

**NEW JERSEY ECONOMIC DEVELOPMENT AUTHORITY**  
**December 12, 2006**

**MINUTES OF THE MEETING**

Members of the Authority present: Carl Van Horn, Chairman; Joseph McNamara, Vice Chairman; Mike Sheridan representing the Commissioner of the Department of Banking and Insurance; Noel McGuire representing the Secretary of the NJ Commerce, Economic Growth and Tourism Commission; James Kelly, representing the State Treasurer; Joseph Latoof representing the Commissioner of the Department of Labor and Workforce Development; Bernie Piaia representing the Commissioner of Education; Timothy Carden, Carlos A. Medina, Charles Sarlo, Thomas Manning, and Steve Plofker, Public Members; and Rodney Sadler, Non-Voting Member.

Absent from the meeting: Philip Kirschner, Public Member; and Raymond Burke and Carmen Twillie Ambar, Alternate Public Members.

Also present: Caren Franzini, Chief Executive Officer of the Authority; bond counsel for the Authority; Bette Renaud, Deputy Attorney General, and guests.

Chairman Van Horn called the meeting to order at 10:01 a.m.

Pursuant to the Internal Revenue Code of 1986, Ms. Franzini announced that this was a public hearing and comments are invited on any Private Activity bond projects presented today.

In accordance with the Open Public Meetings Act, Ms. Franzini announced that notice of this meeting has been sent to the *Star Ledger* and the *Trenton Times* at least 48 hours prior to the meeting, and that a meeting notice has been duly posted on the Secretary of State's bulletin board at the State House.

**MINUTES OF AUTHORITY MEETING**

The next item of business was the approval of the November 14, 2006 meeting minutes and Executive Session minutes, the November 6, 2006 special meeting minutes and the November 27, 2006 special meeting minutes of the Board. A motion was made to approve the minutes by Mr. Plofker, seconded by Mr. Carden and was approved by the 10 Members present.

The next item was the presentation of the Chief Executive Officer's Monthly Report to the Board.  
**(For Informational Purposes Only)**

**Mr. Piaia entered the meeting at this time.**



**BOND RESOLUTIONS WITH AUTHORITY EXPOSURE**

**PROJECT:** Joseph P. Hayes Theatre, Inc. **APPL.#17761**  
**LOCATION:** Beach Haven Boro./Ocean Cty. **BUSINESS:** Not-for-profit theater  
**PROCEEDS FOR:** refunded bond  
**FINANCING:** Series A: \$2,110,000 Tax-exempt bond with a 18.96% EDA guarantee not to exceed \$400,000 for 4 years; Series B-1: \$1,500,000 Tax-exempt bond; Series B-2: \$100,000 Tax-exempt bond  
**MOTION TO APPROVE:** Mr. Carden **SECOND:** Mr. Sheridan **AYES:** 11  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 8**

**AMENDED BOND RESOLUTIONS**

**PROJECT:** Elizabeth Development Company **APPL.#17759**  
**LOCATION:** Elizabeth City/Union Cty. **BUSINESS:** Not-for-profit economic development organization  
**AMENDED RESOLUTION TO:** approve an amendment to the November 14, 2006 resolution to authorize the issuance of a taxable bond not to exceed \$65,000 to pay costs of issuance associated with the refunding.  
**MOTION TO APPROVE:** Mr. Piaia **SECOND:** Mr. Carden **AYES:** 11  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 9**

**DIRECT LOANS**

**PROJECT:** ClassLink, Inc. **APPL.#17725**  
**LOCATION:** Weehawken Twp./Hudson Cty. **BUSINESS:** Provider of software and services  
**PROCEEDS FOR:** working capital  
**FINANCING:** \$750,000 Edison Innovation Fund Investment  
**MOTION TO APPROVE:** Mr. Sheridan **SECOND:** Mr. Plofker **AYES:** 11  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 10**

**PROJECT:** VELOX Semiconductor Corporation **APPL.#17844**  
**LOCATION:** Franklin Twp./Somerset Cty. **BUSINESS:** Developer of Gallium Nitride semiconductors  
**PROCEEDS FOR:** working capital  
**FINANCING:** \$1,000,000 Edison Innovation Fund Investment  
**MOTION TO APPROVE:** Mr. Piaia **SECOND:** Mr. Plofker **AYES:** 11  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 10**

**STATEWIDE LOAN POOL PROGRAM**

**PROJECT:** Gloucester County Habitat for Humanity, Inc.      **APPL.#17668**  
**LOCATION:** Clayton Boro./Gloucester Cty.      **BUSINESS:** Provider of low income housing  
**PROCEEDS FOR:** bldg. acqui.  
**FINANCING:** \$337,500 bank loan with a \$93,750 (27.8%) Authority participation.  
**MOTION TO APPROVE:** Mr. Carden      **SECOND:** Mr. Piaia      **AYES: 11**  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 11**

**LOCAL DEVELOPMENT FINANCING FUND**

**PROJECT:** Baker Boys, LLC      **APPL.#17747**  
**LOCATION:** Pleasantville City/Atlantic Cty.      **BUSINESS:** Mfr. of Breads  
**PROCEEDS FOR:** equip. purch.  
**FINANCING:** \$184,000 Local Development Financing Fund loan  
**MOTION TO APPROVE:** Mr. Plofker      **SECOND:** Mr. McGuire      **AYES: 11**  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 12**

**Mr. Latoof entered the meeting at this time.**

**RENEWAL COMMUNITY COMMERCIAL REVITALIZATION DEDUCTION PROGRAM**

The next item was the approval of the application for Apple Food Service of Newark, LLC for an allocation of the Commercial Revitalization Deduction Program.

**MOTION TO APPROVE:** Mr. McGuire      **SECOND:** Mr. Piaia      **AYES: 12**  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 13**

**CAMDEN ECONOMIC RECOVERY BOARD**

**PROJECT:** Neighborhood Housing Services of Camden, Inc.      **APPL.#17412**  
**LOCATION:** Camden City/Camden Cty.  
**PROCEEDS FOR:** engineering & architectural fees/land  
**FINANCING:** \$100,000 Economic Recovery Board for Camden recoverable grant program  
**MOTION TO APPROVE:** Mr. Plofker      **SECOND:** Mr. Sheridan      **AYES: 12**  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 14**

**PETROLEUM UNDERGROUND STORAGE TANK PROGRAM**

The next item was the Petroleum Underground Storage Tank Program Delegated Authority Approvals for the month of November 2006. **(For Informational Purposes Only)**

**HAZARDOUS DISCHARGE SITE REMEDIATION FUND PROGRAM**

The following projects presented were municipal loans under the Hazardous Discharge Site Remediation Fund Program. These loan approvals will be automatically converted to a grant approval for the same amount in the event that pending legislation regarding restriction on annual grant amounts is adopted.

**MOTION TO APPROVE:** Mr. Piaia                      **SECOND:** Mr. Carden                      **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 15**

**PROJECT:** Camden Redevelopment Agency                      **APPL.#17855**  
(Harrison Avenue Landfill)  
**LOCATION:** Camden City/Camden Cty.  
**PROCEEDS FOR:** site remediation  
**FINANCING:** \$2,954,850 NJDEP Hazardous Discharge Site Remediation municipal loan

**PROJECT:** Milltown-Ford Avenue Redevelopment Agency                      **APPL.#17854**  
(Milltown Ford)  
**LOCATION:** Milltown Boro./Middlesex Cty.  
**PROCEEDS FOR:** site remediation  
**FINANCING:** \$5,000,000 NJDEP Hazardous Discharge Site Remediation municipal loan

**PROJECT:** Palmyra Borough                      **APPL.#17856**  
(Brownfield Development Area)  
**LOCATION:** Palmyra Boro./Burlington Cty.  
**PROCEEDS FOR:** site remediation  
**FINANCING:** \$1,929,470 NJDEP Hazardous Discharge Site Remediation municipal loan

The following project presented was a loan under the Hazardous Discharge Site Remediation Fund Program.

**PROJECT:** 53 Central Avenue Inc.                      **APPL.#17726**  
**LOCATION:** Rochelle Park Twp./Bergen Cty.  
**PROCEEDS FOR:** site remediation  
**FINANCING:** \$49,670 NJDEP Hazardous Discharge Site Remediation Fund loan

**BUSINESS EMPLOYMENT INCENTIVE PROGRAM**

**PROJECT:** Automatic Data Processing, Inc. or Nominee                      **APPL.#17824**  
**LOCATION:** Jersey City/Hudson Cty.                      **BUSINESS:** Provider of processing systems  
**GRANT AWARD:** 80% Business Employment Incentive grant, 10 years  
**MOTION TO APPROVE:** Mr. Piaia                      **SECOND:** Mr. Plofker                      **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 16**

**PROJECT:** BAE SYSTEMS Information and Electronic Systems Integration **APPL.#17847**  
**LOCATION:** Totowa Boro./Passaic Cty. **BUSINESS:** Producer of electronic systems  
**GRANT AWARD:** 80% Business Employment Incentive grant, 10 years  
**MOTION TO APPROVE:** Mr. Piaia **SECOND:** Mr. Carden **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 16**

**PROJECT:** Henry RAC Holding Corporation **APPL.#17795**  
**LOCATION:** Bayonne City/Hudson Cty. **BUSINESS:** Mfr. of rifles  
**GRANT AWARD:** 15% Business Employment Incentive grant, 10 years  
**This matter has been held from consideration.**

**PROJECT:** I.D. Systems, Inc. **APPL.#17362**  
**LOCATION:** Montvale Boro./Bergen Cty. **BUSINESS:** Provider of wireless solutions for tracking assets  
**GRANT AWARD:** 60% Business Employment Incentive grant, 7 years  
**MOTION TO APPROVE:** Mr. Plofker **SECOND:** Mr. Piaia **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 16**

**PROJECT:** Robert Burton Associates, Ltd. **APPL.#17754**  
**LOCATION:** Fairfield Boro./Essex Cty. **BUSINESS:** Mfr. of tobacco accessories  
**GRANT AWARD:** 45% Business Employment Incentive grant, 10 years  
**This matter has been held from consideration.**

**PROJECT:** Summit Acquisition, LLC **APPL.#17829**  
**LOCATION:** Swedesboro Boro./Gloucester Cty. **BUSINESS:** Food distributor  
**GRANT AWARD:** 60% Business Employment Incentive grant, 10 years  
**MOTION TO APPROVE:** Mr. Piaia **SECOND:** Mr. Carden **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 16**

**PROJECT:** VectorMAX Corporation **APPL.#17325**  
**LOCATION:** Jersey City/Hudson Cty. **BUSINESS:** Software development company  
**GRANT AWARD:** 80% Business Employment Incentive grant, 10 years  
**MOTION TO APPROVE:** Mr. Plofker **SECOND:** Mr. Piaia **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 16**

## BOARD MEMORANDUMS

The next item was the approval to make a \$5,000,000 investment in SAS Investors II, L.P and to increase the Authority's investment up to \$10,000,000 if the Fund's manager, SAS Investors Management, Inc. relocates to a New Jersey Innovation Zone and that the EDA investment represents no more than 15% of the total. The terms of the investment are as follows: 1) no more than 2.5% management fee; 2) no more than 20% carry; 3) the life of the fund is 10 years; 4) the EDA's investment will only be drawn down for specific projects; 5) the EDA is a member of the Advisory Board; and 6) any changes to the General Partner/Manager make up must be preapproved by the EDA.

**MOTION TO APPROVE:** Mr. Carden                      **SECOND:** Mr. McNamara    **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 17**

The next item was the approval to extend the maturity of the outstanding balance of \$1,121,670 to Omni Baking Company for the remaining five years of the original amortization schedule.

**MOTION TO APPROVE:** Mr. Plofker                      **SECOND:** Mr. Piaia                      **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 18**

The next item was the approval of the following projects under Delegated Authority for the month of November 2006: **(For Informational Purposes Only)**

**New Jersey Business Growth Fund:** Buckholz and Biddle Corp., Central Sheet Metal Fabricators, Inc., G Cotter Enterprises Inc., and Ruby Real Estate & Management, Inc.

**PROJECT:** MSNBC Cable, L.L.C. and NBC, Inc.; CNBC,                      **APPL.#09235 & 11113**  
Inc.; CNBC.com, LLC

**LOCATION:** Secaucus/Hudson Cty. and Englewood Cliffs/Bergen Cty.

**MODIFICATION:** to approve the repayment of \$2,300,000 in disbursements related to the MSNBC BEIP grant from the anticipated BEIP grant payments due to CNBC; and to accept a 22-percent value of the original cost for existing equipment and 25-percent of the original cost for new equipment purchased at lease termination in exchange for capping the Authority's overall exposure to \$1,100,000.

**MOTION TO APPROVE:** Mr. Carden                      **SECOND:** Mr. Piaia                      **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 19**

## REAL ESTATE

The next item was the approval to enter into a lease with Advance Spine and Pain Physical Therapy, LLC who is a prospective tenant of the Trenton office Complex's retail space.

**MOTION TO APPROVE:** Mr. Plofker                      **SECOND:** Mr. Piaia                      **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 20**

The next item was the approval to execute contracts for security services with Bowles Corporate Serves, Inc. for a term of three years with an additional two year renewal term option, on terms acceptable to the Chief Executive Officer and the Attorney General's Office, for the NJEDA Headquarters and the Waterfront Technology Center in Camden.

**MOTION TO APPROVE:** Mr. Plofker                      **SECOND:** Mr. Carden                      **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 21**

The next item was the approval of the 2007 Operating budget for the Technology Centre of New Jersey, L.L.C.

**MOTION TO APPROVE:** Mr. Piaia                      **SECOND:** Mr. Manning                      **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 22**

The next item was the approval to amend the 2007 program cost budget for an additional \$310,000, and to enter into a contract with Economic Research Associates in the amount of \$310,000 to assist the Authority in structuring and implementing a Ready for Growth initiative for New Jersey, with the option to request additional services from the consultants related to implementation of that initiative on terms acceptable to the Chief Executive Officer and the Attorney General's Office; or to enter into a contract with DCG Corplan, if Economic Research Associates is deemed non-compliant with relevant Executive Orders regarding procurement.

**MOTION TO APPROVE:** Mr. Piaia                      **SECOND:** Mr. Plofker                      **AYES:** 12  
**RESOLUTION ATTACHED AND MARKED EXHIBIT 23**

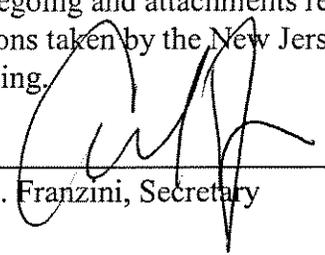
**PUBLIC COMMENT**

There was no comment from the public.

There being no further business on a motion by Mr. Plofker, and seconded by Mr. Piaia, the meeting was adjourned at 11:42 a.m.

Certification:

The foregoing and attachments represent a true and complete summary of the actions taken by the New Jersey Economic Development Authority at its meeting.

  
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Caren S. Franzini, Secretary