

The background features a large, light gray watermark of the Bellmawr Redevelopment Agency logo. The logo is circular, with the words "BELLMAWR REDEVELOPMENT AGENCY" around the perimeter. Inside the circle is a silhouette of a mountain with a white star on its left side, and a building with a grid of windows at the bottom. On the left side of the image, there are two diagonal stripes: a blue one on top and a black one below it, both pointing towards the bottom right.

Bellmawr Redevelopment Agency

Regular Meeting of the
Board of Commissioners |
Tuesday, August 19, 2025 @ 5pm



Open Meeting

- Call to Order
- Reading of OPMA Statement:
 - On February 3, 2025, notice of this meeting was placed on the official Bellmawr Redevelopment Agency website, and e-mailed to both the *Courier- Post & Gloucester City News* newspapers for publication. The official 'Notice to Borough Clerk' was emailed on February 3, 2025, which included requests for posting of the Notice to the official Borough of Bellmawr website & Bulletin Board.
 - *All requirements of the Open Public Meetings Act <OPMA> have been met in compliance with the Sunshine Law.*





Flag Salute





Roll Call

- Board of Commissioners

- Chairman Frank Filipek
- Vice Chair Ray Bider (Councilman- Bellmawr)
- Commissioner James D'Angelo (Councilman-Bellmawr)
- Commissioner Tom Whitman
- Commissioner Anil Patel
- Commissioner Jeff Simpson
- Commissioner Eric Beck

- Management / Professionals

- Joshua T. Tregear | Executive Director
- Michael J. McKenna, Esquire | Agency Solicitor
- Dennis McNulty | Agency Engineer

Meeting Agenda

Reading of Minutes: Regular Meeting – June 17, 2025

Communications

Commissioner's Reports

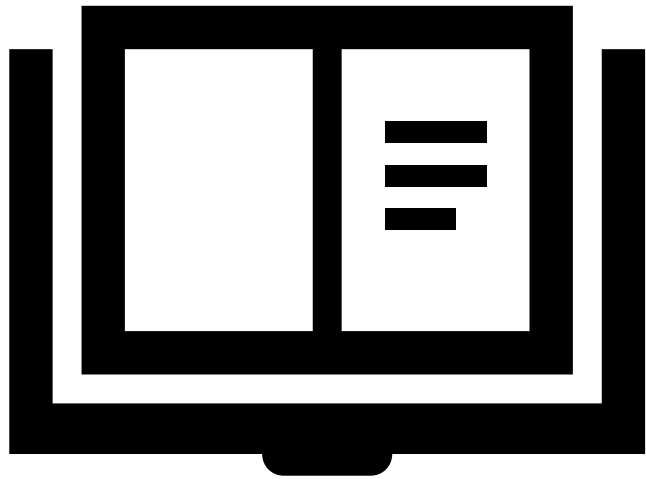
Executive Director's Report

Solicitor's Report

New Business

Public Portion

Adjournment



Reading of Minutes

Regular Meeting | June 17, 2025

Communications

- Redeveloper's Report <monthly> | Aug- 2025: *pending*

Commissioner's Reports

Chairman Frank Filipek

Vice Chair Ray Bider (Councilman- Bellmawr)

Commissioner James D'Angelo (Councilman- Bellmawr)

Commissioner Tom Whitman

Commissioner Anil Patel

Commissioner Jeff Simpson

Commissioner Eric Beck



Executive Director's Report | Key Items

- Budget- 2026
 - Downloaded workbook from NJ-DCA FAST portal
 - Due Nov 1st, 2025 | Targeting October meeting for Intro
- Redevelopment Agreement | Amendment # 2
 - Formatting materials for posting to Portfolio section of Agency site
- Purchasing Card program
 - Established new payment agreement w/ appropriate vendors
 - Integrating w/ Edmunds financial management software suite for accurate expense tracking

Solicitor's Report

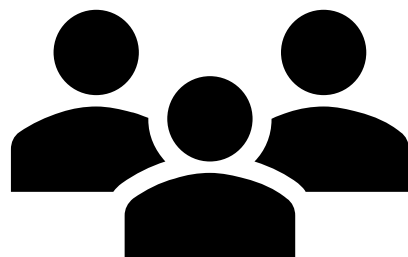
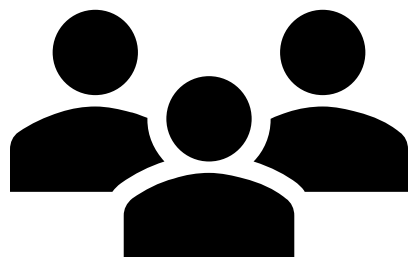
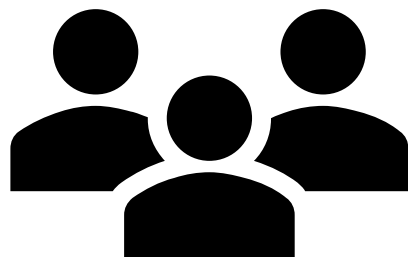
- Review Redeveloper's Report
- General Comments



New Business

A RESOLUTION OF THE BELLMAWR REDEVELOPMENT AGENCY...

- **RESOLUTION # 08:034-25 . . . AUTHORIZING PAYMENT OF OUTSTANDING BILLS**



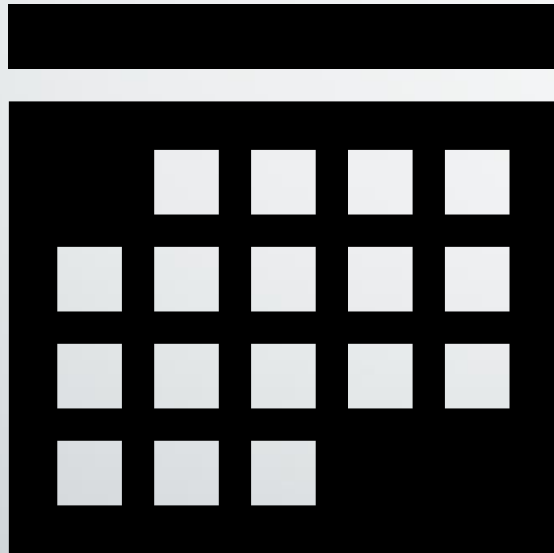
Public Portion



Meeting
Adjournment



Coming up. . .



Regular Meeting

Tuesday, September 16, 2025



THANK YOU!!