

**NEW JERSEY ECONOMIC DEVELOPMENT AUTHORITY  
IN-PERSON AND TELEPHONIC ANNUAL BOARD MEETING  
AGENDA  
MARCH 8, 2023, at 10:00 AM**

**NJEDA Board Room – 36 West State Street, Trenton, NJ 08625**

**PUBLIC DIAL-IN NUMBER: 877-692-8955  
ACCESS CODE: 4204420**

*Updated March 7, 2023*

- 1. NOTICE OF PUBLIC MEETING**
- 2. ROLL CALL**
- 3. APPROVAL OF PREVIOUS MONTH'S MINUTES**
- 4. CEO'S REPORT TO THE BOARD**
- 5. AUTHORITY MATTERS**

**RULES**

**ITEM: Final Adoption of the New Jersey Innovation Evergreen Program Rules, N.J.A.C. 19:31-25.1 et seq**

**REQUEST:** To approve the submission of Notice of Final Adoption of the New Jersey Innovation Evergreen Program Rules, to the Office of Administrative Law for publication in the New Jersey Register as final adopted rules.

- 6. MOUS AND GRANT AGREEMENTS**

**ITEM: Offshore Wind Submerged Arc Welding Memorandum of Understanding (MOU) – New Jersey Economic Development Authority (NJEDA) and Camden County Technical Schools (CCTS) and Camden County College (CCC)**

**REQUEST:** To approve: (1) An MOU between NJEDA and Camden County Technical Schools and an MOU between NJEDA and Camden County College that will enable NJEDA to provide funding to each entity to support expansion of their submerged arc welding programs. (2) Utilization of funding for these two MOUs from the allocation memorialized via MOU between NJEDA and the NJ Board of Public Utilities for offshore wind initiatives; and (3) Delegated authority to the CEO to extend each MOU by up to 12 months if needed.

**ITEM: Memorandum of Understanding with the Capital City Redevelopment Corporation (CCRC)**

**REQUEST:** To approve an MOU between the NJEDA and the CCRC as an inter-department governmental agreement confirming the mutual understanding and intention between the agencies with respect to the provision of the Authority's support services to the CCRC.

**ITEM: Dedication of Funds toward Commission on Science, Innovation and Technology for Food and Agriculture Research and Development Grant Program**

**REQUEST:** To approve: (1) The transfer funds from NJEDA Fiscal Year 2022 Appropriations Act for “Food and Agriculture Innovation” toward grants made through the Commission on Science, Innovation, and Technology’s (“CSIT”) new Food and Agriculture Research & Development Grant Program; and (2) An MOU with CSIT to utilize funds to implement the new Food and Agriculture Research & Development Pilot Grant Program.

**7. ECONOMIC TRANSFORMATION**

**NJ MVP**

**ITEM: Recommendation for Utilization of Additional Funding for the NJ Manufacturing Voucher Program (NJ MVP)**

**REQUEST:** To approve: (1) The utilization of funds from the Fiscal Year 2023 Appropriations Act, known as Manufacturing Industry Initiative, to fund eligible applications under the NJ Manufacturing Voucher Program (NJ MVP); and (2) Delegated authority to the CEO to accept additional funds from any available governmental funding source (Federal, State or County/Municipal) to further fund this pilot program, and to impose additional requirements as may be required by law as a condition of accepting, provided that the requirements are consistent with the parameters of the program as approved on October 12, 2022.

**8. INCENTIVES**

**EMERGE**

**ITEM: Project Approval Memo – EpiBone, Inc. Emerge Tax Credit Program Application**

**REQUEST:** To approve the Emerge New Jersey tax credit award, based on the company’s growth plan with a maximum of 90 new full-time employees, for up to seven (7) years to induce the applicant to site the project in New Jersey. The applicant qualifies for the “Small Business” designation.

**GROW NJ**

**ITEM: World Business Lenders, LLC (“WBL”)**

**Grow New Jersey Assistance Program (“Grow NJ”) – COVID-Related Termination P #42005 (PROD-00183899)**

**REQUEST:** Approve World Business Lenders, LLC’s (“WBL”) request to terminate its Grow NJ Incentive Agreement effective 2020 pursuant to the COVID-Related Relief provisions the New Jersey Economic Recovery Act of 2020 (“ERA”), P.L.2020, c. 156, as amended by P.L. 2022, c. 134.

**ITEM: Flight Centre Travel Group (USA) Inc. (“Flight Centre”) Grow New Jersey \ Assistance Program (“Grow NJ”) – COVID-Related Termination P #41420 (PROD-00183862)**

**REQUEST:** To approve Flight Centre Travel Group (USA) Inc.’s (“Flight Centre”) request to terminate its Grow NJ Incentive Agreement effective 2020 pursuant to the COVID-Related Relief provisions the New Jersey Economic Recovery Act of 2020 (“ERA”), P.L.2020, c. 156, as amended by P.L. 2022, c. 134.

**ITEM: Direct Energy GP, LLC - Grow New Jersey Assistance Program (“Grow NJ”) – COVID-Related Termination - P#40027 (PROD-00184346)**

**REQUEST:** To approve Direct Energy GP, LLC’s (“Direct Energy”) request to terminate its Grow NJ Incentive Agreement pursuant to the COVID-Related Relief provisions of the New Jersey Economic Recovery Act of 2020 (ERA), P.L.2020, c. 156, as amended by P.L. 2022, c. 134.

**ITEM: Maestri d’Italia Inc. - Hearing Officer’s Recommendation on the Appeal of the Application for Grow New Jersey Assistance Program**

**REQUEST:** To deny the applicant’s appeal and affirm the Hearing Officer’s recommendation to uphold staff’s determination to withhold the Grow New Jersey Assistance Program (“Grow NJ”) incentive award for Maestri d’Italia, Inc. (“Maestri”).

***THIS ITEM HAS BEEN WITHHELD FROM CONSIDERATION***

## **9. REAL ESTATE**

**ITEM: PROD-00310359 and related PROD-00301488**

**Approval of Core Partner participation in the New Jersey Health + Life Science Exchange (“HELIX”) - the next step in the investment in the New Jersey Innovation and Technology HUB**

**REQUEST:** To approve the next step of the Strategic Innovation Center investment previously approved for this project, replacing the equity investment in Downtown Hub Associates, LLC (“Downtown Hub”) with participation in the HELIX as a Core Partner subject to a Lease Agreement between HELIX NB LLC and the Authority.

**ITEM: Agreements for Payment in Lieu of Taxes (PILOT)**

**REQUEST:** To approve entering into two Payment in Lieu of Taxes (“PILOT”) agreements with the State of New Jersey, Department of Treasury and the City of Trenton for the Taxation Building and the Health Building in Trenton.

**ITEM: Incubator Occupancy Extension for SPES Pharma**

**REQUEST:** To approve a one-time five-month Incubator occupancy extension, with rent increase, for SPES Pharma.

## **10. BOARD MEMORANDA**

**FYI ONLY**

- Economic Transformation Products – Delegated Authority Reporting Q4 2022