1	STATE OF NEW JERSEY
2	CASINO CONTROL COMMISSION
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5	PUBLIC MEETING NO. 12-03-14
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8	
9	Wednesday, March 14, 2012
10	Atlantic City Commission Offices
11	Joseph P. Lordi Public Meeting Room - First Floor
12	Tennessee Avenue and Boardwalk
13	Atlantic City, New Jersey 08401
14	10:35 a.m. to 11:13 a.m.
15	
16	
17	Certified Court Reporter: Darlene Sillitoe
18	
19	GUY J. RENZI & ASSOCIATES
20	GOLDEN CREST CORPORATE CENTER
21	2277 STATE HIGHWAY # 33, SUITE 410
22	TRENTON, NEW JERSEY 08690
23	(609) 989-9199 - (800) 368-7652
24	www.renziassociates.com

1	BEFORE:
2	CASINO CONTROL COMMISSION: LINDA M. KASSEKERT, CHAIR
3	SHARON ANNE HARRINGTON, VICE CHAIR EDWARD J. FANELLE, COMMISSIONER
4	EDWAND O. PANELLE, COMMISSIONEN
5	PRESENT FOR THE CASINO CONTROL COMMISSION: DARYL W. NANCE, ADMINISTRATIVE ANALYST
6	DANIEL J. HENEGHAN, PUBLIC INFORMATION OFFICER
7	OFFICE OF THE GENERAL COUNSEL: DIANNA W. FAUNTLEROY, GENERAL COUNSEL/EXECUTIVE
8	SECRETARY STEPHANIE A. OLIVO, SENIOR COUNSEL
9	BRIDGET A. LOMBARD, LEGAL SUPPORT SPECIALIST
10	DIVISION OF GAMING ENFORCEMENT:
11	DEPUTY ATTORNEYS GENERAL
12	TRACY E. RICHARDSON, DEPUTY ATTORNEY GENERAL ROBERT A. MONCRIEF, JR., DEPUTY ATTORNEY GENERAL
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1	PPEARANCES:	
2	TEM NO. 2 DARYL W. NANCE, ADMINISTRATIVE ANALYST TRACY E. RICHARDSON, DEPUTY ATTORNEY	
3	GENERAL TAMA HUGHES, ESQ.	
4	FOR: TROPICANA ENTERTAINMENT	
5	TEM NO. 5 DARYL W. NANCE, ADMINISTRATIVE ANALYST KAREN WOSNACK, ESQ.	-
6	FOR: RIH ACQUISITIONS NJ, INC.	
7	TEM NO. 7 DARYL W. NANCE, ADMINISTRATIVE ANALYST STERNS & WEINROTH, PC	-
8	PACIFICO AGNELLINI, ESQ. FOR: GOLDEN NUGGET ATLANTIC CITY, LLC	C
9	TEM NO. 12 STEPHANIE A. OLIVO, SENIOR COUNSEL	
10	FOX ROTHSCHILD, LLP NICHOLAS CASIELLO, JR., ESQ.	
11	FOR: AC GATEWAY, LLC, AND AFFILIATES	
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1
                          AGENDA
                  PUBLIC MEETING NO. 12-03-14
                   MARCH 14, 2012, 10:35 a.m.
                                                   PAGE VOTE
     ITEM
 3
        Ratification of the minutes of the
                                                      9
        February 15, 2012, public meeting
        Applications for casino key employee
 4
        licenses and/or for qualifications:
 5
       Initial casino key employee license:
                                                           10
        a) Gaetano Branciforti
 6
        b) Danielle A. Gangi
        c) David A. Holzhauser
        d) Russell L. Kelly
        e) Daniel R. Mann
 8
        f) Syathia C. Moore
        g) Melissa Ortiz
 9
     II Resubmitted casino key employees license:
        a) Victoria A. Barling
10
        b) Thomas J. Chandler
        c) Alfred L. Colangelo
11
        d) Louis F. Defeo, III
        e) Christine M. Delusant
        f) Edith D. Dunston
12
        g) Steven J. Ebner
        h) Luis E. Gaud
13
        i) Jose L. Gotay
        j) Charles R. Helder, Jr.
14
        k) Alma S. Jones
15
        1) Mark Juliano
        m) Joseph F. Krystofolski
        n) Michael J. Mangam
16
        o) Richard A. Mihich
17
        p) Daniel Montagna, III
        q) Dawn R. Moore
18
        r) Gail F. Myers
        s) Nancy D. Newgas
19
        t) Patricia M. O'Brien
        u) Salvatore M. Perice
        v) Bennilee F. Reaves
20
        w) Patricia A. Richter
21
        x) Connie J. Roadside
        y) Fred L. Rogal
22
        z) Vincent Scalise
       aa) Barbara A. Schneck
2.3
       bb) Stephen A. Silver
       cc) Ned T. Sooy
24
       dd) Robin J. Tucksess, Jr.
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1	CON	NTINUED AGENDA			
		PUBLIC MEETING NO. 12-03-14			
2		MARCH 14, 2012, 10:35 a.m.			
	ITE	M	PAGE	VOTE	
3	2				
	III	Applications for casino key employee			
4		license and for qualification:			
		a) Tama B. Hughes	11	13	
5		b) William C. Murtha	14	15	
-	3	Petitions of Revel Entertainment, Inc.	15	16	
6	Ü	(d/b/a Revel Casino) for the issuance			
-		of temporary casino key employee licenses			
7		to the following individuals pursuant to			
,		NJSA 5:12-89(e):			
8		a) Thomas Battista (0411201)			
Ü		b) Harold A. Barber, III, (0471201)			
9		c) Candace E. Brown (0471201)			
,		d) Darren L. Fenske (0531201)			
10		e) John D. Vaughan, Jr. (0531201)			
		f) Philip D. Babilino, Jr. (0601201)			
11		g) William J. Bell (0601201)			
		h) Jolene M. Bingham (0601201)			
12		i) Joseph Cottone (0651204)			
		j) Adam Faris (0651204)			
13		k) Guy Hamstra (0651204)			
		1) Kevin Howe (0561204)			
14		m) Carol Merline (0651204)			
		n) Paul Jenkins, Jr. (0651204)			
15		o) Mark J. Evans (0661201)			
		p) Steven L. Ladany (0681202)			
16		q) Paul Stowell (0681201)			
-	4	Petitions of RIH Acquisitions NJ, LLC	16	17	
17		(d/b/a Atlantic Club Casino Hotel) for			
		the issuance of temporary casino key			
18		employee licenses to the following			
		individuals pursuant to NJSA 5:12-89(e)			
19		a) David L. Weber (05911202)			
		b) Tosheena N. Jefferson (0591203)			
20	5	Petition of Trump Taj Mahal Associates,	18	18	
		LLC, (d/b/a Trump Taj Mahal Casino			
21		Resorts) for the issuance of a temporary			
		casino key employee license to Shannon			
22		Daviso pursuant to NJSA 5:12-89(e)			
	6	Petition of Harrah's Atlantic City	19	19	
23		Operating Company, LLC, for the issuance			
		of a temporary casino key employee licens	e		
24		to Ronak Shah pursuant to NJSA 5:12-89(e)			

1	CO	NTINUED AGENDA		
		PUBLIC MEETING NO. 12-03-14		
2		MARCH 14, 2012, 10:35 a.m.		
	IT:		PAGE	VOTE
3	7	Petition of Golden Nugget Atlantic City, LLC, for the issuance of a temporary	20	21
4		casino key employee license to William A. Johnson, III, (a/k/a Sonny) pursuant to		
5		NJSA 5:12-89(e) and to permit him pursuant to NJAC 13:69C2.6 to assume the duties and		
6		exercise the powers of Vice President of Gaming without having been found qualified	d	
7	8	(PRN 0651203) Stipulation of settlement in the	22	24
8	Ü	application of Ronnie W. Downing for a casino key employee license (DKT 12-0001-F		2 1
9		10-0134-EA)	•	
10	9	Petition of Christina Best requesting a waiver of post employment restrictions pursuant to NJSA 5:12-60b(2) (PE-07)	24	25
11		(PRN 0481201)		
12	10	Petition of Elizabeth Franchetti requesting a waiver of post employment	26	27
13		restrictions pursuant to NJSA 5:12-60b(2) (PE-08) (PRN 0541201)		
14		Reorganization of the New Jersey Casino Control Commission Audit Committee	27	29
15	12	Petition of AC Gateway, LLC, and Affiliates for an extension of certain periods with respect to their proposed	29	46
16		Staged Casino Facility (PRN 0441201)		
17		Thomas J. Sykes, sworn	32	
18				
19				
20				
21				
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24				

1	EXHIBITS:		
2	NO O DESCRIPTION		
3	NO. 2 DESCRIPTION I	ID	EVD
4	EL-1 Grant for hearings 7 licenses		Χ
5	EL-2 Grant 31 licenses		Х
6	EL-3 Grant 2 licenses		Χ
7			
8	NO. 12		
9	A-1 Hard Rock Hotel Casino (Rendering)		Х
10	Perspective Boardwalk Approach Phase 2		
11	A-2 Hard Rock Hotel Casino		Χ
12	Concept Rendering		
13			
14			
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1	(Public Meeting 12-04-14 was commenced
2	at 10:35 a.m.)
3	MR. NANCE: Good morning. I'd like to
4	read an opening statement:
5	This is to advise the general public
6	that in compliance with Chapter 231 of the
7	public laws of 1975 entitled "Senator Bryon M.
8	Baer "Open Public Meeting Act," the Casino
9	Control Commission on April 19, 2011, filed
10	with the Secretary of State at the State House
11	in Trenton an annual meeting schedule. On
12	April 20th copies were mailed to subscribers.
13	Members of the press will be permitted
14	to take photographs, and we ask that this be
15	done in a manner which is not disruptive or
16	distracting to the Commission.
17	The use of cell phones in the public
18	meeting room is prohibited.
19	Any member of the public who wish to
20	address the Commission will be given the
21	opportunity to do so before the Commission
22	adjourns for the day.
23	Please stand for the Pledge of
24	Allegiance.

ITEM NO. 1-2

T	CHAIR RASSERERI: GOOD MOINING.
2	MR. NANCE: Good morning.
3	The matters discussed in closed session
4	were: Employee license matters.
5	The Commission approved the February 15
6	2012, closed-session minutes.
7	Litigation update regarding: Brooks
8	versus the Casino Control Commission, and
9	Edward versus Adamar of New Jersey, Inc., et
10	al.
11	Item No. 1, ratification of the minutes
12	of February 15th, 2012, public meeting.
13	VICE CHAIR HARRINGTON: I move that we
14	adopt the minutes.
15	COMMISSIONER FANELLE: Second.
16	CHAIR KASSEKERT: The motion has been
17	made and seconded. All in favor?
18	(Ayes.)
19	CHAIR KASSEKERT: Opposed?
20	(No response.)
21	CHAIR KASSEKERT: The motion carries.
22	MR. NANCE: Item No. 2, application for
23	casino key employee license and for
24	qualification. This agenda item will be

1	Exhibit List 1 consists of the following
2	seven applications for initial key casino
3	license: Gaetano Branciforti, Danielle A.
4	Gangi, David A. Holzhauser, Russell L. Kelly,
5	Daniel R. Mann, Syathia C. Moore, and Melissa
6	Ortiz.
7	Staff and the Division have recommended
8	that these licenses be granted.
9	COMMISSIONER FANELLE: I'll move that we
10	grant the seven applications for initial and
11	casino key employee licenses.
12	VICE CHAIR HARRINGTON: I will second
13	that.
14	CHAIR KASSEKERT: The motion has been
15	made and seconded. All in favor?
16	(Ayes.)
17	CHAIR KASSEKERT: Opposed?
18	(No response.)
19	CHAIR KASSEKERT: The motion carries.
20	MR. NANCE: Exhibit List 2 consists of
21	the following 31 resubmitted key casino
22	employee licenses for: Victoria A. Barling,
23	Thomas J. Chandler, Alfred L. Colangelo, Louis
24	L. [sic] Defeo, III, Christine M. Delusant,

1	E. Gaud, Jose L. Gotay, Charles R. Helder, Jr.
2	Alma S. Jones, Mark Juliano, Joseph F.
3	Krystofolski, Michael J. Mangam, Richard A.
4	Mihich, Daniel Montagna, III, Dawn R. Moore,
5	Gail F. Myers, Nancy D. Newgas, Patricia M.
6	O'Brien, Salvatore M. Perice, Bennilee F.
7	Reaves, Patricia A. Richter, Connie J.
8	Roadside, Fred A. [sic] Rogal, Vincent Scalise,
9	Barbara A. Schneck, Stephen A. Silver, Ned T.
10	Sooy, Robin J. Trucksess, Jr., and Joseph W.
11	Uhing.
12	Staff and the Division have recommended
13	that these licenses be granted.
14	VICE CHAIR HARRINGTON: I will move that
15	we grant the 31 resubmitted casino key employed
16	licenses.
17	COMMISSIONER FANELLE: Seconded.
18	CHAIR KASSEKERT: The motion has been
19	made and seconded. All in favor?
20	(Ayes.)
21	CHAIR KASSEKERT: Opposed?
22	(No response.)
23	CHAIR KASSEKERT: The motion carries.
24	MR. NANCE: Exhibit List 3 consists of

24

1	application for casino key employee licenses
2	and for qualifications: Tama B. Hughes, Vice
3	President and Corporate Counsel for Tropicana
4	Atlantic City Corp.
5	CHAIR KASSEKERT: Morning, Miss
6	Richardson.
7	MS. RICHARDSON: Good morning.
8	I'm sorry. I'm here for Mr. Murtha.
9	CHAIR KASSEKERT: Oh, okay.
10	I see Miss Hughes sitting in the back of
11	the room? You don't want to come up and plead
12	your case or anything; right?
13	MS. HUGHES: I'll ask that you I'll
14	come up.
15	COMMISSIONER FANELLE: You better.
16	MS. HUGHES: Good morning, everyone.
17	CHAIR KASSEKERT: It's good to see you.
18	MS. HUGHES: I would thank you.
19	Tama Hughes on behalf of the Tropicana
20	Casino Resort.
21	I would just ask that you approve my
22	license.
23	(Laughter.)

VICE CHAIR HARRINGTON: It would be a

1	MS. HUGHES: It would help.
2	CHAIR KASSEKERT: Any questions?
3	VICE CHAIR HARRINGTON: No questions.
4	CHAIR KASSEKERT: And I think the
5	Division did recommend
6	MS. RICHARDSON: Yes, Chair.
7	CHAIR KASSEKERT: In their reporting.
8	Okay.
9	Go ahead, Miss Harrington.
10	VICE HARRINGTON: I'll move that we
11	grant the following grant the resubmitted
12	key license and qualification.
13	COMMISSIONER FANELLE: Second.
14	CHAIR KASSEKERT: Motion has been made
15	and seconded. This is a roll call vote.
16	MR. NANCE: Commissioner Fanelle?
17	COMMISSIONER FANELLE: Yes.
18	MR. NANCE: Vice Chair Harrington?
19	VICE CHAIR HARRINGTON: Yes.
20	MR. NANCE: Chair Kassekert?
21	CHAIR KASSEKERT: Yes.
22	MR. NANCE: The record will reflect that
23	the motion is unanimous.
24	MS. HUGHES: Whew.

1	MR. NANCE: William C. Murtha, Senior
2	Vice President, General Counsel and Secretary
3	for Tropicana Atlantic City Corp.
4	CHAIR KASSEKERT: Thank you.
5	Hi, Mr. Murtha. Good to see you.
6	MR. MURTHA: Hello.
7	MS. HUGHES: Tama Hughes on behalf of
8	the Tropicana Casino Resort. I also have
9	William Murtha here who is our Tropicana
10	Entertainment Corporate Counsel.
11	I would ask that if you have had an
12	opportunity to review the application, and I
13	would ask that you approve the same. But he is
14	here in case you have any questions.
15	CHAIR KASSEKERT: Thank you.
16	Miss Richardson?
17	MS. RICHARDSON: Good morning, Chair and
18	Commissioners.
19	You have the letter from the Division of
20	March 7th from DAG Adams, and we recommend that
21	Mr. Murtha receive his license and
22	qualification.
23	CHAIR KASSEKERT: Thank you.
24	Any questions?

1	COMMISSIONER FANELLE: Madalle Cliait,
2	I'll move that we grant key license and
3	qualification for William C. Murtha.
4	VICE CHAIR HARRINGTON: Second.
5	CHAIR KASSEKERT: Motion is made and
6	seconded. This is a roll call vote.
7	MR. NANCE: Commissioner Fanelle?
8	COMMISSIONER FANELLE: Yes.
9	MR. NANCE: Vice Chair Harrington?
10	VICE CHAIR HARRINGTON: Yes.
11	MR. NANCE: Chair Kassekert?
12	CHAIR KASSEKERT: Yes.
13	MR. NANCE: The record will reflect that
14	the motion is unanimous.
15	MS. HUGHES: Thank you.
16	MR. MURTHA: Thank you.
17	CHAIR KASSEKERT: Thank you. Thank you
18	for coming.
19	MR. NANCE: Item No. 3, petition of
20	Revel Entertainment, Inc., is requesting the
21	issuance of temporary casino key licenses for
22	the following individuals pursuant to NJSA
23	5:12-89(e) for Thomas Battista, Harold A.
24	Barber, III, Candace E. Brown, Darren L.

1	D. Babilino, Jr., William J. Bell, Jolene M.
2	Bingham, Joseph Cottone, Adam Faris, Guy
3	Hamstra, Kevin Howe, Carol Merline, Charles
4	[sic] Jenkins, Jr., Mark J. Evans, Steven L.
5	Ladany, and Paul Stowell.
6	Staff and the Division have recommended
7	that these petitions be granted.
8	VICE CHAIR HARRINGTON: I will move that
9	we approve the petitions and issue the
10	temporary casino key employee licenses and
11	permit them to assume the duties of their
12	respective positions for Revel Entertainment
13	Inc., an applicant for a casino license
14	pursuant to NJSA 5:12-89(e).
15	COMMISSIONER FANELLE: Second.
16	CHAIR KASSEKERT: The motion has been
17	made and seconded. All in favor?
18	(Ayes.)
19	CHAIR KASSEKERT: Opposed?
20	(No response.)
21	CHAIR KASSEKERT: The motion carries.
22	MR. NANCE: Item No. 4, Petition No.
23	0591202 and 0591203 of RIH Acquisitions New
24	Jersey, LLC, is requesting the issuance of

1	following individuals pursuant to NJSA
2	5:12-89(e) for: David L. Weber and Tosheena N.
3	Jefferson.
4	MS. WOSNACK: Good morning. Karen
5	Wosnack, consulting on the behalf of the
6	petitioners.
7	I'll be happy to answer any questions,
8	but just ask that you answer the relief.
9	CHAIR KASSEKERT: Thank you.
10	Any questions?
11	VICE CHAIR HARRINGTON: No questions.
12	COMMISSIONER FANELLE: Madame Chair,
13	I'll move to approve the petition and issue the
14	temporary casino key employee licenses and
15	permit them to assume the duties of their
16	respective positions for RIH Acquisitions New
17	Jersey, LLC, pursuant to NJSA 5:12-89(e).
18	VICE CHAIR HARRINGTON: Second.
19	CHAIR KASSEKERT: The motion has been
20	made and seconded. All in favor?
21	(Ayes.)
22	CHAIR KASSEKERT: Opposed?
23	(No response.)
24	CHAIR KASSEKERT: The motion carries.

1	MR. NANCE: Item No. 5, Petition No.
2	0651201, Trump Taj Mahal Associates, LLC, is
3	requesting the issuance of a temporary casino
4	key employee license to Shannon Daviso pursuant
5	to NJSA 5:12-89(e) to permit him to assume the
6	duties of Dual Rate Operations Supervisor of
7	Slot Operation Shift Manager.
8	Is Mr. Daviso present or represented?
9	(No response.)
10	CHAIR KASSEKERT: Okay.
11	MR. NANCE: Staff and the Division have
12	recommended that this petition be granted.
13	CHAIR KASSEKERT: Thank you.
14	VICE CHAIR HARRINGTON: I'll move that
15	we approve the petition and issue a temporary
16	casino key employee license to Shannon Daviso
17	and permit him to assume the duties of Dual
18	Rate Operation Supervisor and Slot Operation
19	Shift Manager for Trump Taj Mahal Associates,
20	LLC, pursuant to NJSA 5:12-89(e).
21	COMMISSIONER FANELLE: Second.
22	CHAIR KASSEKERT: The motion has been
23	made and seconded. All in favor?
24	(Ayes.)

1	(No response.)
2	CHAIR KASSEKERT: The motion carries.
3	MR. NANCE: Item No. 6, Petition No.
4	051201 [sic] of Harrah's Atlantic City
5	Operating Company, LLC, is requesting the
6	issuance of a temporary casino key employee
7	license for Ronak Shah pursuant to NJSA
8	5:12-89(e) to permit him to assume the duties
9	of Cashier and Supervisor.
10	Is Mr. Shah present or represented?
11	(No response.)
12	MR. NANCE: Staff and the Division have
13	recommended that this petition be granted.
14	COMMISSIONER FANELLE: Madame Chair,
15	I'll move that we approve the petition and
16	issue a temporary casino key employee license
17	to Ronak Shah and permit him to assume the
18	duties of Cashiering Supervisor for Harrah's
19	Atlantic City Operating Company, LLC, pursuant
20	to NJSA 5:12-89(e).
21	VICE CHAIR HARRINGTON: I'll second that
22	motion.
23	CHAIR KASSEKERT: The motion has been
24	made and seconded. All in favor?

1	CHAIR KASSEKERT: Opposed?
2	(No response.)
3	CHAIR KASSEKERT: The motion carries.
4	MR. NANCE: Item No. 7, Petition No.
5	0651203 of Golden Nugget Atlantic City, LLC,
6	requesting the issuance of a temporary key
7	employee license to William A. Johnson, III,
8	pursuant to NJSA 5:12-89(e) and to permit him
9	pursuant to NJAC 13:69C2.6 to assume the duties
10	and exercise the power of the Vice President of
11	Gaming without first having been found
12	qualified.
13	CHAIR KASSEKERT: Thank you.
14	Good morning.
15	MR. AGNELLINI: Thank you, good morning,
16	Chair. Pat Agnellini from Sterns & Weinhart
17	excuse me Sterns & Weinroth on behalf of
18	Golden Nugget Atlantic City, LLC.
19	I have Mr. Johnson here with me today.
20	I would ask that you grant his temporary key
21	license and find him qualified.
22	CHAIR KASSEKERT: Thank you.
23	Good morning, Mr. Johnson.
24	MR. AGNELLINI: Temporarily qualified.

1	CHAIR RASSERERI: MISS RICHAIUSOH!
2	MS. RICHARDSON: Good morning, again.
3	Tracy Richardson for the Division.
4	We have no objections to the petition.
5	CHAIR KASSEKERT: Thank you.
6	Let me ask if there are any questions?
7	VICE CHAIR HARRINGTON: No questions.
8	I will move that we approve the petition
9	and issue a temporary key employee license to
10	William A. Johnson, III, and permit him to
11	assume the duties and exercise the powers of
12	Vice President of Gaming for Golden Nugget
13	Atlantic City, LLC, without having first been
14	found qualified.
15	COMMISSIONER FANELLE: Second.
16	CHAIR KASSEKERT: A motion is made and
17	seconded. This is a roll call vote.
18	MR. NANCE: Commissioner Fanelle?
19	COMMISSIONER FANELLE: Yes.
20	MR. NANCE: Vice Chair Harrington?
21	VICE CHAIR HARRINGTON: Yes.
22	MR. NANCE: Chair Kassekert?
23	CHAIR KASSEKERT: Yes.
24	MR. NANCE: The record will reflect that

1	MR. AGNELLINI: Thank you.
2	CHAIR KASSEKERT: Thank you.
3	Thank you for coming.
4	MR. JOHNSON: Thank you.
5	MR. NANCE: Item No. 8, stipulation of
6	settlement of the application of Ronnie Downing
7	for a casino key employee license.
8	MS. LOMBARD: Good morning, Chair,
9	Commissioners.
10	For your consideration is the matter of
11	Ronnie W. Downing.
12	Mr. Downing currently holds a casino key
13	employee license. Subsequent to the granting
14	of Mr. Downing's initial casino key employee
15	license, the Division asked the Commission to
16	reopen the matter.
17	At a prehearing conference, the Division
18	and Mr. Downing agreed to the stipulation of
19	settlement which will permit Mr. Downing to
20	retain his casino key employee license.
21	This stipulation is now before you for
22	your consideration.
23	Mr. Downing was notified that the
24	Commission would be considering his matter

1	Moncrief is here on behalf of the Division.
2	CHAIR KASSEKERT: Thank you.
3	Mr. Downing, is there anything else
4	you'd like to tell us today?
5	MR. DOWNING: No. I thank you for your
6	time and I ask for your consideration to
7	reinstate my license.
8	CHAIR KASSEKERT: Thank you.
9	Mr. Moncrief? Good morning.
10	MR. MONCRIEF: Good morning. Madame
11	Chair, members of the Commission, Robert
12	Moncrief on behalf of the Division.
13	We would recommend the stipulation be
14	approved as submitted, and Mr. Downing be able
15	to retain his license.
16	CHAIR KASSEKERT: Thank you.
17	Any questions?
18	VICE CHAIR HARRINGTON: No questions.
19	COMMISSIONER FANELLE: Madame Chair,
20	I'll move we approve the stipulation of
21	settlement and permit Ronnie W. Downing to
22	retain his casino key employee license.
23	VICE CHAIR HARRINGTON: I will second
24	that.

1	made and seconded. All in favor?
2	(Ayes.)
3	CHAIR KASSEKERT: Opposed?
4	(No response.)
5	CHAIR KASSEKERT: The motion carries.
6	Thank you for coming. Good luck.
7	MR. DOWNING: Thank you.
8	MR. MONCRIEF: Thank you.
9	MR. NANCE: Item No. 9, petition of
10	Christina Best, requesting a waiver of post
11	employment restriction pursuant to NJSA
12	5:12-60b(2).
13	Miss Fauntleroy?
14	MS. FAUNTLEROY: Good morning.
15	Former commission employee Christina
16	Best seeks a waiver of the two-year post
17	employment restriction imposed by NJSA
18	5:12-60b(2) so that she may be employed by New
19	Jersey employee licensee Tropicana as a
20	Security Operations Administrator.
21	Generally, 5:12-60b(1) prohibits an
22	employee from accepting such employment except
23	upon a finding by the Commission that she was
24	the subject of a reduction in force and that

1	result in a conflict in fact or conflict of
2	appearance.
3	Staff has reviewed her application, and
4	as indicated, she seeks permission to be
5	employed as a security operations
6	administrator. Tropicana provided a job
7	description for that position, and after
8	review, it is staff's position that her
9	employment in that capacity would not create an
10	appearance of a conflict or a conflict of
11	interest in fact and would recommend that you
12	grant her request for a waiver.
13	CHAIR KASSEKERT: Thank you.
14	Any questions?
15	VICE CHAIR HARRINGTON: No questions.
16	I'll move that we approve Christina
17	Best's requested relief and waive the post
18	employment restriction to permit Ms. Best
19	employment with Tropicana Atlantic City Corp.
20	as a Security Operations Administrator pursuant
21	to NJSA 5:12-60b(2) and subject to appropriate
22	registration or licensure.
23	COMMISSIONER FANELLE: Second.
24	CHAIR KASSEKERT: The motion has been

1	(Ayes.)
2	CHAIR KASSEKERT: Opposed?
3	(No response.)
4	CHAIR KASSEKERT: The motion carries.
5	Motion carries.
6	MR. NANCE: Item No. 10, petition of
7	Elizabeth Franchetti requesting a waiver of
8	post employment restriction pursuant to NJSA
9	5:12-60b(2).
10	Miss Fauntleroy?
11	MS. FAUNTLEROY: Elizabeth Franchetti,
12	also a former commission employee, seeks the
13	same relieve that Christina Best sought, which
14	is a waiver of the two-year post employment
15	restriction.
16	Miss Franchetti seeks a waiver to assume
17	the position of Soft Count Attendee for Revel
18	Entertainment, an applicant for a New Jersey
19	licensee.
20	The job description for that position
21	has been reviewed as well as her
22	responsibilities in her previous capacity at
23	the Commission. And under those after
24	completing that review, it is our position that

1	appearance by her employment in that capacity
2	and recommend that you grant the relief
3	requested.
4	CHAIR KASSEKERT: Thank you.
5	Any questions?
6	VICE CHAIR HARRINGTON: No questions.
7	COMMISSIONER FANELLE: No, Madame Chair.
8	I'll move that we approve Elizabeth
9	Franchetti's requested relief and waive the
10	post employment restriction to permit Miss
11	Franchetti employment with Revel Entertainment,
12	Inc., as an applicant for a casino license as a
13	Soft Count Attendant pursuant to NJSA
14	5:12-60b(2) and subject to the appropriate
15	registration or licensure.
16	VICE CHAIR HARRINGTON: I'll second that
17	motion.
18	CHAIR KASSEKERT: The motion has been
19	made and seconded. All in favor?
20	(Ayes.)
21	CHAIR KASSEKERT: Opposed?
22	(No response.)
23	CHAIR KASSEKERT: The motion carries.
24	MR. NANCE: Item No. 11, reorganization

2.3

1	Audit Committee.
2	Miss Fauntleroy?
3	MS. FAUNTLEROY: Okay. Good morning
4	again.
5	This matter for your consideration is
6	the proposed reorganization of the Commission's

122 issued July 23, 2004, by then Governor

Audit Committee required by Executive Order No.

9 McGreevey.

The Constitution of the Committee

requires that there be at least one commission

member who is not involved in the day-to-day

operation of the commission affairs. Under

these circumstances, Commissioner Harrington

was recently elected Vice Chair who previously

served on the audit committee. The requested

relief is that Commissioner Fanelle be

designated as the audit committee member and

that an additional delegate from the Treasury's

Office be designated to complete the

composition of the committee to three, as well

as to have the authority delegated to the Chair

of the Commission to designating the commission

member that would serve on the Audit Committee

1	serve.
2	CHAIR KASSEKERT: Thank you.
3	Any questions?
4	VICE CHAIR HARRINGTON: No questions.
5	I will move that we adopt the draft
6	resolution and appoint Commissioner Edward J.
7	Fanelle to replace Vice Chair Sharon Anne
8	Harrington on the Casino Control Commission's
9	Audit Committee and delegate to the Chair the
10	authority to designate a commission member to
11	serve on the audit committee after the annual
12	appointment of a vice chair.
13	COMMISSIONER FANELLE: Second.
14	CHAIR KASSEKERT: The motion has been
15	made and seconded. All in favor?
16	(Ayes.)
17	CHAIR KASSEKERT: Opposed?
18	(No response.)
19	CHAIR KASSEKERT: The motion carries.
20	MR. NANCE: Item No. 12, petition of AG
21	Gateway, LLC, and Affiliates for an extension
22	of certain periods with respect to their
23	proposed staged casino facility.
24	Miss Olivo?

Ţ	and Commissioners.
2	I have circulated a draft resolution
3	relative to this matter. And Mr. Casiello is
4	here for the Petitioner, and he does have a
5	witness here today.
6	CHAIR KASSEKERT: Thank you.
7	Good morning, Mr. Casiello.
8	MR. CASIELLO: Good morning, Madame
9	Chair, Commissioners. Procedurally, I would
10	like to have marked I believe they have
11	already been premarked
12	CHAIR KASSEKERT: Marked.
13	MR. CASIELLO: two exhibits. A-1 is
14	a Perspective of boardwalk Approach, Phase II
15	of the proposed project. And P-2 is Phase II
16	is a Concept Rendering of the exterior of the
17	proposed project from an aerial view.
18	Since there's no one from the Division
19	here to object
20	CHAIR KASSEKERT: I will move them into
21	evidence.
22	MR. CASIELLO: Move them into evidence.
23	CHAIR KASSEKERT: Thank you.
24	You're not going to object yourself;

1	MR. CASIELLO: I've been known to.
2	CHAIR KASSEKERT: Since their your
3	exhibits.
4	MR. CASIELLO: Thank you.
5	This is the petition of AC Gateway for
6	an extension of certain deadlines. On November
7	16, 2011, the Commission approved the
8	application of AC Gateway to participate in a
9	pilot program for a staged casino facility.
10	Based on the information in the
11	application and the requirements of the pilot
12	program, the Commission imposed the following
13	deadlines: That an application for a casino
14	license and a \$1 million bond be posted by
15	March 15th of 2012; that construction of the
16	project commence by July 15, 2012; and that
17	construction of the first phase of the project
18	be completed by July 30, 2014.
19	The petition seeks a 180-day extension
20	of those deadlines. If the petition is
21	granted, the application for a casino license
22	and the one million bond would be required by
23	September 11, 2012. I now wish I had asked for
24	181 days. Construction would have to be

1	and construction would have to be completed
2	with respect to the first phase by January 15,
3	2015.
4	The primary reason for the request is
5	that we have not received all the necessary
6	development approvals to commence the project.
7	And with that, I'd like to call Tom Sykes to
8	the witness stand to discuss the status of the
9	approvals.
10	CHAIR KASSEKERT: Thank you.
11	Good morning, Mr. Sykes. Mr. Nance will
12	swear you in.
13	
14	THOMAS J. SYKES, was duly sworn to
15	testify in this matter.
16	
17	MR. NANCE: Please state your name for
18	the record.
19	THE WITNESS: Thomas Joseph Sykes.
20	MR. NANCE: Thank you.
21	CHAIR KASSEKERT: Good morning, Mr.
22	Sykes.
23	THE WITNESS: Good morning.
24	CHAIR KASSEKERT: You can sit down now.

- 1 record, would you please state what exhibit
- 2 that is? A-1 or A-2?
- MR. CASIELLO: That is A-2.
- 4 MR. NANCE: Okay.
- 5 MR. CASIELLO: Yes. A-2. Sorry.

6

- 7 DIRECT EXAMINATION BY MR. CASIELLO:
- 8 Q. Mr. Sykes, please tell the Commission
- 9 about yourself.
- 10 A. I'm the principal of SOSH Architects
- 11 with offices in Atlantic City and Manhattan. I
- 12 founded the firm in 1979. We have approximately 50
- 13 staff in combined offices, about 38 in Atlantic City.
- 14 The others are in our Manhattan office. We've
- 15 practiced locally for that entire period, and we've
- 16 been involved in casino resort destinations for the
- 17 last 30 years.
- 18 Q. And does SOSH provide services in
- 19 addition to architectural services?
- 20 A. Yes. We -- I'm a professional planner
- 21 as well, and we have an interior design division, and
- 22 we assist in the regulatory permitting process with
- 23 our clients.
- Q. And what is your involvement with the

- 1 A. SOSH Architects is the architect of
- 2 record for the project. And myself and Bill Salerno,
- 3 my partner, are the principals of our firm involved in
- 4 the project. I've been involved in the project for
- 5 each activity that our firm has participated in. And
- 6 most currently, we provided the concepts and designs
- 7 that have been filed with the -- with CAFRA for the
- 8 application.
- 9 Q. Without getting into too much detail,
- 10 could you briefly explain what CAFRA is?
- 11 A. Sure. CAFRA stands for Coastal Area
- 12 Facilities Review Act. It's a Division of the NJ
- 13 Depart -- New Jersey Department of Environmental
- 14 Protection, and it governs all substantive development
- 15 east of the Parkway. Larger projects are all under
- 16 the CAFRA quidelines.
- 17 Q. And does that include all casino hotels?
- 18 A. Yes, it does.
- 19 Q. Has AC Gateway applied for a CAFRA
- 20 permit?
- 21 A. Yes, we have. We applied on June 14th,
- 22 2011. Submission was made by Ian Jerome.
- Q. And what has happened with that
- 24 application since it was filed?

- 1 meetings with the NJ DEP and CAFRA specifically. And,
- 2 candidly, I have to note, it is so refreshing to work
- 3 with CAFRA because they have been very, very
- 4 aggressive, very cooperative, and extremely easy and
- 5 progressive to work with, which is just such a change
- 6 since some years ago.
- 7 We submitted the application. We then
- 8 went through all our discussions with them, and we
- 9 received -- we actually received a deficiency letter
- 10 following public comment. We went through public
- 11 comment through the summer. We resolved -- went
- 12 through public comment by September. Approximately a
- 13 little more than a month after that, we received a
- 14 deficiency notice, which we had already been
- 15 discussing with CAFRA. That deficiency notice really
- 16 dealt with some of the more delicate parts of the
- 17 project.
- 18 As you can see from the concept in front
- 19 of you, what we call the podium and the towers, 95
- 20 percent of the project are in compliance with the
- 21 spirit if not specifically the regs of CAFRA. But
- there's a couple of areas on our designs where we've
- 23 pushed some envelopes. To put the Hard Rock cafe of
- 24 12,000-plus square feet and over 30,000 square foot of

- 1 Boardwalk, while there's great historical precedent
- 2 for it prior to formation of CAFRA, nothing like this
- 3 has been reviewed by CAFRA since casinos have been
- 4 developed.
- 5 Q. Excuse me, Mr. Sykes.
- 6 MR. CASIELLO: I want to -- sorry this
- 7 is so awkward but --
- 8 THE WITNESS: Shall I stand?
- 9 MR. CASIELLO: You can stand if you
- 10 want. And I apologize to you. And you.
- MR. NANCE: Mr. Casiello, what exhibit
- 12 is that?
- 13 MR. CASIELLO: This is Exhibit A-1.
- 14 MR. NANCE: A-2? Or -- oh, A-1.
- MR. CASIELLO: A-1.
- MR. NANCE: Thank you.
- 17 Q. I want you to show us just exactly what
- 18 area you are talking about.
- 19 A. Sure. While the main podium is on the
- 20 upland side of the Boardwalk, our more aggressive
- 21 parts of the project dealt with putting the Hard Rock
- 22 Cafe literally on an extension of the Boardwalk that
- 23 flows towards the ocean. And it simply hadn't been
- 24 done before. So a variety of these issues needed

Sykes - direct - Casiello

- 1 cooperative.
- The ball is now in our court, candidly,
- 3 for design resolutions. They have to comply with our
- 4 budget and development programs as well. But a way to
- 5 reconcile the bridge, which is traditionally only
- 6 allowed per CAFRA regs, if you have a pier. We have
- 7 no pier. And we thought there are some inequities to
- 8 that. And at the same time, there are some regs that
- 9 we need to recognize. So we've been working with
- 10 CAFRA closely. We spoke to them recently again, and
- 11 we will be pursuing that resolution. We think we're
- 12 very close, and by, we believe, the end of April, we
- 13 will have a submission back in to them which will be
- 14 very much in compliance with their direction.
- 15 Q. You mention that the company received a
- 16 deficiency letter. Is it unusual for CAFRA to issue
- 17 such a letter?
- 18 A. No, not at all. Especially with a
- 19 situation like this. We knew we were being
- 20 aggressive. It's a -- it's an aggressive brand. And
- 21 we followed what we thought was good design
- 22 incentives, and to do something different and
- 23 something that was -- while we had historical
- 24 precedent, it's going to take some time to demonstrate

Sykes - direct - Casiello

- 1 CAFRA.
- 2 Q. And once the company responds to the
- 3 deficiency letter, how does the rest of the process
- 4 go?
- 5 A. Once CAFRA would take a position on the
- 6 project and issue a directive or a permit, we would
- 7 then immediately file with the -- for a site plan
- 8 approval, preliminary and final, through the CRDA. We
- 9 would also be going after FAA permits. The initial
- 10 tower is quite low. The second tower is quite high.
- 11 The total complement is 800 -- over 858 rooms at
- 12 completion, and we would be securing the FAA permits
- 13 for the entire program.
- 14 And per the regulations, the drawings
- 15 you have before you represent both Phase A and B. Or
- 16 1 and 2. So that it can clearly be seen the intent to
- 17 continue to develop under the boutique requirements.
- 18 Q. Once the company responds to the
- 19 deficiency letter, does CAFRA have to act on the
- 20 application within a certain period of time?
- 21 A. Well, yes. We would want to act with
- 22 it. CAFRA will take about 90 days once we submit to
- 23 do their evaluation and issue their judgment. And
- 24 then it would be our intent -- and we're under clear

Sykes - direct - Casiello

- 1 immediately and at full speed.
- 2 Q. Do you anticipate that there will be any
- 3 major changes to the project as a result of the CAFRA
- 4 review process?
- 5 A. No. Actually, we've gone through a
- 6 series of redesigns in conjunction with CAFRA. And by
- 7 the time we're finished, we believe we will be in
- 8 compliance with all major issues. There may be some
- 9 smaller, modest issues that need to be resolved, but
- 10 we do not expect any major issues following resolution
- 11 of the CAFRA permit.
- 12 Q. Okay. And is it appropriate to wait
- 13 until you have the CAFRA permit before you apply for
- 14 the other approvals?
- 15 A. It is in most cases, and it most
- 16 certainly is in this case because the most critical
- 17 parts of the design for the public enhancement --
- 18 there's a museum, the whole cafe, the Hard Rock Cafe,
- 19 and the character of our little piazza is what we've
- 20 been discussing and working through and hoping to
- 21 secure to get a permit for it.
- MR. CASIELLO: You would he think he is
- 23 Italian.
- I have no further questions.

Sykes

1	Let me ask the commissioners if the have
2	any questions.
3	VICE CHAIR HARRINGTON: Mr. Sykes, I
4	just I think that what I hear you saying and
5	I want to be clear with this, is it fair to say
6	that the Department and the Division have been
7	solution oriented and that, you know, they're
8	being cooperative while they're still
9	acknowledging their role as, you know, stewards
10	of the environment?
11	THE WITNESS: I would not be
12	exaggerating to say that they actually solved
13	some of the problems we were questioning how to
14	do. They were just terrific. It is totally a
15	different organization and refreshing to deal
16	with and very progressive.
17	VICE CHAIR HARRINGTON: Thank you.
18	CHAIR KASSEKERT: Commissioner Fanelle?
19	VICE CHAIR FANELLE: And I guess the big
20	difference, is just for everyone else's
21	justification, is that the beach bars is
22	temporary structures. This is going to be a
23	permanent structure, by which there is no pier.
24	THE WITNESS: That's that's very good

1	Exactly correct.
2	COMMISSIONER FANELLE: Okay.
3	CHAIR KASSEKERT: Thank you.
4	Any other questions? Anyone need to
5	recess or
6	VICE CHAIR HARRINGTON: No. No.
7	CHAIR KASSEKERT: Okay. Mr. Casiello?
8	Anything you'd like to add? Any other
9	witnesses?
10	MR. CASIELLO: Nothing further for the
11	witness.
12	Tommy, you can step down.
13	Just a couple things.
14	CHAIR KASSEKERT: Uh-huh.
15	MR. CASIELLO: Number one, we have
16	received and reviewed the draft resolution, and
17	it is acceptable in substance and form.
18	Maybe I'd like to ask for an 181-day
19	extension.
20	Secondly, I would like to reiterate what
21	Mr. Sykes said, and that is in addition to
22	CAFRA being extremely cooperative, all of the
23	other agencies of the State Government as well
24	as the City have been extremely cooperative and

1	Vice Chair Harrington said or Tommy said it
2	Mr. Sykes said it solution oriented.
3	Lastly, I'd just add that I wish I could
4	say that this project was a done deal. We're
5	not quite ready to say that yet, but I can say
6	that we are working hard to move the project
7	forward and to bring it in to bring it to
8	fruition and, hopefully, we will be successful.
9	Thank you.
10	CHAIR KASSEKERT: Thank you.
11	Let me just add, are you specifically
12	asking to amend the petition to 181 days?
13	MR. CASIELLO: Yes, ma'am.
14	CHAIR KASSEKERT: Okay. We will do
15	that. Thank you.
16	The Casino Control Act mandates a pilot
17	program whereby this body is authorized to
18	grant casino licenses for two projects
19	considered as "boutique" casino hotels.
20	At our November 16th, 2011, public
21	meeting we granted the application of AC
22	Gateway and Affiliates to participate in the
23	pilot program to ultimately obtain a staged
24	casino facility license for its proposed

22

23

24

1	Atlantic City. AC Gateway plans to build a
2	\$465 million casino hotel complex at Albany
3	Avenue and the Boardwalk. The staged project
4	would initially include a 208-room hotel, a
5	large showroom, restaurants, and a Hard Rock
6	Museum that could include memorabilia from when
7	the Beatles and Rolling Stones played here, as
8	well as other iconic items that highlight the
9	history of rock and roll. A second phase would
10	expand the complex to 850 rooms and a host of
11	additional amenities. It not only will create
12	new jobs and new ratables for Atlantic City, it
13	is a new kind of project that would create a
14	excitement here. It is designed to expand
15	Atlantic City's appeal and serve as a magnet to
16	draw new visitors to enjoy the kind of
17	entertainment for which Hard Rock has become
18	well-known.
19	In order to implement the pilot program,
20	this body adopted guidelines reflecting the
21	statutorily mandated minimum requirements for

any project proponent seeking approval to

component of those guidelines include the

participate in the pilot program. A crucial

2.3

and completion dates. Applicants are afforded the opportunity to weigh in and recommend commencement and completion dates so that the dates ultimately set by this body are realistic and obtainable. Significant and statutorily driven consequences attach to the failure to comply with the construction commencement and completion dates, including forfeiture of the required deposit.

The resolution approving AC Gateway and Affiliates' participation in the pilot program provided for the filing of a casino license and the posting of the required deposit on or before March 15th, 2012, and set July 15th, 2012, for the date for the commencement of construction, and the date of July 30th, 2014, for a completion of the first phase of the project.

Adherence to the established time lines is important. However, we recognize that with a project such as this -- construction and development of a first-class themed destination casino resort -- rigid adherence to those time lines can unduly penalize an applicant.

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AC Gateway needs to obtain a plethora of permits from a number of regulatory agencies which are detailed to the Applicant's petition.

AC Gateway has indicated it would be "imprudent" to proceed without first obtaining the required regulatory approvals, and we agree.

The resolution approving AC Gateway and Affiliates' application for participation in the pilot program provided a mechanism for the participant to seek an extension of the established dates — through petition to this commission and upon a showing of good cause. In determining whether good cause exists, we must consider the reasons given for the extension request; the Applicant's willingness to proceed with the proposed project; the Applicant's diligence in the process; the existence of any factors outside the Applicant's control; and any prejudice that would result from granting an extension.

These are just some of the factors that this body considers when applying the good cause standard in these circumstances.

1	Applicant, together with the testimony
2	presented, it is my opinion that the Applicant
3	has provided good cause to this body for an
4	extension of 181 days for the filing of an
5	application for a casino license, for the
6	posting of the required bonds, letter of
7	credit, or cash deposit, and for the
8	commencement of construction. Accordingly, I
9	move that the petition of AC Gateway and
10	Affiliates for a good cause extension, subject
11	to the findings, rulings, and conditions
12	specified in the draft resolution be granted,
13	and I so move.
14	Is there a second?
15	VICE CHAIR HARRINGTON: I'm happy to
16	second that.
17	CHAIR KASSEKERT: Motion has been made
18	and seconded.
19	Roll call vote?
20	MS. FAUNTLEROY: No.
21	CHAIR KASSEKERT: Okay. Just a all
22	right.
23	The motion has been made and seconded.

24 All in favor?

ITEM NO. 12 1 CHAIR KASSEKERT: Opposed? 2 (No response.) CHAIR KASSEKERT: The motion carries. 3 Thank you. MR. CASIELLO: Thank you, Madame Chair, 5 Commissioners. 6 7 MR. NANCE: In accordance with Resolution No. 11-12-14-03, the next closed session of the Commission shall be held on 10 Wednesday, April 11, 2012, at 9:30 a.m. in the Commission offices. 11 12 It is now time for the public 13 participation portion of the meeting. 14 CHAIR KASSEKERT: Is there anyone from 15 the public that wishes to be heard? 16 (No response.) 17 CHAIR KASSEKERT: Seeing no one, I'll 18 declare this portion of the meeting closed and 19 entertain a motion to adjourn. VICE CHAIR HARRINGTON: So moved. 20 21 COMMISSIONER FANELLE: Second. 22 CHAIR KASSEKERT: The motion has been

made and seconded. All in favor?

(Ayes.)

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(No response.)
1
                  CHAIR KASSEKERT: The motion carries.
 2
                  Thank you.
 3
                  (Public Meeting 12-03-14 was adjourned
 4
        at 11:13 a.m.)
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1	
2	CERTIFICATE
3	
4	
5	I, DARLENE SILLITOE, a Certified Court
6	Reporter and Notary Public of the State of New
7	Jersey, certify that the foregoing is a true
8	and accurate transcript of the proceedings.
9	
10	
11	I further certify that I am neither
12	attorney, of counsel for, nor related to or
13	employed by any of the parties to the action;
14	further that I am not a relative or employee of
15	any attorney or counsel employed in this case;
16	nor am I financially interested in the action.
17	
18	
19	DARLENE SILLITOE, CCR
20	License No 30XI0102300
21	
22	Dated: March 17, 2012
23	My Notary Commission Expires July 22, 2014
24	ID No 2062871