



Essex County Improvement Authority

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Commissioner Bagolie  
Commissioner Nardone  
Commissioner Spiesbach  
Commissioner Yustein  
Chairman Klinghoffer

## REGULAR BOARD MEETING

DECEMBER 23, 2025

### AGENDA

1. SUNSHINE NOTICE
2. ROLL CALL
3. PUBLIC COMMENTS
4. ACCEPTANCE OF MINUTES

<u>Motion</u>	<u>M</u>	<u>2<sup>nd</sup></u>	.
#25-30	Nardone	Spiesbach	

- Regular Board Meeting on 11-25-25

5. RESOLUTIONS



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**PARKING FACILITIES**

          M                  2<sup>nd</sup>  
Nardone          Yustein

**#25-224**

12. Resolution authorizing payment to Arocho Services, LLC in the amount of \$5,050.00 for landscaping, elevator, and stairwells cleaning services in November 2025

**#25-225**

13. Resolution authorizing payment to Noor Star Properties, LLC in the amount of \$3,0750.00 for cleaning services in November 2025

**#25-226**

14. Resolution authorizing payment to Precision Technology in the amount of \$3,093.00 for parking equipment repairs

**#25-227**

15. Resolution authorizing payment to Positive Electric in the amount of \$6,278.62 for lights repairs and replacements

**#25-228**

16. Resolution authorizing a Memorandum of Agreement with Arocho Services for general maintenance services for the year 2026 in the amount not to exceed \$53,000.00

**#25-229**

17. Resolution authorizing a Memorandum of Agreement with Positive Electric for all electric related issues in the amount not to exceed \$53,000.00 for the year 2026

**#25-230**

18. Resolution authorizing a Memorandum of Agreement with Hudson Community Enterprises for litter patrol services in the amount not exceed \$78,000.00 for the year 2026

**#25-231**

19. Resolution authorizing a Memorandum of Agreement with Noor Star Properties, LLC for general maintenance services for the year 2026 in the amount not to exceed \$53,000.00

**#25-232**

20. Resolution authorizing a Memorandum of Agreement with Schindler Elevator Corporation for full maintenance service for two Schindler hydraulic passenger elevators in the amount not to exceed \$11,400.00 for the year 2026

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(ITEMS #21-42)

**AIRPORT**

          M                  2<sup>nd</sup>          .  
Nardone          Bagolie

**#25-233**

21. Resolution authorizing payment to New Jersey Door Works in the amount of \$3,497.00 for garage door repairs at the Airport

**#25-234**

22. Resolution authorizing payment to Air Power, Inc in the amount of \$9,546.00 for HVAC repairs at Hangar/Building I at the Airport

**#25-235**

23. Resolution authorizing payment to Park Place Maintenance in the amount of \$2,983.75 for salt spreading and snow removal along access road at the airport

**#25-236**

24. Resolution authorizing payment to Thomas J. O'Beirne & Co in the amount of \$1,814.17 for plumbing repairs at the Airport

**#25-237**

25. Resolution authorizing payment to Nachurs Alpine Solutions in the amount of \$31,200.00 for liquid 50% potassium formate runway deicer

**#25-238**

26. Resolution ratifying acceptance of a Proposal from Air Power Inc. in the amount of \$18,000.00 for a HVAC unit replacement at Hangar/Building M (emergency contract)

**#25-239**

27. Resolution authorizing payment to H2M Associates Inc. in the amount of \$845.28 for engineering services in connection with the Underground Storage Tank compliance as per DEP regulations

**#25-240**

28. Resolution authorizing payment to H2M Associates Inc. in the amount of \$798.72 for engineering services in connection with the Site Remediation services at the Airport

**#25-241**

29. Resolution authorizing payment to C&S Engineers Inc. in the amount of \$14,889.00 for services rendered in connection with the Rehabilitation of Runway 10-28 Project at the Airport (Project Funded: FAA, NJDOT and ECIA/AIRPORT 2019 BOND)

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(ITEMS #21-42)

**AIRPORT cont.**

          M                  2<sup>nd</sup>  
Nardone          Bagolie

**#25-242**

30. Resolution authorizing payment to C&S Engineers Inc. in the amount of \$500.00 for services rendered in connection with the Drainage Study Project at the Airport  
(Project Funded: NJDOT and ECIA/AIRPORT 2019 BOND)

**#25-243**

31. Resolution authorizing an Agreement with Galleros Robinson for accounting services in connection with the monthly preparation of the Airport Motor Fuel Tax Returns for the fiscal year 2026 in the amount of \$3,360.00 (\$280.00 per month)

**#25-244**

32. Resolution authorizing an Agreement with Rachles/Michele Oil Co. for vehicle fuel delivery in an amount not to exceed \$50,000.00 for the year 2026

**#25-245**

33. Resolution authorizing a Memorandum of Agreement with Air Power for all HVAC maintenance and repairs at the Airport in the amount not to exceed \$53,000.00 for the year 2026

**#25-246**

34. Resolution authorizing a Memorandum of Agreement with Arrow Elevator Incorporated for a full maintenance service of the hydraulic elevator at Hangar/Building M in an amount not to exceed \$2,540.00 for the year 2026

**#25-247**

35. Resolution authorizing a Memorandum of Agreement with Premium Electric, Inc. for all electric repairs and service at the Airport in an amount not to exceed \$53,000.00 for the year 2026

**#25-248**

36. Resolution authorizing a Memorandum of Agreement with Thomas J. O'Beirne & Co. for all plumbing related issues at the Airport in the amount not to exceed \$53,000.00 for the year 2026

**#25-249**

37. Resolution authorizing a Memorandum of Agreement with S.J. Carney for all roof maintenance and repairs at the Airport in the amount not to exceed \$53,000.00 for the year 2026

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(ITEMS #21-42)

**AIRPORT cont.**

          M                  2<sup>nd</sup>  
Nardone          Bagolie

**#25-250**

38. Resolution authorizing a Memorandum of Agreement with MC Fire for inspections and testing of the fire protection system at Hangar M, I, and P in the amount not to exceed \$14,300.00 for the year 2026

**#25-251**

39. Resolution authorizing a Memorandum of Agreement with Gary Kubiak & Son Electric Inc. for airfield lighting and circuits repairs and maintenance in the amount not to exceed \$53,000.00 for the year 2026

**#25-252**

40. Resolution authorizing a Memorandum of Agreement with Groome Industrial Service Group, LLC for all Hangars and T-Hangars door and other hangar repairs at the Airport in the amount not to exceed \$53,000.00 for the year 2026

**#25-253**

41. Resolution authorizing a Memorandum of Agreement with Security 101 for repairs and maintenance of all security equipment in an amount of \$18,735.70 for the year 2026

**#25-254**

42. Resolution authorizing an Agreement with H2M Associates, Inc in the amount not to exceed \$8,000.00 to continue the Underground Storage Tank Compliance Services as per DEP regulations in 2026

**6. EXECUTIVE SESSION**

**7. ADJOURNMENT**

**THE NEXT BOARD MEETING WILL BE HELD ON TUESDAY, JANUARY 27, 2026 AT 4 PM**

Motion                            M                  2<sup>nd</sup>  
#25-31          Nardone          Yustein