

THE OCEAN COUNTY UTILITIES AUTHORITY

MEETING: Minutes of Caucus Meeting of The Ocean County Utilities Authority

DATE: August 26, 2025

TIME: 4:00 p.m.

PLACE: 501 Hickory Lane, Bayville, New Jersey

PRESENT: Alan W. Avery, Jr., Chairman
Carol A. Scull, Board Secretary (electronically)
Reverend Oscar L. Cradle
Menashe P. Miller
Robert A. Sabosik
Joanne Gilmore
Steven C. Kennis
Frank J. Nicolato
Lisa N. Contessa, Assistant Secretary
Frank Dupignac Esq., Counsel
Avril Limage, Director, Human Resources (Electronically)
Robert Shertenlieb, Sr. Director, Operations and Maintenance
Will Demand, Director, Finance
Neil O'Regan, Director, Engineering & Construction
Randy Martin, Manager, Information Services



Opening Statement

Chairman Avery welcomed everyone to the regular caucus meeting of The Ocean County Utilities Authority, stating that in accordance with the requirements set forth in the New Jersey Open Public Meetings Law, notice of the meeting had been given by mailing of a Special Meeting Notice on February 10, 2025, to the Asbury Park Press, The Press of Atlantic City, the Clerks of Ocean County and Monmouth County, to the Clerks of all Ocean County Municipalities and to the Clerks of Freehold and Farmingdale Boroughs and Howell, Wall, and Freehold Townships.

CM-3061 NJIB SFY 2026 Financing – Authorizing Designated Representative and Alternates

Mr. O'Regan said, the first resolution will authorize designating an Authority representative and alternates as required by the NJDEP for application filings with State and Federal Agencies for the funding of certain Authority improvement projects through the NJIB Financial Loan Program.

John C. Parker, the Authorities Designated Representative, was authorized by Resolution No. 99-6870 and Keith B. Maroon, Executive Director, along with Richard M. Warren, were authorized by Resolution No. 14-10512, as the Designated Alternates. Since John C. Parker and

Richard M. Warren are no longer with the Authority, and for continuity in processing grant documents, the new resolution would approve appointing Alan W. Avery, Jr., Authority Chairman, as Designated Representative, and Keith B. Maroon, Executive Director, along with Cornelius O'Regan, Director, Engineering & Construction, as Designated Alternates, in the place and stead of John C. Parker and Richard M. Warren respectively, Mr. O'Regan said.

CM-3736 Contract No. AW2419 Area Wide Process Area HVAC Improvements – Contract Award

Mr. O'Regan stated that the ventilation equipment that was installed in all three treatment plants, CWPCF, NWPCF and SWPCF, to minimize corrosion and ensure the health and safety of the employees that work in those areas have met their useful life and have become corroded and non-operational. They do not meet the current NFPA requirements for minimum air changes and can no longer be repaired, making replacement necessary.

Requests for proposals (RFP) for providing engineering design services for replacement ventilation equipment and identify the best location for installation of this equipment were solicited in accordance with the "Fair and Open" process. The Authority received proposals from four (4) firms on August 12, 2025 ranging in price from \$222,776 to \$596,377, Mr. O'Regan said.

The qualifications have been reviewed by the Engineering Committee, and it is recommended that T&M Associate's proposal for Phase I-Preliminary Design and Final Design be accepted in the lump-sum amount of \$187,776, plus a \$25,000 allowance for additional owner requested design, and a \$10,000 allowance for preparation of conformed documents.

Mr. O'Regan said the Agreement shall also include an amount not to exceed equal to seven percent (7%) of awarded construction bid, for Phase II Engineering Services during construction and requested the Boards approval of the resolution.

Commissioner Cradle said the project was discussed at the Engineering and Construction Committee meeting and all members present agreed with the recommendation.

CM-3737 General Contracts to be Discussed/Awarded

LN-25-15A – Liquid Nitrogen

Mrs. Cairns stated this is a two-year draw contract for liquid nitrogen. There were four (4) bid specification packages mailed and one (1) received from Airgas USA LLC for a contract amount of \$128,008. The Manager of FMD and the Authority attorney have reviewed the bid and found it acceptable. Airgas USA LLC has held this contract in the past and the unit price did not change from the last two-year contract, Mrs. Cairns said.

NTR-25-411B (ND2502) – NWPCF Transformer T-2 Replacement

This is a contract for the replacement of a 34.5 kV Transformer T-2 at the Northern Division Blower Raw Sludge Building. There were four (4) bid specification packages mailed and three (3) received ranging in price from \$321,000 to \$523,142, Mrs. Cairns said. The recommendation is to award this contract to the low bidder, Scalfo Electric Incorporated for an amount not to exceed \$321,000.

Scalfo Electric Incorporated has performed this type of work successfully in the past. The Authority attorney has reviewed this bid and found it to be acceptable.

PEG-235-32A – Pegasus 1005 and 710 Oils

This is a contract for the furnishing and delivery of forty (40) drums of Pegasus 1005 Oil and twelve (12) drums of Pegasus 710 Oils which is used authority wide. There were two bid specification packages mailed and one (1) received. The recommendation is to award this contract to the only bidder PetroChoice LLC for an amount not to exceed \$52,386.40. PetroChoice LLC has held the last two-year contract and a price comparison shows a decrease of 2.63%, Mrs. Cairns said.

OLT-25-35B – Outside Laboratory Testing

Mrs. Cairns said this contract is for annual laboratory testing services for the Authority. There were four (4) bid specification packages mailed and three (3) received. While the tests required may be similar in name the test parameters and the reporting requirements change each year in accordance with federal and state regulations. Therefore actual accurate price comparisons are unable to be obtained. The recommendation is to award Contract 'A' – Section I to the low bidder, Eurofins Environmental Testing LLC for an amount not to exceed \$71,768 and to award Contract 'B' – Section II to the low bidder ALS Environmental for an amount not to exceed \$54,454. Both Eurofins and ALS have worked with the Authority in the past.

AWVCI-25-413 (AW2425) – Area Wide Valve Chamber Improvements

This is a contract to rehabilitate the piping systems inside eleven (11) Southern and seventeen (17) Central Service Area interceptor valve chambers. There were three (3) bid specification packages mailed and three (3) received ranging in price from \$246,000 to \$400,908. Mrs. Cairns said the recommendation is to award this contract to the low bidder, Allied Painting for an amount not to exceed \$246,000. Allied Painting has done work for the Authority in the past.

SPFMD-24-20S – Spare Parts Franklin Miller Dimminutors – SWPCF

This is an annual draw contract with the option to renew for an additional year. This resolution would authorize renewal of the second year of the contract with Franklin Miller Incorporated for an amount not to exceed \$453,307, Mrs. Cairns said.

The Authority's attorney has reviewed all of these items and has found them to be acceptable.

Action Taken:

The Commissioners approved these recommendations and directed that appropriate resolutions be placed on the agenda for the Public Meeting.

At this time, on a motion made by Commissioner Cradle seconded by Commissioner Nicolato, and unanimously approved, the Commissioners moved into closed session at 4:15 p.m., and back into open session at 4:44 p.m.

There being no further business, on a motion made by Commissioner Miller, seconded by Commissioner Nicolato, and unanimously approved, the meeting adjourned at 4:44 p.m.