

MORRIS COUNTY IMPROVEMENT AUTHORITY
MINUTES of the Regular Board Meeting held on October 21, 2020 at 5:00 p.m.
Administration and Records Building, Morristown, New Jersey

Held and Conducted Via Webex (Audio and Video)

At 5:04 p.m., John Bonanni, Chairperson to the Morris County Improvement Authority called the meeting to order. The following persons were in attendance:

John Bonanni, Chairperson
Beti Bauer, Commissioner
Scott Gallopo, Commissioner
Christina Ramirez, Commissioner
Ellen Sandman, Commissioner
Matt Jessup, Esq., McManimon, Scotland and Baumann, LLC
Doug Bacher, NW Financial
Heather Litzebauer, NW Financial
Jennifer Edwards, Acacia Financial
John Krickus, Freeholder and MCIA Alt. Liaison
Stephen Schneider, Sunlight General Capital
Andrew Conte, Gable Associates

1. Commissioner Bonanni, Chairperson, asked for the reading of the public statement in accordance with the Open Public Meetings Act, which was then read by Christine Kristiansen, Recording Secretary.
2. Commissioner Bonanni asked for "roll call" for the Authority. Five (5) Commissioners were in attendance, Mr. John Bonanni, Ms. Beti Bauer, Mr. Scott Gallopo, Ms. Christine Ramirez and Ms. Ellen Sandman. A quorum was established.
3. Executive Session - No Executive Session requested.
4. Commissioner Bonanni asked for approval of the September 16, 2020 meeting minutes. Commissioner Ramirez made a motion to accept the minutes of the September 16, 2020 meeting. Commissioner Gallopo seconded the motion. All others were in favor to accept the minutes of the September 16, 2020.

Discussion: Solar I Operations and Maintenance:

- Stephen Schneider of Sunlight General Capital summarized the findings of their site inspections and testing of the Solar I systems, and discussed their recommendations to the Board for maintaining and repairing the Solar I sites and equipment.
- Andrew Conte of Gabel Associates discussed the Solar I system designs; the importance of addressing the maintenance items and continuing intensive preventative maintenance; and provided the Board with recommendations.

5. Official Action

Agenda item 5(i) was discussed – Resolution consenting Azimuth 180 Solar Electric LLC to undertake various capital improvements in connection to Solar I. Commissioner Gallopo made a motion to adopt this resolution. Commissioner Ramirez seconded the motion. Roll was called. The resolution was unanimously approved. "RESOLUTION OF THE MORRIS COUNTY IMPROVEMENT AUTHORITY CONSENTING TO THE UNDERTAKING BY AZIMUTH 180 SOLAR ELECTRIC, LLC OF VARIOUS CAPITAL IMPROVEMENTS IN CONNECTION WITH THE AUTHORITY'S RENEWABLE ENERGY PROGRAM, TRANCHE I" (No. 20-28) was adopted.

Agenda item 5(ii) was discussed - Resolution authorizing an amendment to the 2020 Authority Budget. Commissioner Gallopo made a motion to adopt this resolution. Commissioner Ramirez seconded the motion. Roll was called. The resolution was unanimously approved. "RESOLUTION AUTHORIZING AN AMENDMENT TO THE 2020 AUTHORITY BUDGET FOR THE FISCAL YEAR BEGINNING JANUARY 1, 2020 AND ENDING DECEMBER 31, 2020" (No. 20-29) was adopted.

Agenda item 5(iii) was discussed. Resolution introducing and approving the 2021 Authority budget. Commissioner Bauer made a motion to adopt this resolution. Commissioner Gallopo seconded the motion. Roll was called. The resolution was unanimously approved. "RESOLUTION INTRODUCING AND APPROVING THE 2021 AUTHORITY BUDGET FOR THE FISCAL YEAR BEGINNING JANUARY 1, 2021 AND ENDING DECEMBER 31, 2021" (No. 20-30) was adopted.

Agenda item 5(iv) was discussed. Resolution adopting standards and protocols for holding remote public meetings as required by the Division of Local Government Services. Commissioner Bauer made a motion to adopt this resolution. Commissioner Gallopo seconded the motion. Roll was called. The resolution was unanimously approved. "RESOLUTION OF THE MORRIS COUNTY IMPROVEMENT AUTHORITY ADOPTING STANDARDS AND PROTOCOLS FOR THE CONDUCT OF PUBLIC MEETINGS DURING DECLARED PUBLIC HEALTH OR SIMILAR EMERGENCIES, AND PUBLIC PARTICIPATION THEREIN" (No. 20-31) was adopted.

Agenda item 5(v) - Resolution approving the payment of bills as listed on the Schedule of Warrants in the amount of \$1,616.55 Commissioner Gallopo made a motion to adopt this resolution. Commissioner Ramirez seconded the motion. Roll was called. The resolution was approved unanimously. The motion carried and Resolution "Bill List" (No. 20-32) was adopted.

6. Possible Actions after Executive Session - Nothing at this time.

7. Further Official Action - Nothing at this time.

8. Additional Reports from Consultants:

- Heather Litzebauer of NW Financial discussed the refunding of Sussex County's 2011 solar bonds.
- Jennifer Edwards of Acacia Financial discussed the status of the new money borrowing and refunding of pooled program bonds.

9. The public portion of the meeting was opened - No public present. No written or email comments were submitted from the public.

10. Adjournment - Commissioner Ramirez made a motion to adjourn the meeting. Commissioner Gallopo seconded the motion.

The October 21, 2020 meeting of the Morris County Improvement Authority was adjourned at 5:52 p.m.

The next Improvement Authority meeting will be held on November 16, 2020 at 5:00 p.m. in the Knox Conference Room.

Respectfully submitted,

Christine Kristiansen, Recording Secretary
Morris County Improvement Authority