Legislation Details (With Text)

File #:	16-1179	**Version:**	1	**Name:**	Title Searches & Review - Vested Land Services, LLC
Type:	Resolution			**Status:**	Adopted
File created:	7/12/2016			**In control:**	Law
On agenda:	7/19/2016			**Final action:**	7/19/2016

Title: Dept/ Agency: Law
Action: ( ) Ratifying (X) Authorizing ( ) Amending
Type of Service: Professional Services Contract - Title Searches and Review
Purpose: Title Searches and Review of Properties in the 2015 In Rem Tax Foreclosures
Entity Name: Vested Land Services, Inc.
Entity Address: 165 Passaic Ave, Suite 101, Fairfield, NJ 07004
Contract Amount: Not to exceed $60,000.00
Funding Source: City of Newark Budget, Law Department
Contract Period: One (1) year from issuance of Notice to Proceed
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:

Sponsors:

Indexes:

Code sections:

Date	Ver.	Action By	Action	Result
7/19/2016	1	Municipal Council	Adopt	Pass

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Additional Information:

WHEREAS, the City of Newark, Department of Law ("City") has determined that there is a need for professional services contracts for Title Searches and Review of Properties on the City of Newark's, 2015 In Rem Tax Foreclosure List. Title review of these properties is necessary in order to commence In Rem Foreclosure proceedings in the Superior Court of New Jersey; and

WHEREAS, the Mayor and the Corporation Counsel desire to entered into contract with a vendor who has exhibited the necessary qualifications and capacity to meet the needs of the City in connection with the 2015 In Rem Tax Foreclosure proceedings and which are willing to provide the specified services at mutually agreeable prices; and

WHEREAS, the services to be provided are professional services pursuant to N.J.S.A. 40A:11 -5(1)(a)(i) because these services are to be rendered by a person or persons licensed by the State of New Jersey as title officers; and

WHEREAS, the firm, Vested Land Services, LLC is a title company with specific expertise in providing title records, title review and related title search services involving In Rem Foreclosures; and

WHEREAS, the Mayor and the Corporation Counsel recommend entering into a contract with Vested Land Services, LLC, 165 Passaic Ave, Suite 101, Fairfield, New Jersey 07004, to provide Title Searches and Review for Properties on the 2015 In Rem Tax Foreclosure List in an amount not to exceed Sixty Thousand Dollars and No Cents ($60,000.00), for the period of one (1) year commencing from the issuance of a Notice to Proceed; and

WHEREAS, the Corporation Counsel has determined and certified in writing that the value of this contract will exceed $17,500.00; and

WHEREAS, this Contract is awarded without competitive bidding as an exception to public bidding, pursuant to *N.J.S.A*. 40A:11-5(1)(a)(i), professional services and the actions contemplated by this Resolution shall result in the award of a non-fair and open contract in accordance with *N.J.S.A* . 19:44A-20.5; and

WHEREAS, Local Public Contracts Law *N.J.S.A.* 40A:11-1, et seq. requires a Resolution of the Governing Body authorizing the award of contracts for professional services and further requires that the contract itself must be available for public inspection; and

WHEREAS, Vested Land Services, LLC, has completed and submitted a Business Entity Disclosure Certification which certifies that the firm**,** Vested Land Services, LLC has not made any reportable contributions to a political or candidate committee in the City of Newark in the previous one year, and the contract will prohibit Vested Land Services, LLC, from making any reportable contributions through the term of the contract; and

WHEREAS, the Local Public Contracts Law (N.J.S.A. 40A:11-1 et seq.) requires that notice of the award of contracts for “Professional Services” without public bidding must be published in a local newspaper; and

WHEREAS, the Municipal Council adopted the Contractor Pay-to-Play Reform Ordinance 2:4-22C, which forbids the award of a contract to a Business Entity, as defined therein, which has made or solicited political contributions to Newark Municipal Candidates, office holders having ultimate responsibility for the award of a contract; candidate committees of the aforementioned candidates; and political or political party committees of the City of Newark or County of Essex; and continuing political committees or political action committees regularly engaged in the support of the City of Newark municipal or County of Essex elections; and certain other political party or candidate committees, in excess of certain thresholds.

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NOW, THEREFORE, BE IT RESOLVED BY THE MUNICIPAL COUNCIL OF THE CITY OF NEWARK, NEW JERSEY, THAT:

1. The Mayor of the City of Newark and/or his designee, and the Corporation Counsel, are authorized to execute and enter into contracts with Vested Land Services, LLC., 165 Passaic Ave, Suite 101, Fairfield, New Jersey 07004**,** to provide Title Searches and Review for Properties on the 2015 In Rem Tax Foreclosure List in an amount not to exceed Sixty Thousand Dollars and No Cents ($60,000.00), for the period of one (1) year from the issuance of a Notice to Proceed;

2. This contract is awarded without competitive bidding as an exception to public bidding pursuant to the provisions of the Local Public Contracts Law (N.J.S.A. 40A:11-5(1)(a)(i)), professional services, pursuant to the non-fair and open procedures of the State Pay-to-Play Law (N.J.S.A. 19:44A-20.5), and in compliance with City of Newark Contractor Pay-to-Play Reform Ordinance 2:4-22C.

3. Pursuant to *N.J.A.C.* 5:30-5.5(a),Temporary Budget, attached hereto is the Director of Finance's Certification, which states that partial funds in the amount of thirty thousand ($30,000.00) are available in the 2016 Temporary Budget, the balance to be provided in the 2016 Adopted Budget. The Certification shall be filed, along with the original resolution and the executed contract in the Office of the City Clerk.

4. The Determination of Value and Business Entity Disclosure Certification are attached and will be filed with the Office of the City Clerk.

5. The Corporation Counsel shall file a copy of the executed agreement herein authorized in the Office of the City Clerk and it shall be made available for public inspection.

6. A notice of this action shall be published in the newspaper authorized by law to publish a legal advertisement and as required by law within ten (10) days of the adoption of this Resolution.

STATEMENT

This resolution authorizes the Mayor of the City of Newark and/or his designee, the Corporation Counsel, to enter into a contract with Vested Land Services, LLC., 165 Passaic Ave, Suite 101, Fairfield, New Jersey 07004, to provide Title Searches and Review for Properties on the 2015 In Rem Tax Foreclosure List in an amount not to exceed sixty thousand Dollars and No Cents ($60,000.00), for the period of one (1) year from the issuance of a Notice to Proceed**.**

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