

City of Newark

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



Meeting Agenda - Final

SPECIAL MEETING

Tuesday, November 22, 2022

10:00 AM

Council Chamber

Municipal Council

*Council Member Patrick O. Council
Council Member C. Lawrence Crump
Council Member Carlos M. Gonzalez
Council Member Dupré L. Kelly
Council Member Luis A. Quintana
Council Member Anibal Ramos, Jr.
Council Member Louise Scott-Rountree
Council Member Michael J. Silva*

President LaMonica R. McIver

Kecia Daniels, Acting City Clerk Jerusha J. Schulze, Acting Deputy City Clerk

CALL TO ORDER**3. STATEMENT ON OPEN PUBLIC MEETINGS ACT***STATEMENT OF OPEN PUBLIC MEETING 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 7R8-a on December 15, 2021 and amended by Resolution 7R8-a (s) on January 4, 2022, allowing virtual meetings in January and February. In addition, the agenda for this meeting was disseminated on November 18, 2022 at the time of preparation and posted on the website of the City of Newark.

ROLL CALL**ORDINANCES****6PSF Public Hearing, Second Reading and Final Passage**

- 6PSF-a [22-1030](#) AN ORDINANCE GRANTING A TWENTY (20) YEAR TAX
(s) ABATEMENT TO 503 SOUTH ORANGE AVE URBAN RENEWAL,
LLC, 55 MORRIS AVENUE, SUITE 108, SPRINGFIELD, NEW
JERSEY 07081, FOR A PROJECT TO CONSTRUCT A
FOUR-STORY BUILDING CONSISTING OF APPROXIMATELY (13)
MARKET RATE RESIDENTIAL RENTAL UNITS, (2) AFFORDABLE
RESIDENTIAL RENTAL UNITS RESTRICTED TO TENANTS AT
60% OF AREA MEDIAN, 1,692 SQUARE FEET OF GROUND
FLOOR COMMERCIAL SPACE AND (7) PARKING SPACES
LOCATED AT 503-505 SOUTH ORANGE AVENUE, NEWARK,
NEW JERSEY 07103 AND IDENTIFIED ON THE OFFICIAL TAX
MAP OF THE CITY OF NEWARK, AS BLOCK 1791, LOTS 24 AND
25. (WEST WARD)
Deferred 6PSF-c 111422

- 6PSF-b [22-1485](#) AN ORDINANCE AMENDING TITLE X, FINANCE AND TAXATION, CHAPTER 10:32-3, NEWARK DOWNTOWN SPECIAL IMPROVEMENT DISTRICT, OF THE REVISED GENERAL ORDINANCES OF THE CITY OF NEWARK, NEW JERSEY, 2000, AS AMENDED AND SUPPLEMENTED, BY AMENDING VARIOUS SUBSECTIONS, EXPANDING THE SPECIAL IMPROVEMENT DISTRICT, AND CLARIFYING THE RESPONSIBILITIES AND POWERS OF THE NEWARK DOWNTOWN DISTRICT MANAGEMENT CORPORATION.
Deferred 6PSF-d 111422
- 6PSF-c [22-1604](#) AN ORDINANCE AMENDING TITLE 23, TRAFFIC AND PARKING, SECTION 23:5-1, PARKING PROHIBITED AT ALL TIMES, OF THE REVISED GENERAL ORDINANCES OF THE CITY OF NEWARK, NEW JERSEY, 2000, AS AMENDED AND SUPPLEMENTED, BY ADDING THE WEST SIDE OF LAKE STREET BETWEEN BLOOMFIELD AVENUE AND SECOND AVENUE. (NORTH WARD)
Deferred 6PSF-e 111422

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**7R1 Administration**

- 7R1-a (s)** [22-1085](#) **Dept/ Agency:** Administration/Division of Central Purchasing
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Bid Contract(s)
Purpose: Neighborhood Investment Pilot Program
Entity Name(s)/Address(s):
1) Ironbound Business Improvement District, 76 Prospect Street, 2nd Floor, Newark, New Jersey 07105; and
2) Newark Beth Israel Medical Center, 201 Lyons Avenue, Foundation Department G2, Newark, New Jersey 07112; and
3) Mt. Prospect Partnership and Bloomfield Avenue/Lower Broadway, Bloomfield, New Jersey 07003; and
4) Partnership West, Inc., 1044 S. Orange Avenue, Newark, New Jersey 07106
Contract Amount: Not to exceed \$731,505.00
Funding Source: Department of Economic and Housing Development/NW051-G21-ARPD0-72050
Contract Period: For a period not to exceed twelve (12) consecutive months after Municipal Council adoption
Contract Basis: () Bid () State Vendor () Prof. Ser. () EUS
() Fair & Open () No Reportable Contributions (X) RFP () RFQ
() Private Sale () Grant () Sub-recipient () n/a
Additional Information:
This contract will provide investment in community-based organizations to strengthen the City of Newark's commercial corridors and help small businesses recover and thrive.

Advertisement: March 10, 2022
Bid Downloaded: Forty-One (41)
Bid Received: Thirteen (13)

7R2 Economic and Housing Development

- 7R2-a (s)** [21-1576](#) **Dept/ Agency:** Economic and Housing Development
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Private Sale/Redevelopment
Purpose: To redevelop the property into a multi-family home.
Entity Name: Frank Achebe
Entity Address: Irvington, New Jersey 07111
Sale Amount: \$11,550.00
Cost Basis: (X) \$10.00 PSF () Negotiated () N/A () Other:
Assessed Amount: \$30,200.00
Appraised Amount: \$0.00
Contract Period: To commence within three (3) months and be completed within eighteen (18) months following transfer of property ownership from the City to the Redeveloper
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)
104 ½ 9th Avenue/Block 1861/Lot 5/West Ward
Additional Information:
Total Price: Square Footage X PSF = 1,155 X \$10.00 = \$11,550.00.
Sale at prices set forth by Ordinance 6S&Fh, adopted on April 7, 2004, establishing the minimum sale price of City-owned properties.
Deferred 7R2-a 110222
Deferred 7R2-a 111422

7R2-b (s) [22-0878](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To develop City-owned properties into a four (4) story community resource hub and parking lot for the adjacent redeveloper-owned building.**Entity Name:** The Chad School Foundation, Inc.**Entity Address:** 24 Commerce Street, Suite 1430, Newark, New Jersey 07102**Sale Amount:** \$143,040.00**Cost Basis:** (X) \$10.00 PSF () Negotiated () N/A () Other:**Assessed Amount:** \$126,500.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within twenty-four (24) months following the transfer of property ownership from the City to the Redeveloper.**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)**

321-325 South 9th Street/Block 1782/Lot 32/West Ward

306 South 9th Street/Block 1781/Lot 53/West Ward

304 South 9th Street/Block 1781/Lot 54/West Ward

302 South 9th Street/Block 1781/Lot 55/West Ward

302 ½ South 9th Street/Block 1781/Lot 70/West Ward

Additional Information:

Sale Price: Total Square Footage X PSF = 14,304 X \$10.00 = \$143,040.00.

Sale at prices set forth by Ordinance 6S&Fh, adopted on April 7, 2004, establishing the minimum sale price of City-owned properties.

Deferred 7R2-b 111422

7R2-c (s) [22-0916](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To rehabilitate property into an owner-occupied commercial space and rental housing units.**Entity Name:** IMTAD, LLC**Entity Address:** 4880 Broadway, Suite 2P, New York, New York 10040**Sale Amount:** \$31,400.00**Cost Basis:** (X) \$10.00 PSF () Negotiated () N/A () Other:**Assessed Amount:** \$37,200.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within eighteen (18) months following transfer of property ownership from the City to the Redeveloper**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)**

305 16th Avenue/Block 336/Lot 31/West Ward

Additional Information:

Total Price: Square Footage X PSF = 3,140 X \$10.00 = \$31,400.00.

Sale at prices set forth by Ordinance 6S&Fh, adopted on April 7, 2004, establishing the minimum sale price of City-owned properties.

Deferred 7R2-c 111422

7R2-d (s) [21-1746](#) **Dept/ Agency:** Economic and Housing Development
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Private Sale/Redevelopment
Purpose: To utilize City-owned property to restore a historic home to its original condition.
Entity Name: Saint Holdings of New Jersey, LLC
Entity Address: Colonia, New Jersey 07067
Sale Amount: \$67,500.00
Cost Basis: (X) \$10.00 PSF () Negotiated () N/A () Other:
Assessed Amount: \$256,100.00
Appraised Amount: \$0.00
Contract Period: To commence within three (3) months and be completed within twelve (12) months following the transfer of property 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)
33-35 Randolph Place/Block 3041/Lot 39/South Ward
Additional Information:
Total Price: Square Footage X PSF = 6,750 X \$10.00 = \$67,500.00.
Sale at prices set forth by Ordinance 6S&Fh, adopted on April 7, 2004, establishing the minimum sale price of City-owned properties.
Deferred 7R2-d 111422

7R8 Municipal Council and City Clerk

7R8-a (s) [22-1440](#) **Dept/ Agency:** Offices of Municipal Council/City Clerk
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Ceremonial Street Designation
Honoree: Roberto Cabañas, Jr.
Date(s): To Be Determined
Official Street Name(s): Intersection of Park Avenue and Parker Street
Ceremonial Intersection Name: “Roberto Cabañas, Jr. Plaza”
Sponsor: Louise Scott Rountree, Council Member
Additional Information:

- 7R8-b (s)** [22-1682](#) **Dept/ Agency:** Offices of Municipal Council/City Clerk
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Appointment
Purpose: Deputy City Clerk
Name of Appointee: Abraham Negron
Appointment Term: December 1, 2022 through November 30, 2025
Sponsor:
Additional Information:

COMMUNICATIONS

Received from Business Administrator Eric S. Pennington.

- 8.-a (s)** [21-1724](#) **AN ORDINANCE GRANTING A TWENTY (20) YEAR TAX ABATEMENT TO KS 502 MARKET STREET URBAN RENEWAL, LP, 556 MARKET STREET, NEWARK, NEW JERSEY 07105, FOR A PROJECT TO CONSTRUCT (29) MARKET RATE RESIDENTIAL RENTAL UNITS LOCATED AT 502 MARKET STREET, NEWARK, NEW JERSEY 07105 AND IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 2001, LOT 1. (EAST WARD)**

12. ADJOURNMENT

**KECIA DANIELS
ACTING CLERK OF THE MUNICIPAL COUNCIL
NEWARK, NEW JERSEY**