



Bellmawr Redevelopment Agency

Regular Meeting of the
Board of Commissioners |
Tuesday, May 19, 2026 @ 5pm



Open Meeting

- Call to Order
- Reading of OPMA Statement:
 - On January 28, 2026, 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 January 28, 2026, 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 Peter Macrina

- Management / Professionals

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

Meeting Agenda

Reading of Minutes: Regular Meeting | April 21, 2026

Communications

Commissioner's Reports

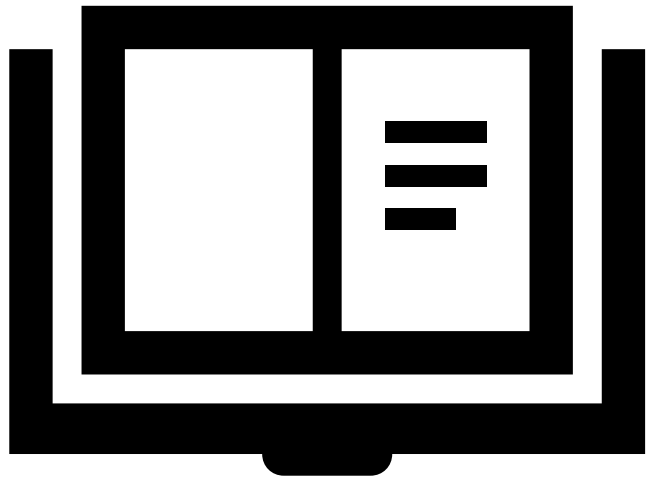
Executive Director's Report

Solicitor's Report

New Business

Public Portion

Adjournment



Reading of Minutes

Regular Meeting | April 21, 2026

Communications

- Redeveloper's Report <monthly> | May- 2026: *rec'd 5/18/2026*

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 Peter Macrina



Executive Director's Report | Key Items

- Financials | State Reporting
 - RAB partial pre-payment administration
 - Rec'd funds from Big Timber Junction; immediately transferred to Borough of Bellmawr on 5/11/2026 per Redevelopment Agreement
 - Audit- 2025: preparation underway; targeting June for prez/cert, but August more likely due to scheduling <no July Meeting>
- Cybersecurity requirement
 - Completed Part 1 & 2 of course by CC-JIF
 - State requirement now verified via annual Audit

Solicitor's Report

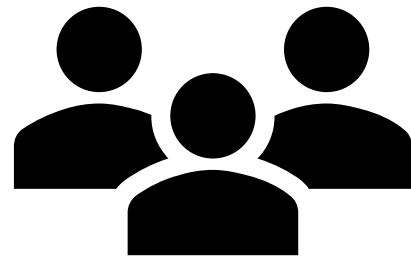
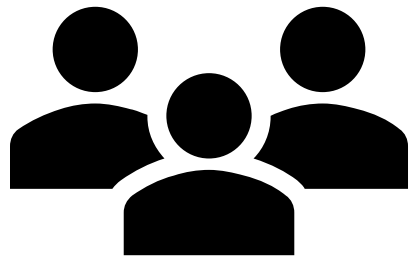
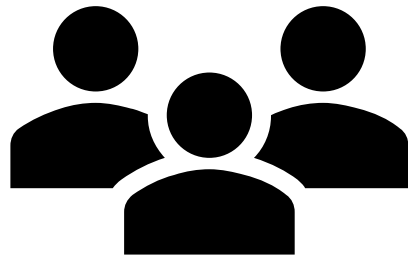
- Review Redeveloper's Report
- General Comments



New Business

A RESOLUTION OF THE BELLMAWR REDEVELOPMENT AGENCY...

- **RESOLUTION # 05:025-26 . . . AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE HDSRF GRANT APPLICATION FOR THE PURPOSES OF ADDITIONAL GROUNDWATER TESTING AS REQUIRED BY THE NJ-DEP**
- **RESOLUTION # 05:026-26 . . . AUTHORIZING THE EXECUTIVE DIRECTOR TO SIGN THE DEED MODIFICATION FOR PHASE I TO REFLECT THE SUBDIVISION OF THE GREEN ACRES PARCEL FROM THE DEVELOPMENT PARCEL**
- **RESOLUTION # 05:027-26 . . . AUTHORIZING PAYMENT OF OUTSTANDING BILLS**



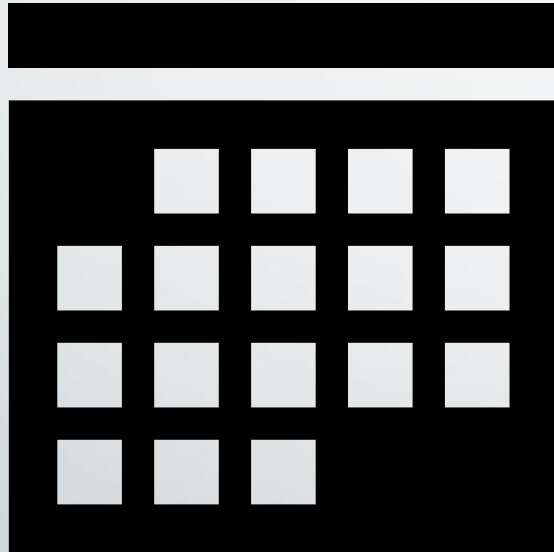
Public Portion



Meeting
Adjournment



Coming up. . .



Regular Meeting

Tuesday, June 16, 2026



THANK YOU!!