

CITY OF BAYONNE
CITY COUNCIL
REGULAR MEETING
NOVEMBER 9, 2016

REQUESTS TO ADDRESS THE COUNCIL

ORDINANCES SCHEDULED FOR HEARING

- O-1 CAPITAL IMPROVEMENT ORDINANCE TO PROVIDE FUNDING FOR THE PURCHASE AND INSTALLATIONS OF GENERATORS IN THE AMOUNT OF \$207,854. Finance
- O-2 ORDINANCE OF THE CITY OF BAYONNE, COUNTY OF HUDSON, NEW JERSEY APPROVING THE APPLICATION AND FINANCIAL AGREEMENT WITH 160 EAST 22ND STREET URBAN RENEWAL, LLC FOR PROPERTY KNOWN AS 160 EAST 22ND STREET (BLOCK 464.01, LOT 2.02) IN THE CITY.
- O-3 AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF BAYONNE, CHAPTER 7, TRAFFIC. (Establishing a municipal parking lot on West 9th Street behind the Museum) Business Administration
- O-4 AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF BAYONNE, CHAPTER 7, TRAFFIC. (Restrictive Parking Zones) Public Safety
- DELETE
151. Mary Kimak, 190 Avenue C
248. Benjamin Esparra, 144 Humphrey Avenue
- ADD
381. Rocco Bleich, 140 West 58th Street
382. Demiana Habashi, 11 West 39th Street
383. Shenouda Hanna, 35-37 West 29th Street
384. Gail Gebhardt, 303 Newman Avenue
385. John Nelson, 437 Kennedy Boulevard for his wife, Eleanor
386. Elaine Reichert, 22 West 45th Street
387. Mary Jane Sheehan, 152 West 18th Street

ORDINANCES PROPOSED FOR INTRODUCTION

- O-5 AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF BAYONNE, CHAPTER 37, HISTORIC PRESERVATION; and a resolution fixing, Wednesday, December 14, 2016, at 7:00 P.M., and the Dorothy E. Harrington Council Chambers, Municipal Building, as the time and place for a public hearing and final passage. **(Designating 20 East 33rd Street as an historical site)**
- O-6 BOND ORDINANCE OF THE CITY OF BAYONNE, IN THE COUNTY OF HUDSON, STATE OF NEW JERSEY, PROVIDING FOR THE PURCHASE OF AND APPROPRIATING NOT TO EXCEED \$ ** THEREFOR AND AUTHORIZING; and a resolution fixing, Wednesday, December 14, 2016, at 7:00 P.M., and the Dorothy E. Harrington Council Chambers, Municipal Building, as the time and place for a public hearing and final passage.
- O-7 AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF BAYONNE, CHAPTER 4, LICENSING-REGISTRATION AND BUSINESS REGULATIONS; and a resolution fixing, Wednesday, December 14, 2016, at 7:00 P.M., and the Dorothy E. Harrington Council Chambers, Municipal Building, as the time and place for a public hearing and final passage. **(Operation of Cranes)**
- O-8 AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF BAYONNE, CHAPTER 7, TRAFFIC; and a

resolution fixing, Wednesday, December 14, 2016, at 7:00 P.M., and the Dorothy E. Harrington Council Chambers, Municipal Building, as the time and place for a public hearing and final passage. **(Restrictive Parking Zones) Public Safety**

ADD

- 112. Colleen Higgins, 105 Hobart Avenue
- 215. Dale Shah, 119 West 21st Street
- 237. Juan Matos – 41 West 16th Street
- 248. Jeffrey Duprex – 732 Avenue E
- 278. Orlando Diaz – 174 Prospect Avenue
- 308. Jacqueline Garcia – 34 West 47th Street
- 371. Regina Donovan – 76 West 43rd Street
- 378. Amreeta Sukhram – 96 West 19th Street
- 379. Annette Cappozzoli – 437 Kenned Blvd.

DELETE

- 048. Anthony Feminello – 132 West 54th Street
- 107. Maria Petrus – 92 West 50th Street

RE-ASSIGN

- 051. From Geradind Boasci to her daughter Liz D'Amato- 47 East 27th Street

COMMUNICATIONS

CONSENT AGENDA - Resolution ordering the following Communications to be received and filed:

- C-1 From MEGAN DWECK, filing notice of tort claim, alleging property damage to her automobile on September 29, 2016 when it struck by a Bayonne Fire Department truck at the intersection of Manila Avenue at 7th Street in Jersey City.
- C-2 From Superior Court of New Jersey, Chancery Division Summons and Complaint in matter entitled, "WELLS FARGO BANK, NA vs. DAVIS, as the Administrator of the ESTATE OF RICHARD JACKSON, et al., incl. THE CITY OF BAYONNE." **(mortgage foreclosure – city has possible judgements against debtor)**
- C-3 From Superior Court of New Jersey, Chancery Division Summons and Complaint in matter entitled, "EVERHOME MORTGAGE COMPANY f/k/a ALLIANCE MORTGAGE CO. vs. MARY ULICHNY, et al., incl. THE CITY OF BAYONNE." **(mortgage foreclosure – City holds second mortgage)**

OFFICERS' REPORTS

CONSENT AGENDA - Resolution ordering the following Officers' Reports to be received and filed and any resolution incorporated within them to be adopted:

- OR-1 From Hon. James M. Davis, Mayor, appointing CHRISTOPHER L. PATELLA, ESQ., to the Housing Authority to fill the unexpired term of Edith Sinclair-Morris, which expires December 31, 2018; and a resolution consenting to the appointment. **(Mayor)**
- OR-2 From Terrence Malloy, Chief Financial Officer, reporting on vendor payments and recommending payment of same, and a resolution adopting the recommendation and ordering payment of claims. **Finance**
- OR-3 From Janet Convery, Treasurer, reporting on the transfer of the following amounts to the Board of Education on November 4, 2016: **Finance**
\$5,239,669.59 Claims and payroll for November, 2016
- OR-4 From Terrence Malloy, CFO, submitting Supplemental Debt Statement as of November 9, 2016. **Finance**
- OR-5 From the Purchasing Department reporting on bids received October 13, 2016 for rock salt. **(2 bidders) Purchasing**
- OR-6 From the Purchasing Department reporting on bids received October 13, 2016 for snow removal during snow emergencies. **(1 bidder) (Purchasing)**

RESOLUTIONS

CONSENT AGENDA - Resolution ordering the following resolutions to be adopted:

- CR-1 Approving the minutes of the regular meeting held Wednesday, October 19, 2016. **City Clerk**
- CR-2 Approving the minutes of the council caucus held Wednesday, October 12, 2016. **City Clerk**
- CR-3 Ordering a warrant in the amount of \$ 25.20 Payable to the order of the BUREAU OF RABIES CONTROL, STATE OF NEW JERSEY, covering the issuance of 11 dog licenses issued in October, 2016. **City Clerk**
- CR-4 Ordering a warrant in the amount \$3,525.00 drawn in the order of TREASURER, STATE OF NEW JERSEY, representing the state's share of 141 marriage licenses issued during the month July, August and September, 2016. **City Clerk**
- CR-5 Ordering a warrant in the amount of \$22.10 payable to Kenneth R. Moyer of SEAGIS PROPERTY GROUP, LP, representing overpayment for OPRA documents and postage. **City Clerk**
- CR-6 Ordering a warrant in the amount of \$3,500.00 payable to BLUE APRON representing the return of the security deposited with the City in connection with the Lease Agreement for parking spaces at Harbor Station North within Block 600, lot 1. **Finance**
- CR-7 Ratifying and confirming the actions of the Treasurer in issuing seven (7) checks in the amount of \$1,500.00 each, representing the release of Cash Performance Bonds for street openings. **Finance**
- CR-8 Granting ** Bingo licenses to qualified organizations. **City Clerk**
- CR-9 Granting ** Raffle licenses to qualified organizations. **City Clerk**

END OF CONSENT AGENDA

- R-1 Awarding a contract for rock salt to the low bidder, ATLANTIC SALT, INC. for a term of one year, in an amount not to exceed \$46,987.41. Chargeable to PW-Snow. **Public Works.**
- R-2 Rejecting bids for snow removal during snow emergencies as being more than the appropriation for such services. **Purchasing**
- R-3 Approving Change Order in the amount of \$60,000.00 in the contract with Spohn Ranch for the design and construction of a Skate Park located at Dennis P. Collins, making total contract amount \$360,000.00. **Public Works**
- R-4 Ratifying and confirming the actions of the Mayor in instituting a policy and procedures for off-duty/outside employment, effective October 21, 2016.
- R-5 Ratifying and confirming the actions of the Fire Chief to contract with FWD SEAGRAVE, Clintonville, WI, for the emergency repair of the 95' Aerialscope Boom Fire Apparatus and authorizing payments in relations of the repair. **Fire**
- R-6 Amending the Capital Budget. **(Introduced – O-6) Finance**
- R-7 Approving BUDGETARY TRANSFER #1 in the CY 2016 budget. **Finance**
- R-8 Discussion of the 2016 BEST PRACTICES INVENTORY. **Business Administration**
- R-9 Authorizing a Right of Entry/Access Agreement to PSIP AVENUE A, LLC, its employees, agents, contractors and consultants, for the purpose of performing

remediation activities at the former Best Foods Site located at Block 333.01, Lot.
Law

- R-10 Authorizing an amendment to agreement no. CY15-070 with BCAP/BUILD AMERICA ASSOCIATION, INC. to amend the purpose of the \$6,000.00 in CDBG grant funds from 2015 marketing upgrade project to “Special Needs Support Program” pursuant to its amended application. **CDBG**
- R-11 Authorizing and directing the Planning Board to prepare an amended redevelopment Plan for the property located at the Peninsula and referred to as a portion of Block 830, Lot 1 as shown on the official tax map in the City of Bayonne pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq. **Business Administration**
- R-12 Authorizing and directing the Planning Board to conduct a preliminary investigation to determine whether certain property located at 517-519 Avenue E, 525-527 Avenue E, 529 Avenue E, 531 Avenue E, which property is identified as Block 140, Lots 21, 22, 23, 24 and 25 within the city constitutes a non-condemnation area in need of redevelopment pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. **Business Administration**
- R-13 Designating MAHALA XMI BAYONNE, LLC, as the conditional redeveloper for a portion of the Peninsula at Bayonne Harbor, referred to as Harbor Station South, which property is shown as proposed Block 751, Lot 1 on the Final Major Subdivision Plat. **Business Administration**
- R-14 Designating NORTH STREET PROPERTIES, LLC, as redeveloper of the property located Block 295, Lots 16 and 17 also referred to as North Street Rear and North Street between 105A and 107- also referred to as 105.5 North Street as shown on the Official Tax Map of the City of Bayonne and authorizing the execution of a Redevelopment Agreement with NORTH STREET PROPERTIES, LLC for the redevelopment of such property in accordance with the Redevelopment Plan. **Business Administration**
- R-15 Designating PARKVIEW REALTY HOLDINGS, LLC, as redeveloper of property located at 101 East 23rd Street; 103 East 23rd Street; 105 East 23rd Street; East 23rd Street; 102-106 East 24th Street; and 162-170 Avenue F, which property is identified as Block 445, Lots 1, 2, 3, 4, 5 and 7 as shown on the official tax map of the City of Bayonne and authorizing the execution of a Redevelopment Agreement with PARKVIEW REALTY HOLDINGS, LLC for redevelopment of such property in accordance with the Redevelopment Plan. **Business Administration**
- R-16 Designating 975 BROADWAY OWNER, LLC, as redeveloper of property located at 9 West 46th Street, 11 West 46th Street, 13 West 46th Street, 15 West 46th Street; 957 Broadway, 959 Broadway, 961 Broadway, 963 Broadway and 965 Broadway, which property is identified as Block 77, Lots 16, 17, 18, 19, 20, 21, 22, 23 and 24 as shown on the official Tax Map of the City of Bayonne and authorizing the execution of a Redevelopment with 975 BROADWAY OWNER, LLC for the redevelopment of such property in accordance with the Redevelopment Plan. **Business Administration**
- R-17 Designating BB BAYONNE, LLC, as redevelopment of property located 140 Avenue B, 138 Avenue B, 103 West 44th Street and 101 West 44th Street, which property is identified as Block 84, Lots 6, 7 , 8, and 9 as shown of the official tax map of the City of Bayonne and authorizing the execution of a Redevelopment Agreement with BB BAYONNE, LLC for the redevelopment of such property in accordance with the Redevelopment Plan. **Business Administration**
- R-18 Authorizing the City Administration to prepare and submit a grant application for funding from the NEW JERSEY DEPARTMENT OF ENVIRONMENT PROTECTION’S HAZARDOUS DISCHARGE SITE REMEDIATION FUND (HDSRF) to investigate environmental conditions of City-owned property located Blocks

475 and 476.01 and the adjoining private property located Block 476.01, Lot 10.02.

- R-19 Authorizing the City Administration to implement a new policy disallowing further accrual of sick time after July 1, 2017 for all management, confidential, professional and unclassified employees and setting eligibility guidelines for those employees entitled to receive payment for accrued sick time.
- R-20 Authorizing an amendment to Agreement No. CY16-048 with BAYONNE FAMILY COMMUNITY CENTER for the removal of a 10,000 gallon oil tank, increasing the contract in the amount of \$20,331.66, representing \$3,750.66 for dewatering and additional soil removal/disposal due to Hurricane Matthew and \$16,581.00 for the install of a sampling well, making total contract amount \$46,571.66.
- R-21 Authorizing the Mayor and Business Administration to enter into negotiations with the SISTERS OF ST. JOSEPH'S ACADEMY for the purchase of Holy Family Academy located 237-249 Avenue A as known as Block 284, Lot 2 on the Tax Map of the City of Bayonne.
- R-22 Authorizing the execution of the amended declaration concerning covenants, easements and restrictions that amends a declaration covenants, easements and restrictions dated December 1, 2009 for the Route 440 East Corridor Redevelopment Area known as BAYONNE CROSSING.

TO BE ADDED AT THE MEETING

- ADD-1 From Hon. James M. Davis, Mayor, appointing ROBERT HALSEY, MARIO DEMARIA, AND WILLIAM BILAK to the RESTRICTIVE PARKING ZONE AND PERMIT REVIEW PANEL.