

City of Newark

*City Hall
920 Broad Street
Newark, New Jersey 07102*



Meeting Agenda - Final

SPECIAL MEETING

Tuesday, January 15, 2019

10:00 AM

Council Chamber

Municipal Council

*President Mildred C. Crump
Council Member Augusto Amador
Council Member Carlos M. Gonzalez
Council Member John Sharpe James
Council Member Joseph A. McCallum, Jr.
Council Member LaMonica R. McIver
Council Member Eddie Osborne
Council Member Luis A. Quintana
Council Member Anibal Ramos, Jr.*

Kenneth Louis, City Clerk

Kathleen Marchetti, Deputy City Clerk

CALL TO ORDER**STATEMENT ON OPEN PUBLIC MEETINGS ACT**

In accordance with New Jersey P.L. 1975, Chapter 231, Section 5, adequate notice of this meeting has been provided to the Star Ledger, the Jersey Journal and the public at large; establishing the date, time and location of this meeting, by posting on the designated bulletin board in City Hall and by filing with the Office of the City Clerk, the schedule of regular meetings and conferences of the Newark Municipal Council as adopted as 7R9-a on December 5, 2018. In addition, the agenda for this meeting was disseminated on January 11, 2019 at the time of preparation.

ROLL CALL

AGENDA RESOLUTION CODES PER DEPARTMENT

- 1 Administration**
- 2 Economic and Housing Development**
- 3 Engineering**
- 4 Finance**
- 5 Health and Community Wellness**
- 6 Law**
- 7 Mayor's Office**
- 8 Municipal Council and City Clerk**
- 9 Public Safety**
- 10 Public Works**
- 11 Recreation, Cultural Affairs and Senior Services**
- 12 Water Sewer Utility**

RESOLUTIONS**7R2 Economic and Housing Development**

7R2-a (s) [18-1818](#) **Dept/ Agency:** Economic and Housing Development
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Private Sale/Redevelopment
Purpose: To construct a 30,000 sq. ft. industrial storage facility with 5,000 sq. ft. of office space
Entity Name: 152 Rutherford Street Urban Renewal, LLC
Entity Address: 124 Polk Street, Box S-2, Newark, New Jersey 07105
Sale Amount: \$200,000.00
Cost Basis: () PSF (X) Negotiated () N/A () Other:
Assessed Amount: \$547,100.00
Appraised Amount: \$1,040,000.00
Contract Period: To commence within six (6) months and be completed within two (2) years from the transfer of ownership by the City
Contract Basis: () Bid () State Vendor () Prof. Ser. () EUS
() Fair & Open () No Reportable Contributions () RFP () RFQ
(X) Private Sale () Grant () Sub-recipient () n/a
List of Property:
(Address/Block/Lot/Ward)
152-164 Rutherford Street/Block 5056/Lot 20/East Ward
Additional Information:
Total Lot Square Footage: \$64,599.48
Assessed Amount: \$547,100.00
Appraised Amount: \$1,040,000.00
Environmental Credit Amount: -\$840,000.00
Negotiated Sale Price: \$200,000.00

ADDED STARTER RESOLUTION

7R2 Economic and Housing Development

7R2b s/as 19-0001

Dept/ Agency: Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Declaring an Area in Need of Redevelopment**Purpose:** Designating Doremus Avenue Study Area as a Condemnation Redevelopment Area.**List of Property:****(Address/Block/Lot/Ward)**

Address	Block	Lot	Additional Lot(s)
125-145 Doremus Avenue	5010	21.02	
127-167 Doremus Avenue	5010	8	
147-163 Doremus Avenue	5010	21.01	
148-182 Doremus Avenue	5011	12	12-A, 14
167 Doremus Avenue	5010	21.03	
173-189 Doremus Avenue	5016.01	20	
184-188 Doremus Avenue	5011	16	
190 Doremus Avenue	5011	17	
191-241 Avenue P	5006.01	1	
191-269 Doremus Avenue	5016	30	
191-269 Doremus Avenue Rear	5016	6	
192-212 Doremus Avenue	5014	1	1.03, 1.04
20-84 Doremus Avenue	5011	1	
214-252 Doremus Avenue	5014	1.01	
245-253 Foundry Street	5005	1.01	
256-266 Doremus Avenue	5014	7	7-A
271-277 Doremus Avenue	5016	5	
279-295 Doremus Avenue	5016	4	B5060.01/130.02
291-373 Avenue P Rear	5020	13	
293-317 Roanoke Avenue	5010	34	
302-10 & 322-20 Doremus Avenue	5070	3	3.01
302-10 & 322-30 Doremus Avenue	5050.01	15	
303-315 Doremus Avenue	5060.01	7	
317-329 Doremus Avenue	5060.01	148	
317-329 Doremus Avenue	5060.01	151	
319-351 Roanoke Avenue	5010	35	
322-352 Doremus Avenue	5070	5	5.01
322-352 Doremus Avenue	5056	20	
339-335 Avenue P	5020	136	
354-374 Doremus Avenue Rear	5056	26	
357-405 Avenue P	5020	14	
376-394 Doremus Avenue	5056	89	
385-405 Avenue P	5020	138	

461-549 Avenue P	5020	133	
551 Avenue P	5020	65	
551-565 Wilson Avenue	5024	18	
567-589 Wilson Avenue	5020	78	B5024/20,21
672-692 Doremus Avenue	5066	16	
8-18 Doremus Avenue	5011	1.01	
87-125 Doremus Avenue	5010	7	
92-106 Rutherford Street	5056.01	24	
921-979 Delancy Street	5074	25	

Additional Information:

This resolution rescinds Resolution 7R2-d(S) adopted on June 8, 2018 in its entirety and amends Resolution 7R2-m(AS) adopted on July 11, 2018 to cure fatal defects to both it and its accompanying Notice.

7R2c s/as 18-1952

Dept/ Agency: Economic and Housing Development**Action:** () Ratifying (X) Authorizing (X) Amending**Type of Service:** Redevelopment Agreement**Purpose:** Rescind and Authorize a Redevelopment Agreement for the construction of a health care center; veterans housing facility with ground floor retail; and modest parking area**Entity Name:** 432-446 South Orange Avenue, LLC.**Entity Address:** 228 Lafayette Street, 2nd Floor, Newark, New Jersey 07105**Sale Amount:** \$610,000.00**Cost Basis:** () \$ PSF () Negotiated () N/A (X) Other: Appraisal**Assessed Amount:** \$527,900.00**Appraised Amount:** \$610,000.00**Contract Period:** To commence within three (3) months and be completed within twenty-four (24) months from the transfer of ownership from the City**Contract Basis:** () Bid () State Vendor () Prof. Ser. () EUS
() Fair & Open () No Reportable Contributions (X) RFP () RFQ
() Private Sale () Grant () Sub-recipient () n/a**List of Property:****(Address/Block/Lot/Ward)**

432-434 South Orange Avenue/Block 318/Lot 8/West Ward

436-440 South Orange Avenue/Block 318/Lot 4/West Ward

442-446 South Orange Avenue/Block 318/Lot 1/West Ward

454-462 South Orange Avenue/Block 319/Lot 21/West Ward

476 South Orange Avenue/Block 320/Lot 4/West Ward

Additional Information:**8. COMMUNICATIONS****Received from Business Administrator Eric Pennington.**

8-a

[18-1549](#)

ORDINANCE OF THE MUNICIPAL COUNCIL OF THE CITY OF NEWARK, NEW JERSEY, 2000, AS AMENDED AND SUPPLEMENTED, AMENDING THE CITY OF NEWARK ZONING ORDINANCE, TITLE XLI, CHAPTERS 2 AND 4 OF THE MUNICIPAL CODE, TO PERMIT SHORT TERM RENTAL USE IN ALL LEGAL DWELLINGS, AND ESTABLISH MINIMUM STANDARDS FOR SHORT TERM RENTAL USE.

- 8-b [18-1550](#) AN ORDINANCE AMENDING THE REVISED GENERAL ORDINANCES OF THE CITY OF NEWARK, NEW JERSEY, 2000, AS AMENDED AND SUPPLEMENTED, BY ADDING NEW CHAPTER 14, ENTITLED "SHORT-TERM RENTALS TO TITLE XVIII", ENTITLED 'HOUSING CODE'.
- 8-c [18-1722](#) ORDINANCE AMENDING ORDINANCE 6PSF-h, JUNE 19, 2013, ORDINANCE AMENDING AND SUPPLEMENTING THE CODE OF THE CITY OF NEWARK TO AUTHORIZE THE CREATION OF A SPECIAL IMPROVEMENT DISTRICT TO BE KNOWN AS THE "GREATER NEWARK TOURISM IMPROVEMENT DISTRICT", BY ADDING TRANSIENT ACCOMODATION (SHORT TERM RENTALS) TO THE LIST OF PROPERTIES SUBJECT TO THE LICENSE FEE ASSESSMENT AND AMENDS SCHEDULE A, TO AUTHORIZE THE INCLUSION OF TRANSIENT ACCOMODATIONS AS THEY BECOME IDENTIFIED.

PENDING BUSINESS ON THE AGENDA

- 9-a (s) [18-1590](#) AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF NEWARK, NEW JERSEY, 2000, AS AMENDED AND SUPPLEMENTED, BY AMENDING CHAPTER 20 ENTITLED HOTEL OCCUPANCY TAX OF TITLE X, ENTITLED FINANCE AND TAXATION.
Deferred 8.-b 120518
Deferred 9-a 121918
Deferred 9-a 010919

ADJOURNMENT

**KENNETH LOUIS
CLERK OF THE MUNICIPAL COUNCIL
NEWARK, NEW JERSEY**