.875	7

The RFQ/RFP stipulated that a shortlist of the six (6) highest-ranked firms would be determined based on the Final Qualifications and Technical Proposal Scores. The shortlisted firms participated in interviews with the Selection Committee on March 10, 2025. The interviews allowed the firms to expand and detail their firm and team experience with respect to NJSDA requirements for Construction Management Services. The Selection Committee interviewed each of the shortlisted firms and evaluated each firm on Interview Criteria and Weighting Factors that were the same as those used in the evaluation of the Qualifications and Technical Proposals, as detailed above.

The individual criteria scores awarded by a particular Selection Committee member were added together to calculate an Interview Score for that firm. The maximum Interview Score is 100. All of the Interview Scores awarded to a particular firm by the Selection Committee members were added together and averaged to arrive at a Final Interview Score for each firm. The shortlisted firms, their scores and rankings are listed in Table 3 below:

TABLE 3

Firm	Final Interview Score	Interview Rank
Anser Advisory Management, LLC	75.625	1
Joseph Jingoli & Son, Inc.	66.875	2
Jacobs Architects / Engineers, Inc.	66.250	3
Epic Management, Inc.	60.625	4
M&M Construction Company, Inc.	43.750	5
Greyhawk North America, LLC	40.000	6

The Final Interview Score for each shortlisted firm was added to the Final Qualifications and Technical Proposal Score for each such firm, and the two scores were averaged to arrive at a Non-Price Score for each shortlisted firm. The maximum Non-Price Score is 100. The shortlisted firms, their scores and rankings are listed in Table 4 below:

TABLE 4

Firm	Non-Price Score	Non-Price Rank
Anser Advisory Management, LLC	73.438	1
Jacobs Architects / Engineers, Inc.	62.188	2
Joseph Jingoli & Son, Inc.	59.375	3
Epic Management, Inc.	58.750	4
Greyhawk North America, LLC	45.000	5
M&M Construction Company, Inc.	42.188	6

Once all of the Non-Price Scores for all shortlisted firms were calculated, the NJSDA opened the sealed Price Proposals and reviewed them for responsiveness. The Price Proposals were publicly opened on March 12, 2025 and the bids were read aloud as required by law.

The lowest responsive Price Proposal was awarded the maximum number of points for the price component, which is 100. All other Price Proposals were awarded points based on the percentage that each proposal exceeded the lowest bid.

The results of the NJSDA’s review and scoring of the Price Proposals are listed in Table 5 below:

TABLE 5

Firm	Bid Price	Price Score	Price Rank
Anser Advisory Management, LLC	\$2,520,120.00	100.000	1
Epic Management, Inc.	\$2,795,158.00	89.086	2
Joseph Jingoli & Son, Inc.	\$3,250,479.00	71.019	3
Jacobs Architects / Engineers, Inc.	\$3,339,494.07	67.487	4
M&M Construction Company, Inc.	\$3,554,200.00	58.967	5
Greyhawk North America, LLC	\$3,879,702.50	46.051	6

As stipulated in the RFQ/RFP, each Bid Price is inclusive of NJSDA-established Allowances totaling \$455,000, as follows: \$300,000 for Testing and Inspection Services, \$70,000 for Commissioning Agent, \$60,000 for Office Equipment, \$20,000 for Cleaning Services, and \$5,000 for Reproduction.

After the Price Scores were determined for all shortlisted firms, the Price Scores were adjusted by a weighting factor of 50%. The Non-Price Scores for “Other Factors” criteria were adjusted by a weighting factor of 50%. The weighted Price Score and weighted Non-Price Score for each shortlisted firm were added together for a Final Combined Score. The maximum Final Combined Score is 100. The Final Combined Scores and Final Rankings are listed in Table 6 below:

TABLE 6

Firm	Raw Non-Price Score	Raw Price Score	Weighted Non-Price Score (50%)	Weighted Price Score (50%)	Final Combined Score	Final Rank
Anser Advisory Management, LLC	73.438	100.000	36.719	50.000	86.719	1
Epic Management, Inc.	58.750	89.086	29.375	44.543	73.918	2
Joseph Jingoli & Son, Inc.	59.375	71.019	29.688	35.509	65.197	3
Jacobs Architects / Engineers, Inc.	62.188	67.487	31.094	33.743	64.837	4
M&M Construction Company, Inc.	42.188	58.967	21.094	29.484	50.578	5
Greyhawk North America, LLC	45.000	46.051	22.500	23.025	45.525	6

The highest ranked firm was Anser Advisory Management, LLC (“Anser”).

The bid submitted by Anser was greater than the NJSDA estimate. In order to ensure the firm's Price Proposal was inclusive of all scope elements, a conference was conducted on March 14, 2025 with Anser and staff from NJSDA's Procurement, Construction Operations and Program Operations divisions to review the bid. At the time of the review, Anser confirmed to the satisfaction of staff that its Price Proposal is inclusive of all scope elements contained in the Contract Documents.

The Construction Operations Director recommends award of the project to Anser.

RECOMMENDATION

The Members of the Authority are requested to approve the award of a contract to the firm with the highest Final Combined Score, Anser Advisory Management, LLC, in the amount of \$2,520,120, inclusive of NJSDA-established Allowances totaling \$455,000, for Construction Management Services for the new Elementary School in the Garfield Public School District.

Prior to execution of the contract, the contract and related documentation will be reviewed and approved by the NJSDA Division of Chief Counsel.

/s/ Sean Murphy
Sean Murphy, Managing Director, Procurement

Reviewed and Recommended by: Manuel Da Silva, Chief Executive Officer
Reviewed and Recommended by: Donald Guarriello, Vice President and Chief Financial Officer
Reviewed and Recommended by: Janice Venables, Vice President, Corporate Governance
Reviewed and Recommended by: Ramy Kamel, Vice President, Program and Construction Operations
Reviewed and Recommended by: Gregory Voronov, Managing Director, Planning and Program Operations
Reviewed and Recommended by: Joseph Lucarelli, Program Director, Construction Operations

Resolution—6a.

Construction Manager Services Award

District:	Garfield Public School District
School:	Garfield New Elementary School
Description:	Construction Management Services
Package No.:	NT-0053-M01
Estimated Fee:	\$2,492,300
Award:	\$2,520,120
Contractor:	Dobco, Inc.

Resolution

WHEREAS, the Operating Authority of the New Jersey Schools Development Authority (SDA or the Authority) requires that the Members of the Authority approve the award of consultant contracts greater than \$250,000; and

WHEREAS, in November 2022, the Members of the Authority approved the Preliminary Project Charter for a new approximately 132,000 square foot school facility (School) for the New Garfield Elementary School project designed to educate 767 students in grades Kindergarten through 5 (Project); and

WHEREAS, An Early Site Package was awarded to APS Contracting, Inc. and a notice-to-proceed (NTP) was issued on December 15, 2023, for the demolition of the old school and site preparation, which has been completed, with the site now ready for construction of the new School; and

WHEREAS, on December 4, 2024, the Members of the Authority approved a Final Project Charter and the award of a Design-Build Construction contract for the Project to Dobco, Inc. (Dobco); and

WHEREAS, on December 19, 2024, Dobco was issued a notice of award for the construction of the new School and on January 24, 2025, Dobco received the NTP with the design phase of the Project; and

WHEREAS, a package for Construction Management (CM) Services for the Project was advertised as a “price and other factors” solicitation beginning on January 15, 2025 with price weighted at 50% and all non-price factors weighted at 50% of the final combined score; and

WHEREAS, the details of the CM Services procurement process conducted by management are comprehensively set forth in the memorandum presented to the Board on this date; and

WHEREAS, upon completion of the competitive procurement process for CM Services, it was determined that Anser Advisory Management, LLC (Anser) was the highest ranked firm, with a price in the amount of \$2,520,120 for the Project, inclusive of SDA-established Allowances totaling \$455,000; and

WHEREAS, following review, Anser has confirmed that its price proposal is inclusive of all scope elements contained in the contract documents and management recommends the CM Services contract award for the Project to Anser; and

WHEREAS, upon completion of the procurement process, the Construction Operations Director and Financial Operations Director recommend award of the CM Services contract in the amount of \$2,520,120 to Anser for the Project; and

WHEREAS, prior to execution of the contract, the contract and related documentation will be reviewed and approved by the SDA Division of Chief Counsel.

NOW, THEREFORE, BE IT RESOLVED, that the Members of the Authority hereby authorize and approve the award of a contract to the firm with the highest final combined score, Anser Advisory Management, LLC in the amount of \$2,520,120, for Construction Management Services, inclusive of NJSDA-established Allowances totaling \$455,000, for the new Garfield Elementary School grades Kindergarten through 5 School project consistent with the memorandum presented to the Board on this date and incorporated herein.

BE IT FURTHER RESOLVED that, prior to execution of the contract, the contract and related documentation will be reviewed and approved by the SDA Division of Chief Counsel.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval unless, during such 10 day period, the Governor shall approve the same, in which case such action shall become effective upon such approval.

Attached: Memorandum, Construction Manager Award, (Package No. NT-0053-M01), Garfield Public School District, Garfield New Elementary School, dated April 2, 2025

Dated: April 2, 2025

**Award for Demolition and Early Site Preparation – West New York Public School District -
New Middle School - HU-0030-N01**



MEMORANDUM

TO: Members of the Authority

FROM: Sean Murphy
Managing Director, Procurement

Joseph Lucarelli
Program Director, Construction Operations

RE: District: West New York
School: New Middle School
Description: Demolition and Early Site Preparation
Package No.: HU-0030-N01
CCE: \$2,991,454
Advertised CCE Range: \$2,500,000 to \$3,400,000
Award: \$2,248,000

DATE: April 2, 2025

SUBJECT: Award of Contract

INTRODUCTION

We are writing to recommend approval by the Members of the Authority of the award of a contract in the amount of \$2,248,000 to APS Contracting, Inc.¹ for demolition of all existing structures and associated site conditions and preparation of the site for the delivery by the NJSDA of the New Middle School for the West New York Public School District.

Pursuant to the NJSDA Operating Authority adopted by the Board on January 8, 2025, Board approval is required for the award of construction contracts greater than \$2,000,000.

BACKGROUND

At the March 6, 2024 NJSDA Board Meeting, the Members of the Authority approved the Preliminary Project Charter for the New Middle School project. The New Middle School project scope calls for the demolition and remediation of the existing Warminster Building site and construction of a new approximately 147,000 square foot facility for 788 students in grades 6 to 8 on the approximately 1.147 acre site.

PROCUREMENT PROCESS

This package was advertised beginning on January 10, 2025 on the NJSDA website, NJ State website and in selected newspapers for interested firms to participate in the bidding process.

¹ APS Contracting, Inc. listed the following subcontractors for the required trades in its Price Proposal: APS Contracting, Inc. (Demolition), D&M Electrical, LLC (Electrical), and Brooks Mechanical Consultants, Inc. (Plumbing).

Project Rating Proposals were received from bidders on or before January 27, 2025. The Project Rating Proposal was used by the NJSDA to determine each bidder’s Project Rating Limit (i.e. the maximum amount that a bidder may bid for the Project). Bidders were evaluated based on a review of two projects completed by the firm in the past ten years, reference checks, their safety rating, and their prevailing wage record. Based on an evaluation of the information submitted, eleven (11) bidders received a Project Rating Limit. The Project Rating Limits resulting from the Project Rating Evaluations are listed in Table 1 below:

TABLE 1

Contractor	Project Rating Limit
The Ambient Group, LLC	\$ 7,246,080
APS Contracting, Inc.	\$ 21,339,919
Caravella Demolition, Inc.	\$ 6,732,280
Dobco, Inc.	\$ 201,092,068
Gramercy Group, Inc.	\$ 50,181,356
Imperial Construction & Electric, Inc.	\$ 12,719,089
Niram, Inc.	\$ 38,742,527
PMY Construction Corporation	\$ 5,042,110
Swinerton Builders	\$ 188,044,406
Two Brothers Contracting, Inc.	\$ 1,738,414
USA Environmental Management, Inc.	\$ 13,828,295

A mandatory site visit was held on January 30, 2025.

In advance of submission of Price Proposals, bidders were permitted to submit questions seeking clarification of the procurement documents until February 14, 2025. An Addendum containing responses to the Bidder Questions was issued to the bidders on February 20, 2025.

This procurement employed an internet-based, electronic bidding platform administered by Bid Express. Price Proposal submissions were due no later than 2:00 PM on March 12, 2025. The Price Proposals were publicly opened and the lump sum base bids were read aloud as required by law.

Following the public bid opening, the NJSDA performed a review of the Price Proposals to determine the responsiveness of each bidder to the solicitation. The review determined that four (4) bidders were responsive. The results of the review are listed in Table 2 below:

TABLE 2

Contractor	Bid Amount	Comments
APS Contracting, Inc.	\$2,248,000.00	Qualified and responsive bidder.
Gramercy Group, Inc.	\$2,249,000.00	Non-responsive bidder. Bid rejected.
Caravella Demolition, Inc.	\$2,480,000.00	Qualified and responsive bidder.
The Ambient Group, LLC	\$2,756,000.00	Qualified and responsive bidder.
PMY Construction Corporation	\$4,097,799.00	Qualified and responsive bidder.

As stipulated in the Contract Documents, each Bid Amount is inclusive of NJSDA-established Allowances totaling \$80,000, as follows: \$50,000 for Adjacent Structures; and \$30,000 for Impacted and Unsuitable Material.

The responsive low bidder was APS Contracting, Inc. (“APS”).

The bid submitted by APS was less than the CCE. In order to understand the differential between the CCE and the bid price and to ensure the contractor’s Price Proposal was inclusive of all scope elements, a conference was conducted on March 17, 2025 with APS and staff from NJSDA’s Procurement, Construction Operations, Program Operations, and Financial Operations divisions to review the bid. The discussion verified that APS had included all project scope work in its bid and identified that the majority of the overall variance between the NJSDA’s CCE and APS’s Price Proposal is attributable to APS bidding portions of the work to subcontractors and obtaining competitive pricing from disposal sites APS frequently utilizes. At the time of review, APS confirmed that its Price Proposal is inclusive of all scope elements contained in the Contract Documents.

The Construction Operations Director and the Financial Operations Director recommend award of the project to APS.

RECOMMENDATION

The Members of the Authority are requested to approve the award of a contract to APS Contracting, Inc. for Package No. HU-0030-N01 in the amount of \$2,248,000, inclusive of NJSDA-established Allowances totaling \$80,000.

Prior to execution of the contract, the contract and related documentation will be reviewed and approved by the NJSDA Division of Chief Counsel.

/s/ Sean Murphy
Sean Murphy, Managing Director, Procurement

/s/ Joseph Lucarelli
Joseph Lucarelli, Program Director, Construction Operations

- Reviewed and Recommended by: Manuel Da Silva, Chief Executive Officer
- Reviewed and Recommended by: Donald Guarriello, Vice President and Chief Financial Officer
- Reviewed and Recommended by: Janice Venables, Vice President, Corporate Governance
- Reviewed and Recommended by: Ramy Kamel, Vice President, Program and Construction Operations
- Reviewed and Recommended by: Gregory Voronov, Managing Director, Planning and Program Operations
- Reviewed and Recommended by: Robert Carney, Director, Financial Operations
- Reviewed and Recommended by: Denise Petraglia, Deputy Program Director, Construction Operations

Resolution 6b.

Demolition and Site Preparation Construction Award

District:	West New York
School:	New Middle School
Description:	Demolition and Early Site Preparation
Package No.:	HU-0030-N01
CCE:	\$2,991,454
Advertised CCE Range:	\$2,500,000 to \$3,400,000
Award:	\$2,248,000

Resolution

WHEREAS, the Operating Authority of the New Jersey Schools Development Authority (SDA or the Authority), pursuant to the SDA Operating Authority adopted by the Board on January 8, 2025, Board approval is required for the award of construction contracts greater than \$2,000,000; and

WHEREAS, the West New York New Middle School (Project or School), is planned to be a new approximately 147,000 square foot facility for 788 students in grades 6 to 8 on the approximately 1.147-acre site; and

WHEREAS, on March 6, 2024, the Members of the Authority approved a Preliminary Project Charter for the Project; and

WHEREAS, in preparation for the design and construction of the School, the SDA seeks to engage a contractor to perform demolition and remediation of the existing Warminster Building site and construction of the School as described in the memorandum presented to the Board on this date and incorporated herein; and

WHEREAS, the package for the required services was advertised beginning on January 10, 2025 and, upon completion of a competitive procurement process, the responsive low bidder was APS Contracting, Inc. (APS); and

WHEREAS, following a review, APS confirmed that its price proposal is inclusive of all scope elements contained in the contract documents; and

WHEREAS, management now requests and recommends that the Members of the Authority authorize and approve the award of a contract in the amount of 2,248,000, inclusive of SDA-established Allowances totaling \$80,000, to APS to perform demolition of all existing structures and associated site conditions in preparation for the delivery of the Project by the SDA; and

WHEREAS, the SDA Construction Operations Director and Financial Operations Director recommend award of the contract to APS; and

WHEREAS, the Project background and the details of the procurement process followed for the proposed contract award are comprehensively set forth in the memorandum presented to the Board on this date and incorporated herein; and

WHEREAS, prior to execution of the contract, the contract and related documentation will be reviewed and approved by the SDA Division of Chief Counsel.

NOW, THEREFORE, BE IT RESOLVED, that, consistent with the memorandum presented to the Members of the Authority on this date and incorporated herein, the Members of the Authority hereby authorize and approve the award of a contract to for Package No. HU-0030-N01 to APS Contracting, Inc. in the amount of \$2,248,000, inclusive of SDA-established Allowances totaling \$80,000, for the New 6 through 8 West New York New Middle School Project.

BE IT FURTHER RESOLVED, that prior to execution of the contract, the contract and related documentation will be reviewed and approved by the SDA Division of Chief Counsel.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval, unless during such 10 day period, the Governor shall approve same, in which case such action shall become effective upon such approval.

Attached: Memorandum, Demolition and Early Site Preparation Award, West New York Public School District, New Middle School, Package No. HU-0030-N01, dated April 2, 2025

Dated: April 2, 2025

Recommendation for Settlement in Anticipation of Claim by Terminal Construction Corporation/Dinallo Construction Corporation, a Joint Venture in Connection with the Perth Amboy High School Project

(to be discussed in Executive Session and voted on upon the Board's return to Open Session)

MONTHLY REPORTS
(For Informational Purposes)



MEMORANDUM

TO: Members of the Authority

FROM: Gregory Voronov
Managing Director

DATE: April 2, 2025

SUBJECT: Active Project Status Report
(For Informational Purposes Only)

The 1st section of the report includes an Activities Summary of projects identified for advancement in the Authority's Capital Plans.

The 2nd part of the report displays project completion milestones for all other active major capital projects and emergent projects for which a contract for construction has been awarded.

Portfolio Projects Activities Summary

as of 3/18/25

2022 Portfolio Projects - sorted by District, Project

District	Project	1				Delivery Method	Advancement Status	School Opening	Comments
		Grade Alignment	FES Capacity	Max. Capacity	Total Estimated Cost (millions)				
Bridgeton	6-8	6-8	TBD	TBD	TBD	Design-Build	Project phased with advancement of High School Add/Reno Project.	TBD	
Bridgeton	HS Addition/Renovation	9-12	326	384	\$49.2	Design-Build	Preliminary Charter approved Nov-22 Board.	TBD	
Bridgeton	PK, 6-8	PK, 6-8	TBD	TBD	TBD	Design-Build	Project phased with advancement of High School Add/Reno Project.	TBD	
Camden	New High School (East Side HS Replacement)	9 - 12	800	941	\$115.1	Design-Build	Planning Charter approved Feb-24 Board.	TBD	Capital Plan included 2 replacement ES projects however District has requested advancement of a replacement HS project instead.
Elizabeth	New ES (Battin Replacement)	PK-8	973	1,068	\$96.2	Design-Build	DB Advertisement 3/4/25. Proposals due 5/21/25.	TBD	ESP Ongoing.
Garfield	New ES (No. 5 Replacement)	PK-5	767	852	\$87.6	Design-Build	Award for D-B approved Dec. 2024 Board. (Dobco, Inc.)	3 QTR 27	ESP complete.
Garfield	PK-5	PK-5	TBD	TBD	TBD	Design-Build	Project phased with advancement of the New ES (No. 5 Replacement) Project	TBD	
Jersey City	PK	PK	TBD	TBD	TBD	Design-Build	DOE/District/SDA Working Group Meetings ongoing	TBD	
New Brunswick	MS Addition	6 - 8	TBD	TBD	TBD	Design-Build	DOE/District/SDA Working Group Meetings ongoing. Note: Need beyond acquisition of Middle School Annex under review with NJDOE.	TBD	
New Brunswick	Pathways MS & P-Tech Academy (Middle School Annex, 40 Van Dyke Ave.)	6-8, 9-12	765	859	\$42.0	Alternative Delivery	Building Acquisition Complete.	n/a	Facility acquired in March-2024.
Newark	Nelson Mandela ES (Existing Building Acq.)	PK-8	338	376	\$20.5	Alternative Delivery	Building Acquisition Complete.	Sep-23	
Newark	New University High School (Replacement)	9 - 12	920	1,082	\$153.0	Design-Build	Planning Charter approved Feb-24 Board.	TBD	Replacement HS will leverage prior SDA site acquisition and allow existing aged Hawthorne School to occupy existing University HS.
Passaic City	New Passaic High School No. 12 (Replacement)	9-12	2,400	2,823	\$328.1	Design-Build	Planning Charter approved Feb-24 Board.	TBD	
Paterson	New STEAM & STARS HS	9-12	1,200	1,532	\$160.3	Design-Build	Preliminary Charter approved Jul-23 Board.	TBD	
Perth Amboy	K-5	K - 5	TBD	TBD	TBD	Design-Build	DOE/District/SDA Working Group Meetings ongoing	TBD	
Pleasantville	New Decatur Ave ES	PK-5	601	658	\$65.8	Design-Build	Preliminary Charter approved Jan-24 Board.	TBD	
Salem City	PK-8	PK-8	TBD	TBD	TBD	Design-Build	DOE/District/SDA Working Group Meetings ongoing.	TBD	
Trenton	ES at Dunn MS	K-6	753	837	\$83.8	Design-Build	Preliminary Charter approved Jul-23 Board.	TBD	
Union City	Grade 7-9 School (former Mother Seton School)	7-9	400	400	\$4.0	Alternative Delivery	Funding Agreement memoranda approved Dec-24 Board meeting.	Sep-25	Funding agreement for the acquisition of the former Mother Seton School.
West New York	New Middle School	6 - 8	788	876	\$110.1	Design-Build	Planning Charter approved Mar-24 Board.	TBD	Capital Plan included new PK - 5 school. Identified project will allow 6th grade students to move to MS and alleviate overcrowding in existing elementary schools.

Notes

PLEASE NOTE - Dates in past are actual.

NOTE #1 - Estimated Costs, Grade Alignment and Capacity are based upon approved Project Charters where applicable.

For projects without an approved charter, Estimated Costs, Grade Alignment and Capacity are based upon Planning Assumptions.

Portfolio Projects Activities Summary

as of 3/18/25

2012 Portfolio Projects (Active) - sorted by District

		1							
District	Project	Grade Alignment	FES Capacity	Max. Capacity	Total Estimated Cost (millions)	Delivery Method	Advancement Status	School Occupied	Comments
Orange	Cleveland St. ES	PK-6	316	348	\$51.7	Design-Bid-Build	Award for GC approved Apr. 2023. (Terminal).	Sep-24	Previous GC Terminated for convenience 3/1/22. (B&C)
Perth Amboy	High School	HS	2,800	3,295	\$283.8	Design-Build	Award for D-B approved Nov. 2019 Board. (Terminal)	Sep-24	
Union City	Ester Salas MS (New 7 to 9 School)	7-9	827	936	\$93.7	Design-Build	Award for D-B approved Jun. 2022 Board. (Dobco, Inc.)	Sep-25	

Notes

PLEASE NOTE

- Dates in past are actual.

NOTE #1

- Estimated Costs, Grade Alignment and Capacity are based upon approved Project Charters where applicable.

For projects without an approved charter, Estimated Costs, Grade Alignment and Capacity are based upon Planning Assumptions.

Portfolio Projects Activities Summary

as of 3/18/25

2012 Portfolio Projects (Completed) - sorted by District

District	Project	1				Delivery Method	Advancement Status	School Occupied	Comments
		Grade Alignment	FES Capacity	Max. Capacity	Total Estimated Cost (millions)				
Camden	High School	9-12	1,244	1,468	\$132.6	Design-Build	School occupied Sep. 2021. (Bock)	Sep-21	
East Orange	Sheila Y. Oliver Academy (GW Carver ES)	PK-5	470	512	\$41.2	Design-Build	School occupied Sep. 2020. (Dobco)	Sep-20	
Elizabeth	New ES @ Halloran PS #22 ES Site	2-8	860	956	\$55.3	Design-Build	School occupied Sep. 2017. (Torcon)	Sep-17	
Garfield	James Madison ES	K-5	275	305	\$29.7	Design-Bid-Build	School occupied Sep. 2018. (Brockwell & Carrington)	Sep-18	
Gloucester City	Elementary/Middle School	4-8	687	763	\$65.3	Design-Build	School occupied Sep. 2017. (Terminal)	Sep-17	
Harrison	New ES	PK - 1	392	432	\$36.1	Design-Build	School delivered Nov. 2020. (Bock)	Nov-20	
Irvington	Madison Avenue ES	PK-5	463	504	\$38.6	Design-Build	School occupied Sep. 2019. (Bock)	Sep-19	
Keansburg	Caruso ES	K-4	758	842	\$50.9	Design-Build	School occupied Sep. 2016. (Hall Construction)	Sep-16	
Keansburg	Port Monmouth Road School	PK	318	318	\$28.4	Design-Bid-Build	School occupied Sep. 2023 (Niram)	Sep-23	
Millville	Senior HS Addition/Renovation	HS	2,026	2,384	\$149.2	Design-Build	School occupied Sep. 2023 (Hall Construction)	May-23	
New Brunswick	Robeson ES	PK-5	823	893	\$48.5	Design-Build	School occupied Sep. 2018. (Hall Construction)	Sep-18	
Newark	Elliot Street ES	PK-8	848	932	\$46.7	Design-Build	School occupied Jan. 2016. (Hall Construction)	Jan-16	
Newark	South Street ES	PK-8	597	657	\$69.9	Design-Build	School occupied Sep. 2018. (Bock)	Sep-18	
Orange	High School	9-12	1,440	1,694	\$59.8	Design-Bid-Build	School occupied Sep. 2023. (Terminal)	Sep-23	
Passaic	Dayton Ave. Campus	PK-8	2,760	3,020	\$240.9	Design-Build	Sub. Comp. achieved Nov. 2021. (Terminal)	Nov-21	
Passaic	Sonia Sotomayor ES (New ES @ Leonard Place)	K-5	628	698	\$55.9	Design-Build	School occupied Sep. 2019. (Dobco, Inc.)	May-19	
Paterson	Joseph A. Taub MS (New MS @ Union Ave.)	6-8	996	1,107	\$113.9	Design-Build	School Delivered 1 QTR 2022. (Epic Management)	1 QTR 22	
Pemberton	Denbo-Crichton ES	K-5	846	930	\$58.7	Design-Build	School occupied Sep. 2020. (Bock)	Sep-20	
Perth Amboy	Rose M. Lopez ES (Seaman Avenue ES)	K-5	724	804	\$56.4	Design-Build	School occupied Sep. 2019. (Epic Management)	Sep-19	
Phillipsburg	High School	9-12	1,846	2,172	\$127.5	Design-Bid-Build	School occupied Sep. 2016. (Epic Management)	Sep-16	
Plainfield	New Woodland ES	K-5	756	840	\$59.4	Design-Build	School occupied Sep. 2023. (Epic Management)	Sep-23	
Trenton	Central HS	10-12	1,850	2,176	\$155.4	Design-Build	School occupied Sep. 2019. (Terminal)	Sep-19	
Vineland	Lincoln Ave. MS (New MS)	6-8	562	624	\$49.8	Design-Build	School occupied Sep. 2018. (Bock)	Sep-18	
West New York	Memorial HS	9-12	1,859	2,194	\$16.0	Alternative Delivery	Acquisition of Existing St. Joseph's HS complete.	n/a	Renovation work delegated to District via Grant.

Notes
PLEASE NOTE - Dates in past are actual.

NOTE #1 - Estimated Costs, Grade Alignment and Capacity are based upon approved Project Charters where applicable.

For projects without an approved charter, Estimated Costs, Grade Alignment and Capacity are based upon Planning Assumptions.

Portfolio Projects Activities Summary

as of 3/18/25

2011 Portfolio Projects (Completed) - sorted by District

District	Project	1				Delivery Method	Advancement Status	School Occupied	Comments
		Grade Alignment	FES Capacity	Max. Capacity	Total Estimated Cost (millions)				
Bridgeton	Buckshutem ES	K-8	581	645	\$23.3	Design-Build	School occupied Sep. 2016. (Bock)	Sep-16	
Bridgeton	Quarter Mile Lane ES	PK-8	731	795	\$39.0	Design-Build	School occupied Sep. 2017. (Bock)	Sep-17	
Elizabeth	Frank J. Cicarell Academy (Academic HS)	9-12	1,091	1,284	\$64.1	Design-Bid-Build	School occupied Sep. 2016. (Patock)	Sep-16	
Jersey City	Patricia M. Noonan ES (ES 3)	PK-5	778	848	\$54.0	Design-Build	School occupied Sep. 2017. (Dobco, Inc.)	Sep-17	
Jersey City	Dr. Maya Angelou PS #20	K-5	628	698	\$49.3	Design-Bid-Build	School occupied Sep. 2016. (Dobco, Inc.)	Sep-16	
Long Branch	Catrambone ES	PK-5	794	867	\$40.0	Design-Bid-Build	School occupied Sep. 2014. (Terminal Construction)	Sep-14	
New Brunswick	Redshaw ES	PK-5	906	990	\$51.2	Design-Build	School occupied Jan. 2015. (Hall Construction)	Jan-15	
Newark	Oliver St. ES	PK-8	848	932	\$73.6	Design-Build	School occupied May 2016. (Epic Management)	May-16	
Paterson	Dr. Hani Awadallah ES (Marshall St. ES)	K-8	650	722	\$55.2	Design-Bid-Build	School occupied Sep. 2016. (Dobco, Inc.)	Sep-16	
Paterson	PS 16	PK-8	641	705	\$62.4	Design-Build	School occupied Sep. 2016. (Hall Construction)	Sep-16	
West New York	Harry L. Bain PS 6	PK-6	736	814	\$16.8	Design-Bid-Build	School occupied Sep. 2017. (Paul Otto)	Aug-17	

Notes
PLEASE NOTE - Dates in past are actual.

NOTE # 1 - Estimated Costs, Grade Alignment and Capacity are based upon approved Project Charters where applicable.

For projects without an approved charter, Estimated Costs, Grade Alignment and Capacity are based upon Planning Assumptions.



Active Project Status Report Status as of 3/1/2025

Major Capital Projects - With Contract for Building Construction Awarded

#	District	Project Name	Project Scope	Project Status	Substantial Completion	Status Substantial Completion	School Opening	Status of School Opening	Total Estimated Project Cost
1	Garfield	New ES (Washington No. 5 Replacement)	New Construction	Design-Build Design	3Q 2027	On-target	Sep-27	On-target	\$ 87,624,000
2	Union City	New Esther Salas MS (Gr. 7 to 9 School)	New Construction	Design-Build Construction	3Q 2025	On-target	Sep-25	On-target	\$ 93,696,300



Active Project Status Report Status as of 3/1/2025

Emergent Projects - With Contract for Construction Awarded

#	District	Project Name	Project Scope	Project Phase	Substantial Completion	Status Substantial Completion	Final Completion	Status of Final Completion	Total Estimated Project Cost
1	East Orange	Fresh Start Academy	Building Envelope Repairs	Construction	2Q 2025	On Target	2Q 2025	On-Target	\$ 3,909,963
2	Newark	Technology High School	Structural Vault Repairs and Façade Repairs	Construction	2Q 2025	On Target	2Q 2025	On-Target	\$ 2,867,680
3	Union City	Emerson Middle School	Roof, Masonry & Stucco Repairs	Construction	4Q 2024	Achieved	2Q 2025	On-Target	\$ 4,599,273
4	Union City	Union Hill Middle School	Roof, Masonry, Stucco & Chimney Repairs	Construction	4Q 2024	Achieved	2Q 2025	On-Target	\$ 4,685,783

ACTIVE PROJECTS STATUS REPORT

PROJECT STATUS REPORT



MEMORANDUM

TO: Members of the Authority

FROM: Gregory Voronov
Managing Director – Planning and Program Operations

DATE: April 2, 2025

SUBJECT: Executive Summary – Monthly Project Status Reports

MONTHLY PROJECT STATUS REPORT

Projects that have Expended 75% or More of Board Approved Contingency:

No activity during the reporting period

Projects Greater than 90 Days Behind Schedule:

No activity during the reporting period

Revisions to Project Charters:

No activity during the reporting period



Projects that have Expended 75% or More of Board Approved Contingency

Reporting Period: January 2008 to February 2025

District	Project	Board Approved Project Charter Contingency	Contingency Expended/Committed	Contingency Remaining ¹	% of Contingency Expended/Committed	Project Completion %	Cause(s)	Current Status
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In Construction

No Activity To Report for Projects Active in Construction

Substantially Complete & Building Occupied

Please refer to the Project Close-Out Activity Report for status of close-out activities

No Activity To Report for Projects in Close-Out

¹ Does not include expended contingency or contingency funds allocated for change orders, amendments



Projects Greater than 90 Days Behind Schedule or with Occupancy Date in Jeopardy

Reporting Period: February 2025

#	Event Date	District	Project	Board Approved Project Charter SubComp Date	Current Contract SubComp Date	Forecasted Contract SubComp Date	# of Days Behind Schedule	Cause(s)	Current Status
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No Activity During the Reporting Period



Revisions to Project Charters

Reporting Period: February 2025

#	District	Project	Financial & Schedule Impacts	Additional Funds Approved	Additional Funds as % of Total Project Budget	Operating Authority Approval Requirement	Description of Revision
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No Activity During the Reporting Period

CONTRACTS EXECUTED REPORT/AMENDMENTS & CHANGE ORDERS REPORT



MEMORANDUM

TO: Members of the Authority

FROM: Gregory Voronov
Managing Director, Planning & Program Operations

DATE: April 2, 2025

SUBJECT: Contracts Executed Report and Amendments & Change Orders Report
(For Informational Purposes Only)

Contracts Executed Report

This report contains the activity of Contracts executed during the period February 1, 2025 through February 28, 2025.

Noteworthy Items during the reporting period:

- No activity during the reporting period.

Amendments & Change Orders Report

This report contains the activity of Amendments and Change Orders executed during the February 1, 2025 through February 28, 2025.

Noteworthy Items during the reporting period:

- 3 Professional Services Amendments were executed during the reporting period totaling a credit of \$222k, none of the executed amendments required Board approval.
- 9 Construction Services Change Orders were executed during the reporting period totaling a credit of \$285k, two of the executed change orders required Board approval totaling \$350k.

Amendments & Change Orders Report

District	School Name(s)	Contract Number	Contract Execution Date	CO #	Vendor Name	CO Execution Date	Contract Award Amount	Prior CO's (cumulative)	Current CO Amount	Board Approval Required	Board Approval Date	Revised Contract Amount	Cumulative CO %
Professional Services													
Design Consultant													
Camden City	Veterans Memorial M.S.	EP-0116-A01	6/12/2020	4	NK Architects, P.A.	2/24/2025	\$1,723,275	\$13,625	(\$50,000)			\$1,686,900	-2.11%
Construction Management Services													
Bridgeton	Buckshutem Road E.S. - G. Foster ECC Quarter Mile Lane E.S.	ST-0044-M01	1/13/2014	2	STV Construction, Inc.	2/24/2025	\$1,697,636	\$50,000	(\$38,581)			\$1,709,055	0.67%
City Of Orange Township	Cleveland Street E.S.	ES-0043-M01	1/9/2019	23	Epic Management, Inc.	2/24/2025	\$1,185,078	\$1,321,180	(\$132,943)			\$2,373,315	100.26%
									(\$221,524)				
Professional Services													
Construction Services													
Contractor													
Bridgeton	Bridgeton Senior H.S.	EP-0105-C01	08/27/2020	6	Ernest Bock & Sons, Inc.	2/3/2025	\$6,535,000	(\$338,664)	\$178,919	Y	10/2/2024	\$6,375,255	-2.44%
City Of Orange Township	Cleveland Street E.S.	ES-0043-C02	05/02/2023	60	Terminal Construction Corp.	2/11/2025	\$19,434,958	\$11,960	(\$329)			\$19,446,589	0.05%
Keansburg Borough	Port Monmouth Road School	ET-0098-C02	11/20/2023	2	Imperial Construction & Electric Inc.	2/5/2025	\$1,334,000	(\$85,339)	(\$100,000)			\$1,148,661	-13.89%
Newark	Cleveland E.S.	EP-0109-C02	06/28/2022	7	Epic Management, Inc.	2/18/2025	\$1,042,507	(\$242,918)	(\$526,735)			\$272,854	-73.82%
Newark	Branch Brook E.S.	EP-0124-C01	06/07/2023	5	Epic Management, Inc.	2/5/2025	\$246,635	\$321,636	(\$499)			\$567,772	130.20%
Trenton	Franklin E.S.	EP-0120-C01	05/25/2023	3	Catcord Construction Co., Inc.	2/24/2025	\$476,424	\$25,903	(\$1,249)			\$501,078	5.17%
Trenton	Franklin E.S.	EP-0120-C01	05/25/2023	4	Catcord Construction Co., Inc.	2/24/2025	\$476,424	\$24,654	(\$950)			\$500,128	4.97%
Trenton	Franklin E.S.	EP-0120-C01	05/25/2023	5	Catcord Construction Co., Inc.	2/24/2025	\$476,424	\$23,704	(\$4,894)			\$495,234	3.94%
Camden City	Camden H.S.	CA-0022-B01	09/26/2018	22	Ernest Bock & Sons, Inc.	2/3/2025	\$99,585,000	\$1,153,230	\$171,081	Y	10/2/2024	\$100,909,311	1.32%
									(\$284,656)				
Contractor													
Construction Services													
									(\$284,656)				
										Total Change Order Summary	Total Change Orders		
										(\$506,180)	12		
Grand Totals													
Column Description Legend													
CO Execution Date			Date the Change Order was entered into the SIMS system										
Revised Contract Amount			Current value of the contract (excluding additional assignments) including current change order										

DIVERSITY AND WORKFORCE PARTICIPATION REPORT



MEMORANDUM

TO: Members of the Authority
FROM: J Manuel Castillo, Director – EEO, Affirmative Action and Contracting Accountability
DATE: April 2, 2025
RE: Diversity and Workforce Participation Monthly Update for January 2025

The EEO, Affirmative Action & Contracting Accountability Team consistently participates in mandatory pre-bid and pre-construction meetings to inform and provide guidance to vendors regarding SDA’s Small Business Enterprise and Workforce goals, policies and procedures. The guidance provided in such meetings is on, among other things, the following:

- Expectation to delegate the state-mandated 25% of the value of the contract to NJ Division of Revenue and Enterprise Services certified Small Business Enterprises (“SBEs”) and make efforts to award 3% of contract value to disabled veteran-owned businesses.
- Local county workforce participation goals for minorities and females, in accordance with N.J.A.C. 17:27-7.2.
- Post-bid advertisement Subcontractor Approval Process and Contractor/Subcontractor Payroll Certification submission requirement.
- Our Division’s process for monitoring and tracking vendor progress to meet the mentioned goals and requirements, throughout the life cycle of each project.

During these meetings, our Team strongly encourages vendors to identify and hire minority-owned, female-owned and disabled veteran-owned firms, as well as locally based enterprises, for diverse business participation on all school building projects. As each project progresses, our Team provides vendors outreach strategies to support their efforts in reaching the above-mentioned goals.

SMALL BUSINESS ENTERPRISE ATTAINMENT

SDA contracts regularly exceed the state-mandated 25% SBE participation goal. The total SDA-awarded fully-contracted dollars in January 2025 was \$3,157,500. Thus far, the overall dollar amount associated with NTP-issued SDA contracts in 2025 is \$3,157,500. Of that total, \$354,800 was awarded to SBEs, including any minority, female and disabled veteran-owned SBEs. This represents an SBE current participation of 11.23% in all NTP-issued SDA contracts awarded in calendar year 2025. SBE participation will increase as prime contractors/consultants with 2025-issued contracts continue to hire subcontractors/subconsultants with SBE designations throughout the lifecycle of their construction projects.

Diversity Breakdown for 2025 thus far

Type of Business Enterprise	Contract Amount	% of Total SDA Contracts
SBEs	\$ 354,800	11.23%
Minority Business Enterprises*	\$ -0-	0.00%
Women Business Enterprises*	\$ -0-	0.00%
Minority/Women-Owned Business Enterprises*	\$ -0-	0.00%
Disabled Veteran-Owned Business Enterprises*	\$ -0-	0.00%
TOTAL DIVERSITY CONTRACTS	\$ 354,800	11.23%

*non-SBE

WORKFORCE PARTICIPATION

For the month of January 2025, there was a contractor trade workforce of 157 on SDA projects. This workforce amassed a total of 11,419 contractor workforce hours in January 2025. This is explained in more detail below:

Contractor Workforce Breakdown for January 2025 (All Trades/Districts/Counties)			
Ethnicity	Total Workforce	Total Workforce Hours	Workforce Hours Percentage
Black	12	787	6.89%
Hispanic	34	2,548	22.31%
Indigenous American	0	0	0.00%
Asian	1	138	1.21%
Total Minority Participation	47	3,473	30.41%
Total Non-Minority Participation	110	7,946	69.59%
Total Contractor Workforce	157	11,419	100.00%

As stated above, the collective contractor workforce hours on SDA projects for the period of January 1, 2025 through January 31, 2025 amounted to 11,419. That amount includes a total of 120 workforce hours performed by female workers in 2025 thus far.

The following table cites overall 2025 contractor workforce hours and highlights the *Local County Contractor Workforce* participation in 2025 thus far:

Contractor Workforce Participation	Workforce Hours	Percentage
*Total Contractor Workforce Hours	11,419	100.00%
*Total Local County Workforce Hours	0	0.00%
Total Local County Non-Minority Workforce Hours	0	0.00%
Total Local County Female Workforce Hours	0	0.00%
Total Local County Minority Workforce Hours	0	0.00%
**Local County Workforce Hours by Race/Ethnicity:		
Black	0	0.00%
Hispanic	0	0.00%
Indigenous American	0	0.00%
Asian	0	0.00%

*Total contractor workforce and total local county workforce represent all laborers, including females.

**Race/Ethnicity breakdown of Total Local County Minority Workforce Hours.

NOTE: Hours worked by local county female laborers who are minority are included in the Total Local County Female Workforce Hours above. Therefore, for the purposes of this memorandum, hours worked by female *minority* laborers **are not** included in the minority breakdown.

The following table represents contractor minority and female workforce for all SDA active Capital Projects and all active and completed Emergent and Demolition Projects for the period of January 1, 2025 through January 31, 2025.

SDA Managed Project	Total Workforce Hours	Minority Workforce Hours & Percentage		Female Workforce Hours and Percentage		Local County Workforce Hours & Percentage	
		Hours	Percentage	Hours	Percentage	Hours	Percentage
Millville HS	16	0	0%	0	0%	0	0%
Cleveland St ES	100	0	0%	0	0%	0	0%
Union City MS	10,333	3,285	31.79%	120	1.16%	0	0%
Emergent Projects	184	40	21.74%	0	0%	0	0%
Demo Projects	786	148	18.83%	0	0%	0	0%

Reviewed and recommended by: J Manuel Castillo
Prepared by: Charlotte Brooks

REGULAR OPERATING DISTRICTS (RODs) ACTIVITY REPORT



MEMORANDUM

TO: Members of the Authority

FROM: Gregory Voronov
Managing Director, Planning and Program Operations

DATE: April 2, 2025

SUBJECT: Regular Operating District Grant Activity Report
(For Informational Purposes Only)

This report summarizes the Regular Operating District Grant activity from inception to date and for the month of February 2025. Also included is a detailed list of grants executed and grants offered during the reporting period if applicable.

Monthly Update:

- No grants were offered during the reporting period.
- 3 grants impacting 2 Districts were executed during the reporting period representing total project costs of \$6.3 million and state share of \$2.5 million.
- No grants were closed out during the reporting period.
- Since inception, over \$2.97 billion has been disbursed to over 520 regular operating districts through the grant program.
- Since inception nearly \$3.8 billion in funding has been approved by the Department of Education and offered to regular operating districts through the grant program.

**Monthly Regular Operating District Grant Report - Summary
February 2025**

ROD Grant Summary Since Program Inception				
	Offered¹	Executed	Closed-Out	Active
Districts Impacted	92	527	522	206
Number of Grant Projects	243	5,806	5,273	533
Total Project Cost Estimate	\$ 424,615,140	\$ 9,560,349,029	\$ 8,844,687,575	\$ 715,661,454
Grant Amount	\$ 174,765,530	\$ 3,275,576,040	\$ 2,952,829,968	\$ 322,746,072
Amount Disbursed	NA	\$ 2,974,334,640	\$ 2,952,829,968	\$ 21,504,671

Total Funding Offered to School Districts via Grant Program	\$ 3,798,198,700
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Total ROD Grant Funding remaining for new Grant Projects	\$ 32,731,234
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1. Includes grants that have been offered to District's but have not yet been executed.

Monthly Activity ROD Grant Summary		
	Executed	Closed-Out
Districts Impacted	2	-
Number of Grant Projects	3	-
Total Project Cost Estimate	\$ 6,256,750	\$ -
Grant Amount	\$ 2,502,700	\$ -
Amount Disbursed	NA	\$ -

* Report is inclusive of all Regular Operating Districts grants (including vocational school districts).

** Total Project Cost Estimate and Grant Amount may be adjusted as the projects advance. Grant Amount is capped at the value approved in the DOE Final Eligible Cost Approval.

Monthly Regular Operating District Grant Report - Monthly Executed Grant Detail
February 2025

County	District	School Name	Total Project Cost Estimate	Grant Amount	Project Description
Hunterdon	Delaware Valley Regional High	Delaware Valley Regional H.S.	\$ 1,524,750	\$ 609,900	HVAC System upgrades. See DOE Approval for Detailed Project Scope.
Monmouth	Red Bank Regional H.S. Dist.	Red Bank Regional H.S.	\$ 1,716,000	\$ 686,400	HVAC System upgrades. See DOE Approval for Detailed Project Scope.
Monmouth	Red Bank Regional H.S. Dist.	Red Bank Regional H.S.	\$ 3,016,000	\$ 1,206,400	HVAC System upgrades. See DOE Approval for Detailed Project Scope.
Grand Total		Grants Executed - 3	\$ 6,256,750	\$ 2,502,700	

COMMUNICATIONS MONTHLY REPORT

MEMORANDUM

TO: Members of the Authority
FROM: /s/ Edye Maier, Director of Communications
DATE: April 2, 2025
RE: Monthly Communications Report

SDA Celebrates Addition/Renovation Project at the Orange Cleveland Street School



The SDA joined Orange School District leaders and students as well as state and local officials on February 27 to celebrate the addition/renovation project to Cleveland Street Elementary School.

The SDA's addition/renovation project at the Cleveland Street Elementary School in Orange included an 11,500 square-foot addition and renovations to the 100+ year-old existing facility.

The addition provided a flexible, multi-use space with a stage that can be used as a cafeteria, gymnasium, and auditorium. The renovations included converting the basement areas to provide a main office, a media center, an art room, a music room, a science room, and a computer instructional area. It also included replacement of windows throughout the building, as well as new HVAC equipment, and a replacement stair installation. Consistent with NJSDA standards, this school was delivered with 1:1 student-device technology.

SDA Celebrates Read Across America Week

CEO Manuel Da Silva visited Kennedy Elementary School in Harrison to celebrate Read Across America week on March 5. During his visit, Mr. Da Silva read a book to a class of kindergarten students and a class of first grade students.

The Kennedy Elementary School, which opened to students in September 2020, was constructed to alleviate the



overcrowding that existed in the lower grade levels in the Harrison School District. This 65,500 square-foot facility current educates approximately 330 students in Pre-Kindergarten to first grade.

MONTHLY FINANCIAL REPORT



MEMORANDUM

TO: The Members of the Authority

FROM: Sherman E. Cole, MBA, CPA
Controller

DATE: April 2, 2025

RE: Monthly Financial Report – February 2025

Fund Reporting Operating Expenses (Year-to-Date Actual vs. Budget)

For February 2025 year to date, Authority operating expenses, **\$2.2M**, are **\$172K** lower than budget for the corresponding period. This variance is attributable to lower spending activity for personnel costs **\$277K**, professional and other contracted services **\$171K**, facilities and general office expenses, **\$73K**. This variance is offset by a lower payroll and benefits expense allocation to project costs **\$314K** and an increase in information systems expenses **\$54K**.

The full time employee (FTE) headcount is 126 as of February 28, 2025. This total represents a 6 FTE decrease in comparison to the year to date budgeted headcount.

Fund Reporting Operating Expenses (Year-to-Date Actual vs. Prior Year Actual)

For February 2025 year to date, Authority operating expenses, **\$2.2M**, are **\$39K** lower when compared to the corresponding prior year.

The current number of FTEs, 126, is down by 1 when compared to the corresponding prior year headcount.

School Facilities Project Expenditures (Year-to-Date Actual vs. Forecast)

For February 2025 year to date, project costs, **\$39.0M**, are **\$9.4M** lower than the capital spending forecast for the corresponding period. This variance is attributable to decreased spending for grant agreements **\$4.0M**, property acquisitions, relocation, and environmental expenses **\$2.9M**, and construction work **\$1.7M**.

School Facilities Project Expenditures (Year-to-Date Actual vs. Prior Year Actual)

For February 2025 year to date, project expenditures, **\$39.0M**, are lower by **\$9.3M** when compared to the corresponding prior year. This variance is attributable to decrease in grant agreements **\$9.6M**, construction work **\$9.4M**, and school furniture, fixtures

The Members of the Authority

April 2, 2025

Page 2 of 2

and equipment **\$1.2M**. This variance is offset by increase in project insurance, **\$7.7M** and property acquisition, relocation and environmental expenses **\$3.0M**.

Other

Since program inception, 82.3% of the funds authorized for the SDA Districts have been disbursed. Additionally, since program inception, 96% of all SDA disbursements relate to school facility projects and 4% relate to operating expense.

The estimated value of active school facilities, capital, emergent and ROD grant projects is approximately \$1.2B.

Attachment

New Jersey Schools Development Authority
Monthly Financial Report
February 2025
(Unaudited)

New Jersey Schools Development Authority

Overview of Financial Position

February 28, 2025

To: The Audit Committee

From: Sherman E. Cole, Controller

The information contained in this monthly financial report is for the period as of, and for the year-to-date ending, February 28, 2025.

► Overall **Cash and Cash Equivalents** have decreased by \$318.4 million to \$638.8 million, as follows:

■ Appropriation from State	\$ 356,161,150
■ Investment earnings	3,916,967
■ Miscellaneous revenue	0
■ Project costs	(38,950,080)
■ SDA operating expenses	(2,666,477)
■ SDA capital expenditures	(33,128)
■ Deposits (primarily district local shares)	17,392
Net Change in Cash	<u>\$ 318,445,824</u>

► **Prepaid Expenses** total \$655,020 as follows:

- Prepaid insurance of \$565,485.
- Prepaid security deposit of \$53,848 for the Authority's leased swing space.
- Prepaid MIS maintenance service contracts of \$33,570.
- Other prepaids of \$2,117.

► **Capital Assets** total \$3,861,350 (net of accumulated depreciation of (\$8,210,914), consisting of leasehold improvements (SDA office), and capitalized software, equipment, furniture and fixtures in support of SDA operations. Depreciation on capital assets is generally calculated using the straight-line method over the life of each asset. For the year to date, **Capital Expenditures** are \$0 and **Depreciation Expense** is \$10,689.

► **Accrued Liabilities** total \$596.4 million, as follows:

- Accrued project costs of \$7.2 million consisting of unpaid invoices (\$2.4 million) and retainage (\$4.8 million). Project-related lease liabilities are \$0.1 million.
- Net pension liability of \$23.2 million. Annual Accrued Pension of \$2.1 million.
- Unearned grant revenues of \$536.2 million.
- Other post-employment benefits obligation of \$17.3 million.
- Pollution remediation obligations (PRO) under GASB 49 net to \$1.9 million (PRO liability \$2.0 million, offset by expected cost recoveries of \$0.1 million).
- Estimated liability for loss contingencies totaling \$3.1 million.
- Payroll related liabilities of \$1.5 million.
- Other accrued liabilities of \$3.8 million, including non-project lease liabilities of \$3.5 million.

► **Deposits** total \$2.3 million, as follows:

- \$2.3 million is held for local share agreements (pass-through item).

► The Authority's **Net Position** at month end is \$22.3 million.

New Jersey Schools Development Authority

School Facilities Project Expenditures & Funding Allocation

February 28, 2025

► **School Facilities Construction Bond/Note Proceeds/Appropriations & Project Expenditures**

- During the current year to date, the SDA has received \$0.0 million in bond/note proceeds & \$356.2 million in appropriations and Federal CPF Grant funds. The total amount received since program inception is \$13.0 billion.
- Project expenditures for the month and year-to-date periods total \$11.1 million and \$39.0 million, respectively, as follows:

Category	Current Month	Year-To-Date	Since Inception
Construction	\$ 3,347,596	\$ 8,266,822	\$ 5,904,688,057
Design Services	388,618	627,673	418,122,224
PMF/CM Services	152,607	399,007	485,849,910
SDA Project Management	655,960	1,406,621	152,464,194
Property Acquisition, Relocation & Enviro	3,194,659	3,428,116	647,743,880
School Furniture, Fixtures & Equipment	-	(20,543)	259,827,059
Project Insurance	1,109,637	7,670,549	123,829,762
NJ State Inter-Agency Transfers	142,308	144,893	54,475,704
SDA District Grant & Funding Agreements	1,000,000	13,140,632	1,043,460,619
Regular Operating District Grant Agreements	1,135,344	3,860,727	3,068,733,666
Real-Time Project Audits	9,113	47,190	1,566,412
Property Management, Maintenance & Utils	(36,809)	(23,309)	19,600,075
Outside Legal & Claims Resolution Services	10,129	14,691	12,423,297
Temporary Staffing	1,615	2,945	10,783,677
Other Project Costs	207	16,554	63,216,515
Project Credits	-	-	(54,902,944)
Total Project Expenditures	11,110,984	38,982,568	12,211,882,107
Less: Local Share Contributions	(28,251)	(32,488)	(192,218,988)
Project Expenditures (State Share)	\$ 11,082,733	\$ 38,950,080	\$ 12,019,663,119
2025 Capital Spending Forecast	\$ 21,748,069	\$ 48,337,122	

Allocations Since Program Inception

► **All Funding Sources & Expenditures**

	All Sources ¹	Total Funding ²	Paid to Date ³
■ SDA Districts	\$ 10,906,826,150	\$ 11,070,809,390	\$ 9,107,906,416
■ RODs Incl Vo-Tech Schools	4,025,000,000	4,087,067,061	3,461,143,481
Total - State Share	\$ 14,931,826,150	\$ 15,157,876,451	\$ 12,569,049,897

► **Percentage of Total Funding Paid to Date**

■ SDA Districts	82.3%
■ RODs Incl Vo-Tech Schools	84.7%
Total - State Share	82.9%

1 Of the \$14.9 billion authorized for the school construction program (including bond funds, appropriations and Federal CPF Grant funds), \$12,979,528,798 has been received to date.

2 Includes bonding cap amounts, appropriations and other income and miscellaneous revenue earned to date (i.e., interest income on invested funds).

3 These amounts include the allocation of SDA operating expenses and capital expenditures totaling \$549,386,778.

New Jersey Schools Development Authority
Fund Reporting Operating Expenses vs Budget
February 28, 2025

<u>Category</u>	<u>Actual</u> <u>Year-To-Date</u>	<u>Budget</u> <u>Year-To-Date</u>	<u>Over/</u> <u>(Under)</u>
Personnel Expenses:			
Employee Salaries	\$ 2,149,419	\$ 2,350,464	\$ (201,045)
Employee Benefits	593,753	665,938	(72,185)
Direct Hire Temporary Employee Costs	4,173	8,334	(4,161)
Total Employee Salaries & Benefits Costs	2,747,345	3,024,736	(277,391)
Less: Employee Salaries & Benefits Costs			
Charged to Projects	1,406,621	1,720,622	(314,001)
Salaries & Benefits Charged to Operating Expense	1,340,724	1,304,114	36,610
Temporary Staffing Services	-	8,334	(8,334)
Travel & Expense Reimbursements	2,274	5,434	(3,160)
Training & Professional Development	19,844	15,900	3,944
Total Personnel Expenses	1,362,842	1,333,782	29,060
Non-Personnel Operating Expenses:			
Facilities & General Office Expenses	290,989	364,466	(73,477)
Information Systems	465,077	411,128	53,949
Professional & Other Contracted Services	8,307	179,598	(171,291)
Property & Casualty Insurance	101,837	101,800	37
SDA-Owned Automobiles	9,080	15,000	(5,920)
Communications & Outreach	-	666	(666)
Reserve for Unforeseen Events & New Initiatives	-	4,166	(4,166)
Total Authority Operating Expenses	\$ 2,238,132	\$ 2,410,606	\$ (172,474)

2025 Annual Operating Budget

\$ 15,513,000

New Jersey Schools Development Authority

Fund Reporting Operating Expenses vs Prior Year

February 28, 2025

<u>Category</u>	<u>Actual</u> <u>Year-To-Date</u>	<u>2024</u> <u>Year-To-Date</u>	<u>Over/</u> <u>(Under)</u>
Personnel Expenses:			
Employee Salaries	\$ 2,149,419	\$ 2,109,040	\$ 40,379
Employee Benefits	593,753	582,449	11,304
Direct Hire Temporary Employee Costs	4,173	1,346	2,827
Total Employee Salaries & Benefits Costs	2,747,345	2,692,835	54,510
Less: Employee Salaries & Benefits Costs Charged to Projects	1,406,621	1,221,282	185,339
Salaries & Benefits Charged to Operating Expense	1,340,724	1,471,553	(130,829)
Temporary Staffing Services	-	-	-
Travel & Expense Reimbursements	2,274	1,399	875
Training & Professional Development	19,844	8,080	11,764
Total Personnel Expenses	1,362,842	1,481,032	(118,190)
Non-Personnel Operating Expenses:			
Facilities & General Office Expenses	290,989	293,978	(2,989)
Information Systems	465,077	381,803	83,274
Professional & Other Contracted Services	8,307	14,198	(5,891)
Property & Casualty Insurance	101,837	96,547	5,290
SDA-Owned Automobiles	9,080	9,526	(446)
Communications & Outreach	-	-	-
Reserve for Unforeseen Events & New Initiatives	-	-	-
Total Authority Operating Expenses	\$ 2,238,132	\$ 2,277,084	\$ (38,952)

New Jersey Schools Development Authority

Employee Headcount

February 28, 2025

	<u>Current Month End</u>	<u>Budget</u>	<u>Over/ (Under)</u>
Office of Chief Executive Officer	2	2	-
Human Resources	4	4	-
Vacant Positions	0	0	-
Communications	3	3	-
Legislative Affairs	1	1	-
EEO/AA & Vendor Services	4	4	-
Office of Program Operations & Strategic Planning	1	1	-
Capital Planning & Program Operations	7	9	(2)
Design Studio	13	13	-
Grants Administration	7	7	-
Real Estate Services & Predevelopment	3	3	-
Office of Construction Operations	0	0	-
Project Teams	18	18	-
Office of Corporate Governance & Legal Affairs	3	3	-
Chief Counsel	8	8	-
Information Systems	11	11	-
Central Records Management	3	3	-
Safety	4	4	-
Internal Audit	3	3	-
Office of Chief Financial Officer	1	1	-
Financial Operations	6	7	(1)
Financial Accounting & Disbursements	10	11	(1)
Procurement	9	10	(1)
Risk Management	1	2	(1)
Facilities	4	4	-
Total Full-Time Employees at Month End	<u>126</u>	<u>132</u>	<u>(6)</u>
 Total Full-Time Employees at Year End		<u>140</u>	

New Jersey Schools Development Authority
Statement of Net Position
February 28, 2025

	Current Month End	2024 Year End	Over/ (Under)
ASSETS			
Cash and cash equivalents	\$ 638,846,749	\$ 320,400,925	\$ 318,445,824
Receivables	352	1,766,122	(1,765,770)
Prepaid expenses	655,020	157,371	497,649
Capital assets, net of accumulated depreciation	3,861,350	4,033,312	(171,962)
Total Assets	643,363,471	326,357,730	317,005,741
DEFERRED OUTFLOWS OF RESOURCES			
Deferred amount for pensions and OPEB	7,312,318	7,312,318	-
Total Deferred Outflows of Resources	7,312,318	7,312,318	-
TOTAL ASSETS & DEFERRED OUTFLOWS OF RESOURCES			
	\$ 650,675,789	\$ 333,670,048	\$ 317,005,741
LIABILITIES			
Accrued school facilities project costs	\$ 12,423,007	\$ 22,646,138	\$ (10,223,131)
Unearned revenue	536,195,046	189,317,819	346,877,227
Net pension liability	23,242,844	23,242,844	-
Total other postemployment benefits liability	17,311,113	17,358,073	(46,960)
Other accrued liabilities	7,212,096	7,310,854	(98,758)
Deposits	2,317,546	2,300,154	17,392
Total Liabilities	598,701,652	262,175,882	336,525,770
DEFERRED INFLOWS OF RESOURCES			
Deferred amount for pensions and OPEB	29,638,347	29,638,347	-
Deferred amount for Federal CPF grant	-	-	-
Total Deferred Inflows of Resources	29,638,347	29,638,347	-
NET POSITION			
Net investment in capital assets	115,844	141,211	(25,367)
Restricted for schools construction:			
Federal CPF grant	2,312,945	316,638	1,996,307
Special revenue fund	79,417,207	90,392,465	(10,975,258)
Unassigned/(Unrestricted)	(59,510,206)	(48,994,495)	(10,515,711)
Total Net Position	22,335,790	41,855,819	(19,520,029)
TOTAL LIABILITIES, DEFERRED INFLOWS OF RESOURCES & NET POSITION			
	\$ 650,675,789	\$ 333,670,048	\$ 317,005,741

New Jersey Schools Development Authority

Statement of Activities

February 28, 2025

	<u>Current Year-To Date</u>	<u>2024 Year-To Date</u>	<u>Over/ (Under)</u>
REVENUES			
School Construction Program:			
Appropriation from State	\$ -	\$ -	\$ -
Debt Defeasance & Prevention Fund grant	5,530,405	-	5,530,405
Federal CPF grant	1,987,941		1,987,941
General:			
Investment earnings	3,916,967	4,015,509	(98,542)
Rental property income	-		-
Other revenue	-		-
Total Revenues	11,435,313	4,015,509	7,419,804
EXPENSES			
Administrative and general expenses	2,214,834	2,449,905	(235,071)
School facilities project costs	28,740,508	32,600,102	(3,859,594)
Total Expenditures/Expenses	30,955,342	35,050,007	(4,094,665)
CHANGE IN NET POSITION	(19,520,029)	(31,034,498)	11,514,469
Beginning of Period Net Position	41,855,819	153,525,148	(111,669,329)
NET POSITION END OF PERIOD	\$ 22,335,790	\$ 122,490,650	\$ (100,154,860)

SETTLEMENT CLAIMS

2024 Settled Claims Log

Claim No.	Contract No.	Project Name	Claimant	Type of Claim	Settlement Date	Claim Amount	Settlement
2022-007	PA-0011-B01	Paterson Union Avenue Middle School	Epic Management, Inc.	Overtime Costs arising from late delivery of permanent electrical and gas service by PSE&G	9/30/2024	\$245,959.00	\$0.00
2022-008	PA-0011-B01	Paterson Union Avenue Middle School	Epic Management, Inc.	Extended General Condiitons arising form late delivery of electrical and gas service by PSE&G	9/30/2024	\$621,000.00	\$0.00
2022-009	PA-0011-B01	Paterson Union Avenue Middle School	Epic Management, Inc.	Temporary generator for office trailers	9/30/2024	\$11,566.00	\$0.00
2022-007	PA-0011-B01	Paterson Union Avenue Middle School	Epic Management, Inc.	Overtime Costs arising from late delivery of permanent electrical and gas service by PSE&G	9/30/2024	\$245,959.00	\$0.00
2022-008	PA-0011-B01	Paterson Union Avenue Middle School	Epic Management, Inc.	Extended General Condiitons arising form late delivery of electrical and gas service by PSE&G	9/30/2024	\$621,000.00	\$0.00
2022-009	PA-0011-B01	Paterson Union Avenue Middle School	Epic Management, Inc.	Temporary generator for office trailers	9/30/2024	\$11,586.00	\$0.00
2022-010	PA-0011-B01	Paterson Union Avenue Middle School	Epic Management, Inc.	Unanticipated material costs due to escalation and delivery delays	9/30/2024	\$133,376.00	\$0.00
2022-012	ET-0100-B01	Plainfield Elementary School	Epic Management, Inc.	Extended General Conditions	9/30/2024	\$1,538,177.00	\$750,000.00
				ANNUALTOTAL THROUGH DECEMBER 2024		\$3,428,623.00	\$750,000.00

2025 Settled Claims Log

Claim No.	Contract No.	Project Name	Claimant	Type of Claim	Settlement Date	Claim Amount	Settlement
2019-003	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	14-Days of Extended General Conditions	1/7/2025	\$44,318.00	
2019-004	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Installation of sanitary sewer manhole	1/7/2025	\$44,154.00	
2021-001	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Dismantling of scaffolding to set steel in Building No. 3	1/7/2025	\$11,414.00	
2021-002	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	DCA Submission following stair tower collapse	1/7/2025	\$67,839.00	
2021-003	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Preparation of Recovery Schedule	1/7/2025	\$2,499.00	
2021-004	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Acoustical changes per RFI No. 047	1/7/2025	\$37,449.00	
2021-005	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Directive for relocation of wall telephones	1/7/2025	\$62,218.00	
2021-006	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Code-related door hardware	1/7/2025	\$133,449.00	
2021-008	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Directive for Elevator Operators	1/7/2025	\$15,525.00	
2021-009	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Extended General Conditions (54 days)	1/7/2025	\$200,113.00	
2022-002	CA-0022-B01	Camden High School	Ernest Bock & Sons, Inc.	Hardware revisions following DCA inspection	1/7/2025	\$41,204.00	\$171,081.00
2019-003	ES-0027-B01	Irvington Madison Avenue Elementary School	Ernest Bock & Sons, Inc.	14-Days of Extended General Conditions	1/7/2025	\$44,318.00	\$0.00
2020-006	ES-0027-B01	Irvington Madison Avenue Elementary School	Ernest Bock & Sons, Inc.	Delay costs relating to permanent cores	1/7/2025	\$58,280.00	\$0.00
2020-003	EP-0106-C01	Newark Hawkins and Wilson Elementary Schools	Ernest Bock & Sons, Inc.	Additional costs incurred for re-design	1/7/2025	\$36,615.00	\$0.00
2022-006	EP-0105-C01	Bridgeton Senior High School	Ernest Bock & Sons, Inc.	Roofing materials escalation costs	1/7/2025	\$178,919.00	\$178,919.00
				ANNUAL TOTAL THROUGH JANUARY 2025		\$978,314.00	\$350,000.00

RESOLUTION TO ADJOURN INTO EXECUTIVE SESSION

Resolution—8.

Resolution to Adjourn into Executive Session

Resolution

WHEREAS, the “Senator Byron M. Baer Open Public Meetings Act” (OPMA), N.J.S.A. 10:4-6, declares “the right of the public to be present at all meetings of public bodies” except as expressly provided in the Act; and

WHEREAS, N.J.S.A. 10:4-12 (b) provides that a public body may exclude the public from that portion of a meeting at which the public body discusses, among other things, any pending or anticipated litigation or contract negotiations in which the public body is or may become a party...falling within the attorney-client privilege, to the extent that confidentiality is required to preserve the attorney-client relationship; and

WHEREAS, the Members of the New Jersey Schools Development Authority (SDA or the Authority) have before them on this date one matter, pursuant to N.J.S.A. 10:4-12, is appropriate for consideration in Executive Session; and

WHEREAS, the matter for Executive Session involves a Recommendation for Settlement in Anticipation of Claim by Terminal Construction Corporation/Dinallo Construction Corporation, a Joint Venture in Connection with the Perth Amboy High School Project; and

WHEREAS, the minutes of the Board’s April 2, 2025 Executive Session meeting will be available for release for public review upon the full and final conclusion of all negotiations, legal proceedings, and settlements, and associated matters and/or the execution of all documentation, payments, agreements and leases associated therewith, as applicable.

NOW, THEREFORE, BE IT RESOLVED, that the Members of the Authority hereby resolve to adjourn into Executive Session to be apprised of the matter described herein.

BE IT FURTHER RESOLVED, that the minutes of the Board’s April 2, 2025 Executive Session meeting will be available for release for public review upon the full and final conclusion of all negotiations, legal proceedings, settlements, and associated matters, and/or the execution of all documentation, payments, agreements and leases associated therewith, as applicable.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval, unless during such 10 day period, the Governor shall approve same, in which case such action shall become effective upon such approval.

Attached: Resolution to Adjourn into Executive Session, dated April 2, 2025

Dated: April 2, 2025