



PWI Board of Directors

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 Evelyn Littles, *Treasurer*
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 Dr. Dumerzier Charles
 Pamela B. Daniels
 Tomas Porturas
 Houston Stevens
 Cesar A. Vizcaino
 Hon. Joseph A. McCallum
 Hon. Ras J. Baraka
 Hon. Rufus Johnson

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Meeting of PWI Board of Directors
 December 11, 2018
 9:00 am – 10:00 am
UVSO Ivy Hill Preschool
 475 Irvington Avenue | Newark, NJ | 07106

Members present: Pamela Daniels, Pat Romagnulo, Houston Stevens, Cesar Vizcaino, Sandy Castor, Aubrey Gregory, Vivian Cox-Fraser, Dumerzier Charles, Mamie Bridgeforth, and Evelyn Littles. **Members absent:** Tomas Porturas, **Staff present:** Tracy Fredericks. **Guests:** Rufus Johnson, Alonzo Herran, and Carlos Fraser of Fraser CPA.

PWI’s President Pamela Daniels called the meeting to order at 9:12 am.

AGENDA ITEMS	BUSINESS	CORRECTIONS/ AMENDMENTS	ACTION
<p>1. Approval of Minutes</p>	<p>November 7, 2018 Board meeting</p>		<p>Unanimously Approved Motion put forth by Houston Stevens and seconded by Evelyn Littles.</p>
<p>2. Administration</p>	<p>A) Finance</p> <ul style="list-style-type: none"> - <u>November Checking Acct Balance:</u> Phase 1 - \$265,188.20 Phase 2 - \$415,665.54 <p>-Carlos Fraser of Fraser CPA reported out on the budget.</p> <p>-Board signed a Conflict of Interest Policy</p> <p>B) Executive Director’s Report:</p> <ul style="list-style-type: none"> - <u>Update on 521 South Orange Avenue</u> – A site walkthrough took place on December 4th with Newark 		<p>Members handed in the signed forms or were given until Friday, December 14th to return them.</p> <p>The property is in such disarray that the consultants could not walk to the back of</p>

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<p>2. Administration (Continued)</p>	<p>CEDC's Franklyn Ore, two brownfield specialists, a contractor, developer, and the Executive Director.</p> <p><u>-Update on the Formation of Irvington BID</u></p>		<p>the space to collect a soil sample or to view the basement to see its condition. The property was a dry-cleaning business. In addition, the City has not been in the space since 1991 therefore they had no idea of its condition. Newark CEDC has contracted the brownfield consultants to write up a Phase 1 report by January. It will be shared with the board to discuss. Franklyn said that if PWI were to contract with the City to buy this property it could take up to two (2) years based on what comes back from the brownfield consultants.</p> <p>The consultant is waiting for the City of Irvington's Department of</p>

			Economic Development to give him a report on what properties they would like to include in the BID. Once this is complete He will present an update to the Board. He expects this information by mid-January.
3. New Business			
Adjournment	The meeting adjourned at 10:03 am		Unanimously Approved Motion put forth by Dr. Charles and seconded by Cesar Vizcaino.
Next Meetings	<u>Full Board Meeting:</u> January 9th @ 9:00 am <u>Executive Committee/Conference Call:</u> January 16th @ 4 p.m.		

President

Date