

City of Newark

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



Meeting Agenda - Final

REGULAR MEETING

Wednesday, October 21, 2020

12:30 PM

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

1. CALL TO ORDER**2. NATIONAL ANTHEM / PLEDGE OF ALLEGIANCE**

I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one Nation under God, indivisible, with liberty and justice for all.

3. 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 7R8-a on December 4, 2019 and amended by Resolution 7R8-e on September 2, 2020. In addition, the agenda for this meeting was disseminated on October 16, 2020 at the time of preparation.

4. ROLL CALL**5. REPORTS AND RECOMMENDATIONS OF CITY OFFICERS, BOARDS, AND COMMISSIONS**

- 5.-a** [20-1291](#) Alcohol Beverage Control Board, Virtual Meeting Minutes, September 17, 2020 and September 24, 2020

- 5.-b** [20-1303](#) Joint Meeting of Essex and Union Counties, Financial Statements, December 31, 2019

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

- 6PSF-a [20-0728](#)** AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO CATHERIN G. PESANTES-DELUCCA FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A TWO (2) FAMILY NEW CONSTRUCTION DWELLING, ON REAL PROPERTY KNOWN AS 335-337 SOUTH 20TH STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 1790.01, LOT 36. (WEST WARD)
- 6PSF-b [20-0834](#)** AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO JASON JEAN & ROMA ANTHONY-JEAN FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 78 ISABELLA AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 4034, LOT 43. (WEST WARD)
- 6PSF-c [20-0853](#)** AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO MANUEL S. FERNANDEZ-ZHUZHINGO AND JACQUELINE J. HUAMANI-TAPIA FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A NEW TWO (2) FAMILY CONSTRUCTION, ON REAL PROPERTY KNOWN AS 487 DELAVAN AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 702, LOT 5. (NORTH WARD)
- 6PSF-d [20-0866](#)** AN ORDINANCE GRANTING FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO COMFORT TARLUE FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 110-112 SEYMOUR AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 3019, LOT 76. (SOUTH WARD)

- 6PSF-e [20-0868](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO CECILIA A. DESOUSA RITA, FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 57 HAZELWOOD AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 4119, LOT 10. (WEST WARD)
- 6PSF-f [20-0876](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO ASSATA SOUMAHORO FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A NEW TWO (2) FAMILY, ON REAL PROPERTY KNOWN AS 128 SOUTH 7TH STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 1810, LOT 43. (WEST WARD)
- 6PSF-g [20-0877](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO JULIO M. GOMES CUNHA AND ROSA M. LOPES CUNHA, FROM TAXATION ON LAND/IMPROVEMENTS, FOR A PROJECT CONSISTING OF TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 85 KOMORN STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 2073, LOT 62. (EAST WARD)
- 6PSF-h [20-0915](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO YVROSE VILBRUN AND MARIE MAUDE VALERUS, FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 104 COLUMBIA AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 4032, LOT 67. (WEST WARD)

- 6PSF-i [20-0918](#) AN ORDINANCE GRANTING A FIVE (5) YEAR OF TAX ABATEMENT/EXEMPTION TO MJ DEVELOPERS, INC., FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 106 CHAPEL STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 2455, LOT 41. (EAST WARD)
- 6PSF-j [20-0919](#) AN ORDINANCE GRANTING A FIVE (5) YEAR OF TAX ABATEMENT/EXEMPTION TO 81 ST. CHARLES, LLC, FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 81 ST. CHARLES STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 2058, LOT 1. (EAST WARD)
- 6PSF-k [20-0920](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO IVANCILE JULES, FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 771 SOUTH 20TH STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 368, LOT 8. (SOUTH WARD)
- 6PSF-l [20-0921](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO RICHARD MORALES, FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 9 SEABURY STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 723, LOT 5. (NORTH WARD)

- 6PSFm [20-0923](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO 177 DELAVAN AVENUE, LLC, FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A THREE (3) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 177-179 DELAVAN AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 718, LOT 39. (NORTH WARD)
- 6PSF-n [20-1143](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO JAMILA ADAMS AND ROGER HAYFORD, FOR A PROJECT CONSISTING OF A TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 656 NORTH 8TH STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 697, LOT 28. (NORTH WARD)
- 6PSF-o [20-1147](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO SERGIO HERRERA, MERCEDES CALLE PALACIOS AND JOHNNY M. HERRERA-CALLE FOR A PROJECT CONSISTING OF TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 76 WAKEMAN AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 612, LOT 20. (NORTH WARD)
- 6PSF-p [20-1148](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO AMIR GEOFROY FOR A PROJECT CONSISTING OF A TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 224 FAIRMOUNT AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 262, LOT 3. (WEST WARD)
- 6PSF-q [20-1108](#) AN ORDINANCE AMENDING THE REVISED GENERAL ORDINANCES OF THE CITY OF NEWARK, NEW JERSEY, 2000, AS AMENDED AND SUPPLEMENTED, BY AMENDING TITLE XLI, "NEWARK ZONING AND LAND USE REGULATIONS", TO CREATE CHAPTER 22, "SHIPPING CONTAINERS".

6PSF-r [20-1182](#) AN ORDINANCE AUTHORIZING THE EXECUTION OF A TRUST AGREEMENT BETWEEN THE CITY OF NEWARK AND INVEST NEWARK TO HOLD PROPERTIES IN TRUST ON BEHALF OF THE CITY OF NEWARK PURSUANT TO N.J.S.A. 40A:12A-74.

6PSF-s [20-1204](#) AN ORDINANCE AMENDING TITLE II ADMINISTRATION, CHAPTER 2 OFFICE OF THE MAYOR AND AGENCIES, ARTICLE 5 OFFICES, BOARDS, COMMISSIONS AND AUTHORITIES, SECTION 86 CIVILIAN COMPLAINT REVIEW BOARD (CCRB) OF THE REVISED GENERAL ORDINANCES OF THE CITY OF NEWARK, NEW JERSEY, 2000, AS AMENDED AND SUPPLEMENTED, BY INCREASING THE NUMBER OF BOARD MEMBERS AND CHANGING THE STRUCTURE AND PROCESS OF NOMINATING BOARD MEMBERS.

PUBLIC HEARING TO BE HELD ON NOVEMBER 5, 2020

6PSF-t [20-1258](#) AN ORDINANCE OF THE CITY OF NEWARK, IN THE COUNTY OF ESSEX, NEW JERSEY, PROVIDING FOR BUILDING IMPROVEMENTS AND UPGRADES TO THE GREEN STREET/LINER BUILDINGS IN THE CITY AND APPROPRIATING \$2,500,000.00 THEREFOR, AND AUTHORIZING THE ISSUANCE OF \$2,375,000.00 IN BONDS OR NOTES OF THE CITY TO FINANCE PART OF THE COSTS THEREOF.

ADVANCED AND ADOPTED ON 1ST READING AS 6F-c 070820

DEFERRED AS 6PSF-d 072220

DEFERRED AS 6PSF-b 080520

FAILED AS 6PSF-b 081920

PUBLIC H'G CLOSED & ADOPTED ON 2ND & FINAL PASSAGE AS 6PSF-a 090220

2ND & FINAL PASSAGE AS 6PSF-b(S) FOR THE OCTOBER 14, 2020 SPECIAL MEETING FOR RE-ADVERTISING PURPOSES ONLY.

FAILED 6PSF-b (s) 101420

PUBLIC HEARING TO BE HELD ON NOVEMBER 5, 2020

6PSF-u [20-0892](#) AN ORDINANCE GRANTING A TWENTY (20) YEAR TAX ABATEMENT TO 45 WILLIAM URBAN RENEWAL, LLC, 207 WEST 25th STREET, 9th FLOOR, NEW YORK, NEW YORK 10001, FOR A PROJECT TO CONSTRUCT A NEW SIX (6) STORY MIXED USE BUILDING CONSISTING OF FIFTY-FOUR (54) MARKET RATE RENTAL UNITS, SIX (6) AFFORDABLE HOUSING RENTAL UNITS IN ACCORDANCE WITH ORDINANCE 6PSF-a, ADOPTED ON OCTOBER 4, 2017, A DAYCARE CENTER AND APPROXIMATELY TWENTY-EIGHT (28) PARKING SPACES, LOCATED ON REAL PROPERTY COMMONLY KNOWN AS 43-53 WILLIAMS STREET, NEWARK, NEW JERSEY 07102 AND IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 58, LOTS 8 AND 9. (CENTRAL WARD)

PUBLIC HEARING TO BE HELD ON NOVEMBER 5, 2020

6PSF-v [20-0291](#) AN ORDINANCE GRANTING A TWENTY (20) YEAR TAX ABATEMENT TO SB REDEVELOPMENT URBAN RENEWAL CO., LLC, 260 CHESTNUT STREET, NEWARK, NEW JERSEY 07105, FOR A PROJECT TO CONSTRUCT A NEW SIX (6) STORY BUILDING CONTAINING APPROXIMATELY 74,625 SQUARE FEET OF HOTEL SPACE WITH APPROXIMATELY 109 GUEST ROOMS, A RESTAURANT, ROOF TOP BAR AND RELATED AMENITIES AND 2,150 SQUARE FEET OF RETAIL SPACE, LOCATED AT 114-126 MONROE STREET, NEWARK, NEW JERSEY 07105 AND IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 1987, LOT 21. (EAST WARD)

PUBLIC HEARING TO BE HELD ON NOVEMBER 5, 2020

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**

7. RESOLUTIONS**7R1 Administration**

- 7R1-a** [20-0743](#) **Dept/ Agency:** Administration/Office of Communications
Action: (X) Ratifying (X) Authorizing () Amending
Type of Service: Purchase of Advertisement Space
Purpose: To provide advertising space on NJ Transit Bus and Rail.
Entity Name: Intersection Media, LLC
Entity Address: 10 Hudson Yards, 26th Floor, New York, New York 10001-2159
Contract Amount: \$57,387.50
Funding Source: 2020 Budget/Business Unit NW011, Dept. 200, Div/Proj 2001, Activity A, Account #96770, Budget Ref. B2020
Contract Period: April 13, 2020, through June 7, 2020
Contract Basis: () Bid () State Vendor () Prof. Ser. () EUS
() Fair & Open () No Reportable Contributions () RFP () RFQ
() Private Sale () Grant () Sub-recipient (X) n/a NJ Transit Vendor
Additional Information:

7R2 Economic and Housing Development

7R2-a [20-1139](#) **Dept/ Agency:** Economic and Housing Development
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Private Sale/Redevelopment
Purpose: To convey city-owned property to facilitate redevelopment of the NJIT Gateway Plan Properties.
Entity Name: New Jersey Institute of Technology
Entity Address: University Heights, Newark, New Jersey 07102-1982
Sale Amount: \$180,000.00
Cost Basis: () \$ PSF () Negotiated () N/A (X) Other:
Appraised Amount
Assessed Amount: \$454,400.00
Appraised Amount: \$180,000.00
Contract Period: Twenty-four (24) months from the date of transfer
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)
257 Martin Luther King Boulevard/Block 2857/Lot 13/Central
Additional Information:
Deferred 7R2-d (s) 101420

7R2-b [19-1373](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To rehabilitate the existing dilapidated structures to create for sale housing.**Entity Name:** Inner City Development Group, LLC**Entity Address:** 216 Goldsmith Avenue, Newark, New Jersey 07112**Sale Amount:** \$55,080.00**Cost Basis:** (X) \$5.00 / \$8.00 PSF () Negotiated () N/A ()

Other:

Assessed Amount: \$199,700.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within twelve (12) 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)**

146-148 Fabyan Place /Block 3083/Lot 19/South Ward

150-152 Fabyan Place /Block 3083/Lot 20/South Ward

Additional Information:

Sale Price: Total Square Footage X PSF = (5,000 X \$5.00 = \$25,000.00)

+ (3,760 X \$8.00 = \$30,080.00) = \$55,080.00

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

7R2-c [19-1812](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To build a fifteen (15) unit, multi-family building for off-campus student housing by adding the above-mentioned property to the adjacent properties at 8 and 10 Summit Street (Block 2828, Lots 61 and 57).**Entity Name:** Mission Realestate Projects, LLC**Entity Address:** 211 Warren Street, Newark, New Jersey 07103**Sale Amount:** \$10,459.40**Cost Basis:** (X) \$7.00 PSF () Negotiated () N/A () Other:**Assessed Amount:** \$32,200.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within twenty-four (24) 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)**

110 James Street/Block 2828/Lot 1/Central Ward

Additional Information:

Sale Price: Total Square Footage X PSF = 1,494.20 X \$7.00 = \$10,459.40

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

7R2-d [20-0049](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To redevelop the property to construct a two (2) family home for Redeveloper's personal ownership.**Entity Name:** Rafy Cabrera**Entity Address:** 410 Chadwick Avenue, Newark, New Jersey 07112**Sale Amount:** \$18,960.00**Cost Basis:** (X) \$6.00 PSF () Negotiated () N/A () Other:**Assessed Amount:** \$27,800.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within eighteen (18) months from 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)**

412 Chadwick Ave/Block 3593/Lot 1/South Ward

Additional Information:

Sale Price: Total Square Footage X PSF = 3,160 X \$6.00 = \$18,960.00

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

7R2-e [20-0061](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To rehabilitate the property to create affordable for-sale housing.**Entity Name:** Eric Donald Construction & Demolition, LLC**Entity Address:** 1 Hansbury Avenue, Newark, New Jersey 07112**Sale Amount:** \$37,324.00**Cost Basis:** (X) \$10.00 PSF () Negotiated () N/A () Other:**Assessed Amount:** \$173,400.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within twelve (12) months from 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)**

15-17 Homestead Park/Block 3044/Lot 75/South Ward

Additional Information:

7R2-f [20-0181](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To construct a mixed-use development consisting of ground floor commercial space and sixty-seven (67) units.**Entity Name:** Tritop Realty, LLC**Entity Address:** 85 Main Street, Suite 204, Hackensack, New Jersey 07601**Sale Amount:** \$140,400.00**Cost Basis:** (X) \$8.00 PSF () Negotiated () N/A () Other:**Assessed Amount:** \$362,900.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within twenty-four (24) 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)**

16 North 6th Street/Block 1852/Lot 13/West Ward

437-443 West Market Street/Block 1852/Lot 16/West Ward

451-459 West Market Street/Block 1852/Lot 24/West Ward

Additional Information:

Sale Price: Total Square Footage X PSF = 17,550 X \$8.00 = \$140,400.00

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

7R2-g [20-0590](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To construct a five (5) story residential building including indoor parking.**Entity Name:** 240 Wright Street Newark, LLC**Entity Address:** 500 Avenue P, Newark, New Jersey 07105**Sale Amount:** \$50,000.00**Cost Basis:** () PSF (X) Negotiated () N/A () Other:**Assessed Amount:** \$134,500.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within eighteen (18) months following transfer of Property ownership 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)**

240 Wright Street/Block 1180/Lot 37/East Ward

Additional Information:

Sale Price: \$50,000.00 - Negotiated Price

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

7R2-h [20-0909](#)**Dept/ Agency:** Economic and Housing Development**Action:** () Ratifying (X) Authorizing () Amending**Type of Service:** Private Sale/Redevelopment**Purpose:** To construct an apartment building with twenty-one (21) residential units and two (2) commercial units.**Entity Name:** PGH & Associates, LLC**Entity Address:** 315 Keer Avenue, Newark, New Jersey 07112**Sale Amount:** \$47,250.00**Cost Basis:** (X) \$6.00 PSF () Negotiated () N/A () Other:**Assessed Amount:** \$165,000.00**Appraised Amount:** \$0.00**Contract Period:** To commence within three (3) months and be completed within twenty-four (24) 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)**

768 Bergen Street/Block 2707/Lot32/South Ward

770 Bergen Street/Block 2707/Lot 31/South Ward

772 Bergen Street/Block 2707/Lot 30/South Ward

Additional Information:

Sale Price: Total Square Footage x PSF = 7875.0 X \$6.00 = \$47,250.00

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

7R4 Finance**7R4-a** [20-0819](#)**Dept/ Agency:** Finance**Action:** () Ratifying (X) Authorizing () Amending**Purpose:** Stipulation of Settlements for Tax Appeals**List of Property:****(Tax Payer/Address/Block/Lot/Ward/Assmnt./Year/Refund Amount)**

Gencarelli Luigi & Nikki Ann/655/25/533 Bloomfield Avenue/North/\$375,000/2014/- \$2,403.28
 Gencarelli Luigi & Nikki Ann/655/25/533 Bloomfield Avenue/North/\$375,000/2015/- \$2,564.48
 Gencarelli Luigi & Nikki Ann/655/25/533 Bloomfield Avenue/North/\$375,000/2016/- \$2,666.00
 Gencarelli Luigi & Nikki Ann/655/25/533 Bloomfield Avenue/North/\$375,000/2017/- \$2,759.00
 Gencarelli Luigi & Nikki Ann/655/25/533 Bloomfield Avenue/North/\$375,000/2018/- \$2,862.08
 IMG Realty LLC/2010/50/67-73 Fillmore Street/East /\$2,500,000/2014/- \$15,505.00
 International Longshoremen Association Local No. 1222 Building/2630/29/731-733 S. 10th Street/South/\$500,000/2014/- \$13,526.56
 International Longshoremen Association Local No. 1222 Building/2630/29/731-733 S. 10th Street/South/\$500,000/2015/- \$14,433.86
 International Longshoremen Association Local No. 1222 Building/2630/29/731-733 S. 10th Street/South/\$500,000/2016/- \$15,005.28
 International Longshoremen Association Local No. 1222 Building/2630/29/731-733 S. 10th Street/South/\$500,000/2017/- \$15,528.72
 Kim, Kyong & Bang/482/19/78-80 Broadway/Central/\$517,600/2014/- \$3,101.00
 Kim, Kyong & Bang/482/19/78-80 Broadway/Central/\$517,600/2015/- \$3,309.00
 Kim, Kyong & Bang/482/19/78-80 Broadway/Central/\$517,600/2016/- \$3,440.00
 Lopez, Benito/914/8/141-147 NJRR Avenue/East/\$452,000/2014/- \$2,304.04
 Lopez, Benito/914/8/141-147 NJRR Avenue/East/\$452,000/2015/- \$2,458.59
 Lopez, Benito/914/8/141-147 NJRR Avenue/East/\$452,000/2016/- \$2,555.92
 Lopez, Benito/914/8/141-147 NJRR Avenue/East/\$452,000/2017/- \$2,645.08
 Lopez, Benito/914/8/141-147 NJRR Avenue/East/\$490,000/2018/- \$1,340.56

Additional Information:

Total Tax Difference: - \$108,408.45

Invitation: Corporation Counsel, October 20, 2020

7R6 Law**7R6-a** [20-0862](#)**Dept./ Agency:** Law**Action:** () Ratifying (X) Authorizing () Amending**Purpose:** Settlement of Workers' Compensation Claim**C.P. No.:** 2013-22141**Claimant:** Louis Mainero**Claimant's Attorney:** Feeley & LaRocca**Attorney's Address:** 76 South Orange Avenue, Suite 211, South Orange, New Jersey 07079**Settlement Amount:** \$54,782.00**Funding Source:** Insurance Trust Fund**Additional Comments:****Invitation:** Corporation Counsel, October 20, 2020**Deferred 7R6-b 100720****7R6-b** [20-0847](#)**Dept./ Agency:** Law**Action:** (X) Ratifying (X) Authorizing () Amending**Type of Service:** Professional Services Contract**Purpose:** To provide Professional Public Utility Management Services.**Entity Name:** Anthony J. Scillia, LLC**Entity Address:** 2244 Dorchester Street West, Furlong, Pennsylvania 18925**Contract Amount:** Not to exceed \$200,000.00**Funding Source:** 2020 Budget/Law Department**Contract Period:** November 1, 2019 through October 31, 2020**Contract Basis:** () Bid () State Vendor (X) Prof. Ser. () EUS

() Fair & Open (X) No Reportable Contributions () RFP () RFQ

() Private Sale () Grant () Sub-recipient () n/a

Additional Information:

Expert Professional Utility Management Services, to assist the City of Newark in an appeal of 2018 Passaic Valley Sewer Commission User Charges.

7R8 Municipal Council and City Clerk

7R8-a [20-1302](#) **Dept/ Agency:** Offices of Municipal Council/City Clerk
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Establishing Sister Cities Relationship
Purpose: Benefit from cultural and economic exchanges
City/State/Country: Cuenca, Ecuador
Sponsor(s): Council Member, Carlos M. Gonzalez
Additional Information:

7R8-b [20-1305](#) **Dept/ Agency:** Offices of Municipal Council/City Clerk
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Establishing Sister Cities Relationship
Purpose: Benefit from cultural and economic exchanges
City/State/Country: San Cristobal, Dominican Republic
Sponsor(s): Council Vice President, Luis A. Quintana
Additional Information:

7R8-c [20-1308](#)**RECOGNIZING & COMMENDING****Sponsored by President Mildred C. Crump**

1. Retiring City employees from the City's Department of Water and Sewer honored for their public service
2. John Arthur Thomas, Ceremonial Street Dedication, held on Saturday, October 10, 2020
3. Regena McCray Palmer, Ceremonial Street Dedication, held on Saturday, October 17, 2020

Sponsored by Council Member Carlos M. Gonzalez

4. John Lema, honored during a Hispanic Heritage Month Celebration, held on Saturday, October 10, 2020

Sponsored by Council Member John Sharpe James

5. Mildred B. Pugh, on her 106th Birthday Celebration
6. Antonio Fernando Pereira, Ceremonial Street Dedication, held on Friday, October 9, 2020
7. Clarence "Curley" Coleman, Ceremonial Street Dedication, held on Saturday, October 10, 2020
8. Lt. Michael W. Clegg, Ceremonial Street Dedication, held on Saturday, October 17, 2020
9. Ruth Carson, Ceremonial Street Dedication, held on Saturday, October 17, 2020

Sponsored by Council Member Luis A. Quintana

10. Honorable Jose B. Montas, Mayor, San Cristobal, Dominican Republic
11. Honorable Jorge Hiche Ramirez, Council President, San Cristobal, Dominican Republic
12. Michael Carson, Ceremonial Street Dedication, to be held on Friday, October 30, 2020

Sponsored by Council Member Anibal Ramos, Jr.

13. Individuals honored during the 3rd Annual National Hispanic Heritage Month Celebration and Flag Raising Ceremony, held on Saturday, October 10, 2020

7R8-d [20-1311](#)

EXPRESSING PROFOUND SORROW AND REGRET

Sponsored by President Mildred C. Crump

1. John Arthur Thomas

Sponsored by Council Member Carlos M. Gonzalez

2. Rodger Narainsammy

Sponsored by Council Member John Sharpe James

3. Al-Mustafa I. Pearson

Sponsored by Council Member Anibal Ramos, Jr.

4. Latisha Wall-Pierre, Former DFAB Employee

7R9 Public Safety

7R9-a [20-0447](#) **Dept/ Agency:** Public Safety/Division of Police
Action: (X) Ratifying (X) Authorizing () Amending
Type of Service: Professional Service Contract
Purpose: To provide support and maintenance of proprietary software and hardware.
Entity Name: Clearview Data Systems, Inc.
Entity Address: 728 N. Pleasantburg Drive, Greenville, South Carolina 29607-1623
Contract Amount: Not to exceed \$64,525.21
Funding Source: 2020 Budget/Department of Public Safety, Division of Police/ Business Unit NW011; Dept. 190; Div./Proj. 1902; Account #72220; Budget Ref. B2020
Contract Period: April 1, 2020 through March 31, 2021
Contract Basis: () Bid () State Vendor (X) Prof. Ser. () EUS
() Fair & Open () No Reportable Contributions () RFP () RFQ
() Private Sale () Grant () Sub-recipient () n/a
Additional Information:

7R9-b [20-1014](#) **Dept/ Agency:** Public Safety/Division of Fire
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Accepting a Donation
Gift: One (1) Unimac 60LB Capacity Industrial Washer/Extractor and Two (2) Portable 4 set Turnout Gear, Eight (8) Face Mask Dryers
Purpose: To provide one (1) industrial washer/extractor and two (2) portable 4 set turnout gear, and eight (8) face mask dryers to aid in the protection of the members of the Fire Division.
Entity Name: Newark Firefighters Union, Inc.
Entity Address: 238 Murray Street, Newark, New Jersey 07114
Gift Value: \$49,881.98
City Contribution: No municipal funds required
Other Funding Source/Amount: \$0.00
Contract Period: N/A
Additional Information:
Pursuant to N.J.S.A. 40A:5-29.

No municipal funds shall be expended for the acceptance of this donation.

7R9-c [20-1096](#) **Dept/ Agency:** Public Safety/Office of Emergency Management
Action: (X) Ratifying (X) Authorizing () Amending
Type of Service: Application/Acceptance of Grant Funds
Purpose: To enhance the City of Newark and the Urban Area Security Initiative (UASI) region's ability to build, maintain, and sustain national preparedness capabilities for approved Project Proposals and Annexes.
Entity Name: State of New Jersey, Office of Homeland Security and Preparedness
Entity Address: P.O. Box 091, Trenton, New Jersey 08625-0091
Grant Amount: \$1,713,000.00
Total Project Cost: N/A
City Contribution: \$0.00
Other Funding Source/Amount: \$0.00
Grant Period: September 1, 2020 through August 31, 2023
Contract Basis: () Bid () State Vendor () Prof. Ser. () EUS
() Fair & Open () No Reportable Contributions () RFP () RFQ
() Private Sale (X) Grant () Sub-recipient () n/a
Additional Information:

7R12 Water Sewer Utility

7R12-a [20-1072](#) **Dept/ Agency:** Water and Sewer Utilities
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Bid Contract
Purpose: To perform Copper Sulfate Treatments for Algae Control at the City of Newark's Reservoirs - Contract # 09-WS2020.
Entity Name: Aquatic Analysts, Inc.
Entity Address: PO Box 66, Middleville, New Jersey 07855
Contract Amount: Not to exceed \$125,290.00
Funding Source: 2020 Budget/Department of Water and Sewer Utilities/Business Unit: NW037, Department ID: 750, Division/Project: 7502 Account #71770, B2020
Contract Period: Two (2) years from the date of the issuance of a Notice to Proceed
Contract Basis: (X) Bid () State Vendor () Prof. Ser. () EUS
(X) Fair & Open () No Reportable Contributions () RFP () RFQ
() Private Sale () Grant () Sub-recipient () n/a
Additional Information:
Bids Solicited: Three (3)
Bids Received: One (1)

ADDED STARTERS - RESOLUTIONS

7R2-i [20-1146](#) **Dept/ Agency:** Economic and Housing Development
(as) **Action:** () Ratifying (X) Authorizing () Amending
Type of Service: Grant Agreement
Purpose: To execute Grant Agreement to Accept Grant Funds to support the development of vacant Green Acres land into the Frederick Douglas Park.
Entity Name: New Jersey Department of Environmental Protection - Green Acres Program
Entity Address: 501 East State Street, Trenton, New Jersey 08625
Grant Amount: \$750,000.00
Total Project Cost: \$1,000,000.00
City Contribution: \$250,000.00
Other Funding Source/Amount: \$0.00
Grant Period: Upon adoption and shall terminate two (2) years from the date of execution of the Grant Agreement
Contract Basis: () Bid () State Vendor () Prof. Ser. () EUS
() Fair & Open () No Reportable Contributions () RFP () RFQ
() Private Sale (X) Grant () Sub-recipient () n/a
List of Property: (if applicable)
(Address/Block/Lot/Ward)
Frederick Douglas Park/Block 2563/Lots 1 and 76/Central Ward
Additional Information:
The Municipal Council authorized the filing of the grant application as Resolution 7R2-a adopted on February 22, 2019.

7R2-j [20-1164](#)
(as)

Dept./Agency: Economic and Housing Development
Action: (X) Ratifying (X) Authorizing (X) Amending
Type of Service: Amending Redevelopment Grant Agreement authorized by Resolution 7R2-d adopted on September 2, 2020
Purpose: To provide for a First Amendment to the Grant Agreement with Ascension Capital Partners I, LLC, amending the project description from two (2) two (2) family homes and one (1) mixed use building consisting of sixteen (16) residential units and one (1) retail unit to the construction of two (2) two (2) family homes and one (1) mixed use building consisting of two (2) residential units and one (1) retail unit to be built as part of a development initiative known as "Live Newark" and in accordance with the Newark Neighborhood Revitalization Strategy Plan.
Entity Name: Ascension Capital Partners I, LLC
Entity Address: 59 Lincoln Park, Suite 200, Newark, New Jersey 07102
Grant Amount: \$200,000.00
Funding Source: Community and Economic Development Dedicated Trust Fund
Total Project Cost: \$783,204.00
City Contribution: \$0.00
Other Funding Source/Amount: \$0.00
Grant Period: Commencing upon full execution of the Grant Agreement and expiring within twenty-four (24) months following construction commencement
Contract Basis: () Bid () State Vendor () Prof. Ser. () EUS () Fair & Open () No Reportable Contributions () RFP () RFQ () Private Sale (X) Grant () Sub-recipient () n/a
List of Property:
(Address/Block/Lot/Ward)
94 Cutler Street/Block 489/Lot 18/Central Ward
145 ½ Summer Avenue/Block 516/Lot 88/Central Ward
864 South 14th Street/Block 3009/Lot 19/South Ward
Additional Information:

- 7R3-a** [20-1173](#) **Dept/ Agency:** Engineering
(as) **Action:** () Ratifying (X) Authorizing () Amending
Type of Service: Professional Services Contract
Purpose: To provide Small Cell Wireless Facility Permit Review Services.
Entity Name: Johnson, Mirmiran & Thompson, Inc. (JMT)
Entity Address: 1200 Lenox Drive, Suite 101, Trenton, New Jersey 08648
Contract Amount: Not to exceed \$25,000.00
Funding Source: Department of Engineering
Contract Period: One (1) year upon issuance of a Notice to Proceed
Contract Basis: () Bid () State Vendor (X) Prof. Ser. () EUS
() Fair & Open () No Reportable Contributions () RFP () RFQ
() Private Sale () Grant () Sub-recipient () n/a
Addition Information:
- 7R6-a** [20-1355](#) **Dept/ Agency:** Law
(as) **Action:** () Ratifying (X) Authorizing () Amending
Purpose: Pre-Litigation Settlement
Docket No.: N/A
Claimant: Cen-Med Enterprises, 121 Jersey Avenue, New Brunswick, New Jersey, 08901
Claimant's Attorney: N/A
Attorney's Address: N/A
Settlement Amount: \$56,300.00
Funding Source: City of Newark/Department of Health and Community Wellness
Additional Comments:
This Settlement Agreement resolves all outstanding invoices for Cenmed Enterprises, for providing disposable medical grade gloves for medical personnel.
Invitation: Corporation Counsel (date to be entered by Clerk's Office)

8. COMMUNICATIONS
Received from Business Administrator Eric S. Pennington.

- 8.-a [20-0885](#) AN ORDINANCE AMENDING TITLE II, ADMINISTRATION, CHAPTER 6, DEPARTMENT OF LAW, OF THE REVISED GENERAL ORDINANCES OF THE CITY OF NEWARK, NEW JERSEY, 2000, AS AMENDED AND SUPPLEMENTED, BY AMENDING ARTICLE 2, CORPORATION COUNSEL, TO EXPAND THE LIMITATION ON POWER TO COMPROMISE, SETTLE, ADJUST ANY RIGHTS, CLAIMS OR DEMANDS OR CAUSES OF ACTION IN FAVOR OF OR AGAINST THE CITY OF NEWARK TO AN AMOUNT NOT TO EXCEED \$44,000.00 WITHOUT THE APPROVAL OF THE MUNICIPAL COUNCIL.
- 8.-b [20-1123](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO ANDERSON LABAZE AND APRIL HAMPTON, FOR A PROJECT CONSISTING OF A THREE (3) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 682-684 SOUTH 19TH STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 356, LOT 41. (SOUTH WARD)
- 8.-c [20-1138](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO 247 S10TH, LLC FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 245 SOUTH 10TH STREET, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 1796, LOT 9. (WEST WARD)
- 8.-d [20-1157](#) AN ORDINANCE GRANTING A FIVE (5) YEAR TAX ABATEMENT/EXEMPTION TO CARLIN AND ZAKIYYAH BAEZ FROM TAXATION ON LAND AND/OR IMPROVEMENTS, FOR A PROJECT CONSISTING OF A TWO (2) FAMILY NEW CONSTRUCTION, ON REAL PROPERTY KNOWN AS 720 SUMMER AVENUE, MORE SPECIFICALLY IDENTIFIED ON THE OFFICIAL TAX MAP OF THE CITY OF NEWARK, AS BLOCK 763, LOT 12.01. (NORTH WARD)

8. COMMUNICATIONS**Received from the Honorable Ras J. Baraka, Mayor**

- 8.-e [20-1270](#) **Dept/ Agency:** Office of the Mayor
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Appointment
Purpose: Appointment as a member of the Hispanic Commission
Name of Appointee: Alfredo Ruiz
Address: 575 Mount Prospect Avenue, Newark, New Jersey 07104
Appointment Term: Four (4) year term to commence upon Municipal Council confirmation
Sponsor:
Additional Information:

ADDED STARTERS - COMMUNICATIONS**Received from the Honorable Ras J. Baraka, Mayor**

- 8.-f [20-1170](#) **AN ORDINANCE ADOPTING THE "JACKSON AND FERRY**
(as) **STREET REDEVELOPMENT PLAN". (EAST WARD)**

9. PENDING BUSINESS ON THE AGENDA

- 9.-a [20-1041](#) **Dept/ Agency:** Office of the Mayor
Action: () Ratifying (X) Authorizing () Amending
Type of Service: Appointment
Purpose: Appointment as a youth member of the LGBTQ Advisory Commission
Name of Appointee: Kyelle Youngblood-Dunnell
Address: 516 Bergen Street, Apt# 4D, Newark, New Jersey 07108
Appointment Term: Commencing upon confirmation and ending June 1, 2022
Sponsor:
Additional Information:
Kyelle Youngblood-Dunnell will be replacing Bryan Atahualpa, as a youth member who's term expired on June 1, 2019.
Deferred 8.-u 100720

11. HEARING OF CITIZENS

[20-1329](#)

1. Lisa Parker, 71 ½ Boston Street, Newark NJ

MOTIONS

12. ADJOURNMENT

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