



Essex County Improvement Authority

27 Wright Way, Building M  
Fairfield, New Jersey 07004  
Phone: 973-575-0952  
Fax: 973-808-0528

Commissioner Brown  
Commissioner Nardone  
Commissioner Ross  
Commissioner Spiesbach  
Commissioner Yustein  
Chairman Klinghoffer

**REGULAR BOARD MEETING  
AND  
ANNUAL RE-ORGANIZATION  
FEBRUARY 24, 2026  
AGENDA**

1. SUNSHINE NOTICE

2. ROLL CALL

3. RE-ORGANIZATION:

Motion                              M                  2nd            
#26-04                    Nardone    Yustein

A: Nomination and Election of 2026-2027 Officers

STEVEN H. KLINGHOFFER - CHAIRMAN  
RONALD J. BROWN - VICE CHAIRMAN  
JACQUELINE YUSTEIN - SECRETARY  
GERARD M. SPIESBACH - TREASURER

B: Adoption of 2026-2027 Meeting Schedule

4. PUBLIC COMMENTS

5. ACCEPTANCE OF MINUTES:

Motion                              M                  2nd            
#26-05                    Brown    Spiesbach

- January 27, 2026 Regular Board Meeting

6. EXECUTIVE SESSION

7. RESOLUTIONS

ESSEX COUNTY IMPROVEMENT AUTHORITY  
REGULAR BOARD MEETING  
AND ANNUAL RE-ORGANIZATION  
FEBRUARY 24, 2026  
PAGE 2

ADMINISTRATIVE

Item#1

M                      2nd  
Spiesbach      Yustein

**#26-014**

1. Resolution authorizing acceptance of the Authority's Report of Audit for the year ended December 31, 2024

Items #2 through 6

M                      2nd  
Brown              Ross

**#26-015**

2. Resolution ratifying payment to Lynann Dragone, Certified Court Reporter for stenographic transcript of ECIA Regular Board Meeting on 1-27-26 and Special Meeting on 2-13-26

**#26-016**

3. Resolution ratifying payment of recurring bills (Bill List)

**#26-017**

4. Resolution authorizing purchase of Insurance Policies including workers compensation, cyber liability, and underground storage tank

**#26-018**

5. Resolution authorizing payment to Chiesa, Shahinian, Giantomasi in the amount of \$71.70 for legal services rendered in connection with environmental matters

**#26-019**

6. Resolution authorizing payment to Connell Foley, LLP in the amount of \$295.00 for legal services rendered in connection with general matters

Items #7 to 15

M                      2nd  
Ross                      Yustein

AIRPORT

**#26-020**

7. Resolution authorizing payment to Thomas O'Beirne & Co. in the amount of \$1,365.09 for ceiling repairs at Building/Hangar M

**#26-021**

8. Resolution authorizing payment to New Jersey Door in the amount of \$686.00 for Airport main gate repairs

**ESSEX COUNTY IMPROVEMENT AUTHORITY  
REGULAR BOARD MEETING  
AND ANNUAL RE-ORGANIZATION  
FEBRUARY 24, 2026  
PAGE 3**

**AIRPORT cont.**

**#26-022**

9. Resolution authorizing supplemental Agreement#1 to the Land Lease Agreement with the Federal Aviation Administration

**#26-023**

10. Resolution authorizing payment to Premium Electric, Inc. in the amount of \$14,383.00 to retrofit lighting at Building/Hangar M with LED lighting

**#26-024**

11. Resolution authorizing payment to Park Place in the amount of \$85,159.60 for snow removal and salt spreading

**#26-025**

12. Resolution authorizing payment to H2M Associates Inc. in the amount of \$1,325.49 for engineering services in connection with the Underground Storage Tank compliance as per DEP regulations

**REHABILITATION OF RUNWAY 10-28 PROJECT - PHASE I DESIGN**

*Project Funded: FAA, NJDOT and ECIA/AIRPORT 2019 BOND*

**#26-026**

13. Resolution authorizing payment to C&S Engineers Inc. in the amount of \$27,651.00 for services rendered in connection with the Rehabilitation of Runway 10-28 Project at the Airport

**DRAINAGE STUDY PROJECT**

*Project Funded: NJDOT and ECIA/AIRPORT 2019 BOND*

**#26-027**

14. 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

**RUNWAY 4-22 NAVAID AND AIRFIELD SIGN REPLACEMENT PROJECT**

*Project Funded: NJDOT and ECIA/AIRPORT 2019 BOND*

**#26-028**

15. Resolution authorizing payment to C & S Engineers Inc. in the amount of \$98,879.21 for CA/CO services rendered in connection with the Runway 4-22 NAVAID and Airfield Sign Replacement Project at the Airport

**ESSEX COUNTY IMPROVEMENT AUTHORITY  
REGULAR BOARD MEETING  
AND ANNUAL RE-ORGANIZATION  
FEBRUARY 24, 2026  
PAGE 4**

**PARKING FACILITIES**

Items #16 to 22

        M        2nd        .  
Ross        Spiesbach

**#26-029**

16. Resolution authorizing payment to Arocho Services, LLC in the amount of \$1,150.00 for maintenance, landscaping, and cleaning services at the Juror Parking Garage in January 2026

**#26-030**

17. Resolution authorizing payment to Noor Star Properties, LLC in the amount of \$10,690.00 for maintenance services and snow removal at Sportsplex garage in January 2026

**#26-031**

18. Resolution authorizing payment to Precision Technology in the amount of \$2,779.50 for parking equipment repairs and supplies

**#26-032**

19. Resolution authorizing payment to DPW in the amount of \$4,532.74 for snow removal from the Juror Parking Garage roof

**#26-033**

20. Resolution authorizing an Agreement with Chiesa, Shahinian & Giantomasi in the amount not to exceed \$50,000.00 for legal services in connection with sale of Sportsplex Garage

**#26-034**

21. Resolution authorizing payment to Chiesa, Shahinian & Giantomasi in the amount of \$4,210.00 for legal services rendered in connection with sale of Sportsplex Garage in January 2026

**#26-035**

22. Resolution authorizing payment to Prestige Title Agency in the amount of \$3,353.00 for title search in connection with sale of Sportsplex Garage

**8. ADJOURNMENT**

**Next Board Meeting will be held on Tuesday, March 31, 2026 @ 4 PM**

Motion                                M        2nd        .  
#26-06                        Nardone        Ross