
Commission Meeting

of

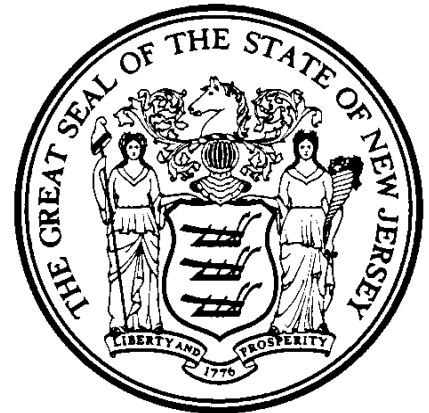
STATE HOUSE COMMISSION

LOCATION: Committee Room 7
State House Annex
Trenton, New Jersey

DATE: May 18, 2026
9:30 a.m.

MEMBERS OF COMMISSION PRESENT:

Jay Redd, Chair
Senator Michael L. Testa, Jr.
Assemblywoman Eliana Pintor Marin
Kavin Mistry
Tariq Shabazz



ALSO PRESENT:

Christina Fullam
Commission Secretary

Tamara Loatman-Clark, Esq.
Deputy Attorney General for the State House Commission

Cynthia Bussell
Government Rep. 3 N.J. Department of Treasury

***Meeting Recorded and Transcribed by
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TABLE OF CONTENTS

	<u>Page</u>
Mark Cucchiaro Real Estate Appraiser New Jersey Department of Transportation	4
mej: 1-7	

JAY REDD (Chair): Good morning, everyone.

It's 9:42; we'll call this meeting of the State House Commission to order.

We're in compliance with the Open Public Meetings Act. Notice of this meeting of the State House Commission was given by way of notice on May 13, 2026, and filed with the Secretary of State, and posted on the State House Commission's website.

I will now call the roll.

Assemblywoman Pintor Marin.

ASSEMBLYWOMAN PINTOR MARIN: Here.

MR. REDD: Senator Testa.

SENATOR TESTA: Here.

MR. REDD: Mr. Shabazz.

MR. SHABAZZ: Here.

MR. REDD: Mr. Mistry.

MR. MISTRY: Here.

MR. REDD: And, myself; present.

We have a quorum.

We are now going to move on to new business. Agenda item Number 1 is to approve the nomination of Christina Fullam for State House Commission Secretary.

I'll ask for a motion.

ASSEMBLYWOMAN PINTOR MARIN: Motion.

MR. SHABAZZ: So moved.

MR. REDD: A motion by Assemblywoman Pintor Marin.
Seconded by Mr. Shabazz.

Were there any abstentions or-- It's been seconded. Any abstentions or any opposed? (no response)

I'll do a roll call vote.

Assemblywoman Pintor Marin.

ASSEMBLYWOMAN PINTOR MARIN: Yes.

MR. REDD: Senator Testa.

SENATOR TESTA: Yes.

MR. REDD: Mr. Shabazz.

MR. SHABAZZ: Yes.

MR. REDD: Mr. Mistry.

MR. MISTRY: Yes.

MR. REDD: Mr. Redd; yes.

Congratulations.

MS. FULLAM: Thank you.

SENATOR TESTA: Congratulations.

MS. FULLAM: Thank you.

Sorry about that; technical difficulties.

We're moving on to old business. We will be tabling the minutes from the December 15, 2025, and January 15, 2026, meetings due to lack of a quorum.

Moving on to item Number 3 under new business. This is a request from the Department of Transportation. The project is Route 29, FW Section 11, parcel to be determined, Block 11401, Lots 1.01 and 2.01, on the tax map Number 114, City of Trenton, Mercer County.

New Jersey Department of Transportation is requesting approval for the sale of NJ DOT-owned excess land acquired as Route 29 FW,

section 11, portions of parcels 189 through 220, and 21L, located in the City of Trenton, Mercer County, parcel to be determined, to the County of Mercer. The property is approximately 1.094 acres plus or minus, or 47,655 square feet plus or minus of vacant land identified as Block 11401, Lots 1.01 and 2.01.

Title has been vested in the State of New Jersey for more than 10 years. The property was reviewed by various subject matter experts within the Department, and deemed to be of no further use to the Department.

The terms of transfer: The property will be conveyed to the County of Mercer for the sum of \$1, which is in compliance with New Jersey Legislature Bill 5857 and the Appropriations Act. The property is to be used for public parking only. Upon approval by the State House Commission, the County of Mercer will submit the final general property parcel map and parcel descriptions in accordance with the terms and conditions of the agreement between the County and NJ DOT, and in compliance with NJ DOT standards.

Is there a motion to approve the transfer?

ASSEMBLYWOMAN PINTOR MARIN: Motion.

SENATOR TESTA: I'll second the motion, but I want some discussion, if possible.

MS. FULLAM: Sure.

OK, any questions or discussion?

SENATOR TESTA: Certainly.

I've had the opportunity to substitute on the State House Commission in the past, and I've seen a number of land transfers, sales. And,

typically, they've been for fair market value; it hasn't been for \$1 in the past. And, I don't necessarily have a problem with it, considering it's going from the Department of Transportation, and it's been sitting there for 10 years, really of no use, apparently, from what I'm reading.

Is that going to be the norm now, that sales will be for \$1 rather than fair market value?

MR. REDD: Are you DOT?

SENATOR TESTA: Please; yes.

MARK CUCCHIARO: My name is Mark Cucchiaro; I am with the New Jersey Department of Transportation.

This particular property-- There was a bill that was enacted, and they -- it stated the price of the property before we had any say in it. So, it's not the norm; we're not selling property for \$1, unless we're told to.

SENATOR TESTA: OK.

MR. CUCCHIARO: Most of our property goes for fair market value. This was just a bill, and we were forced to do this.

SENATOR TESTA: OK.

Was it something that you or anybody else at the Department of Transportation objected to?

MR. CUCCHIARO: Not necessarily. It's going for, apparently, public use. So, public use to different townships, we do easily sell it for acquired cost, which is what we paid for it. But, in this particular instance, the bill stated that it's being transferred for \$1, so that's what we're doing.

SENATOR TESTA: OK.

ASSEMBLYWOMAN PINTOR MARIN: Quick question.
This is just for-- That's my understanding, it's just for public use?

MR. CUCCHIARO: Yes; yes.

ASSEMBLYWOMAN PINTOR MARIN: So, basically, it's-- So, then, if it's for public use, it's technically a line from one government entity to a municipal government entity. Correct?

MR. CUCCHIARO: Correct. In this particular instance, yes, that's-- It's for public use, and it is being sold for \$1.

There's other instances where we could transfer a property to a municipality or a county for what we paid for it, which is our acquired cost. That's kind of-- It's really kind of deemed at the time of transaction what we're going to do that way.

SENATOR TESTA: And, as you said, this was done by way of actually a bill that was signed into law. So, you-- (laughter)

You really don't have a choice at this point in time--

MR. CUCCHIARO: Yes, sir--

SENATOR TESTA: --correct?

MR. CUCCHIARO: --that's correct.

MS. FULLAM: Are there any other questions or comments? (no response)

Any public questions or comments? (no response)

Any abstentions or anyone opposed? (no response)

OK, I'll call the roll.

Chairman Redd.

MR. REDD: Yes.

MS. FULLAM: Mr. Mistry.

MR. MISTRY: Yes.

MS. FULLAM: Mr. Shabazz.

MR. SHABAZZ: Yes.

MS. FULLAM: Senator Testa.

SENATOR TESTA: Yes.

MS. FULLAM: Assemblywoman Pintor Marin.

ASSEMBLYWOMAN PINTOR MARIN: Yes.

MS. FULLAM: The matter is approved.

There are no more items on the agenda.

Are there any other matters that you would like to address?

MR. REDD: Can we-- What's the next meeting date, so the members know?

MS. FULLAM: It's June 4.

MR. REDD: At 9:30?

MS. FULLAM: Nine-thirty, yes.

As there are no more matters on the agenda, is there a motion to adjourn?

SENATOR TESTA: So moved.

ASSEMBLYWOMAN PINTOR MARIN: Second.

MS. FULLAM: OK, calling the roll.

Chairman Redd.

MR. REDD: Yes.

MS. FULLAM: Mr. Mistry.

MR. MISTRY: Yes.

MS. FULLAM: Mr. Shabazz.

MR. SHABAZZ: Yes.

MS. FULLAM: Senator Testa.

SENATOR TESTA: Yes.

MS. FULLAM: Assemblywoman Pintor Marin.

ASSEMBLYWOMAN PINTOR MARIN: Yes.

MS. FULLAM: Thank you.

The meeting is adjourned.

(MEETING CONCLUDED)