

CITY OF BAYONNE
CITY COUNCIL
REGULAR MEETING
JULY 18, 2018

REQUESTS TO ADDRESS THE COUNCIL

- RA-1 From MEGAN McNALLY, requesting permission to address the council on the subject of its incompetence.
- RA-2 From STACIE PERCELLA, requesting permission to address the council on the subject of city business.

HEARING ON BUDGET AMENDMENTS

- B-1 Hearing on the CY 2018 Budget amendments.

ORDINANCES SCHEDULED FOR HEARING

- O-1 ORDINANCE OF THE CITY OF BAYONNE, COUNTY OF HUDSON, NEW JERSEY ADOPTING AN AMENDED AND RESTATED SCATTERED SITE 14 REDEVELOPMENT PLAN FOR THE PROPERTIES IDENTIFIED AS BLOCK 452.02, LOTS 3-9, AND 11 AND BLOCK 451, LOTS 1.01, 1.02, 2.03, 2.04 AND 2.05 AS SHOWN ON THE OFFICIAL TAX MAP OF THE CITY OF BAYONNE. **(Lehigh Realty)**
- O-2 ORDINANCE OF THE CITY OF BAYONNE, COUNTY OF HUDSON, NEW JERSEY ADOPTING AN AMENDED REDEVELOPMENT PLAN FOR THE PENINSULA AT BAYONNE HARBOR, AND REFERRED TO AS "HARBOR STATION SOUTH.
- O-3 ORDINANCE OF THE CITY OF BAYONNE, COUNTY OF HUDSON, NEW JERSEY ADOPTING A REDEVELOPMENT PLAN FOR THE PROPERTY LOCATED AT 79-83 JF KENNEDY BLVD, 85-87 JF KENNEDY BLVD, 42 JULIETTE ST, AND 44 JULIETTE ST WHICH PROPERTIES ARE IDENTIFIED AS BLOCK 346, LOTS 22, 23, 24, AND 25, AS SHOWN ON THE OFFICIAL TAX MAP OF THE CITY OF BAYONNE PURSUANT TO THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1 ET SEQ.
- O-4 AN ORDINANCE OF THE CITY OF BAYONNE, COUNTY OF HUDSON, NEW JERSEY AUTHORIZING FIVE (5) YEAR TAX EXEMPTION ON THE ASSESSED VALUE OF NEW IMPROVEMENTS ONLY FOR NEWLY CONSTRUCTED UNITS WITH RESPECT TO THE PARCEL OF LANDS LOCATED AT 460-464 BROADWAY AND 15 & 17 LIBRARY COURT, BLOCK 211, LOTS 6, 14 & 15) ON THE OFFICIAL TAX MAP OF THE CITY OF BAYONNE. **Business Administration**
- O-5 AN ORDINANCE OF THE CITY OF BAYONNE, COUNTY OF HUDSON, NEW JERSEY AUTHORIZING FIVE (5) YEAR TAX EXEMPTION ON THE ASSESSED VALUE OF NEW IMPROVEMENTS ONLY ON NEWLY CONSTRUCTED UNITS WITH RESPECT TO THE PARCEL OF LAND LOCATED AT 516-518 BROADWAY (BLOCK 197, LOTS 2 AND A PORTION OF 3) ON THE OFFICIAL TAX MAP OF THE CITY OF BAYONNE. **Business Administration**
- O-6 AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF BAYONNE, CHAPTER 20, PERSONNEL POLICIES. **(Directors/Statutory Officers' salaries)**
- O-7 AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF BAYONNE, CHAPTER 7, TRAFFIC. **(Restrictive Parking Zones) Public Safety**

DELETE

043. Joan Neal, 166 Avenue C

075. Marian Bilyk, 32 West 13th Street

143. Dennis McGuire, 114 Lexington Avenue
201. William French, Jr., 577 Broadway
378. Amreeta Sukhram, 96 West 19th Street
ADD
147. Rufina Rodriguez, 185 West 48th Street
151. John Cassidy, 159 West 24th Street
164. Ishak Habashi for his daughter, Martina, 64 West 19th Street

ORDINANCES PROPOSED FOR INTRODUCTION

- O-8 AN ORDINANCE APPROVING AN AMENDMENT TO THE BAYONNE BAY EAST REDEVELOPMENT PLAN; and a resolution fixing Wednesday, August 15, 2018 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. **Business Administration**
- O-9 AN ORDINANCE APPROVING AN REDEVELOPMENT PLAN FOR BLOCK 254, LOTS 22 & 23 (343-345-347 AVENUE A); and a resolution fixing Wednesday, August 15, 2018 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. **(Burkowsky) Business Administration**
- O-10 AN ORDINANCE APPROVING AN REDEVELOPMENT PLAN FOR BLOCK 365, LOT 9 (115-117 WEST 2ND STREET); and a resolution fixing Wednesday, August 15, 2018 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. **(Chris' Corner) Business Administration**
- O-11 ORDINANCE OF THE CITY OF BAYONNE, COUNTY OF HUDSON, NEW JERSEY APPROVING A FINANCIAL AGREEMENT WITH 26 NORTH AVENUE URBAN RENEWAL, LLC; and a resolution fixing Wednesday, August 15, 2018 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. **(Long term tax exemption – PILOT – Pagano's property) Business Administration**
- O-12 ORDINANCE OF THE CITY OF BAYONNE, COUNTY OF HUDSON, NEW JERSEY APPROVING A FINANCIAL AGREEMENT WITH 175 WEST 7TH STREET URBAN RENEWAL, LLC; and a resolution fixing Wednesday, August 15, 2018 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. **(Long term tax exemption – PILOT – Echo Auto property) Business Administration**
- O-13 AN ORDINANCE APPROVING A FIRST AMENDMENT TO A PARKING AGREEMENT BETWEEN BAYONNE EQUITIES URBAN RENEWAL, LLC AND THE CITY OF BAYONNE REGARDING A PARKING STRUCTURE TO BE BUILT ON BLOCK 203, LOT 4, (19-25 WEST 22ND STREET). **Business Administration**
- O-14 AN ORDINANCE AUTHORIZING A LEASE AGREEMENT BETWEEN THE CITY OF BAYONNE AND EOM 554 REALTY, LLC FOR THE LEASE OF PUBLIC SPACES IN A PARKING STRUCTURE TO BE BUILT ON BLOCK 184, LOT 179 OR BLOCK 179, LOTS 4, 5, AND 6 IN CONJUNCTION WITH THE REDEVELOPMENT PLAN FOR 554-556 BROADWAY AND 11 EAST 25TH STREET. **(Mandee's Redevelopment) Business Administration**
- O-15 AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE CITY OF BAYONNE, CHAPTER 7, TRAFFIC; and a resolution fixing Wednesday, August 15, 2018 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

072. Juan Albizu, 108 West 3rd Street
073. Valeriy D. Levin, 20 West 18th Street
075. Geraldine LaPalerma, 25 East 32nd Street

COMMUNICATIONS

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

- C-1 From Garry R. Salomon, Esq., filing notice of tort claim on behalf of SHANNON LEVINSKI alleging personal injuries resulting from a fall from her bicycle on May 4, 2018 at 77 West 36th Street.
- C-2 From Douglas Fleisher, Esq., filing notice of tort claim on behalf of ROSALINA LORA-GOMEZ alleging personal injuries resulting from a collision with a Board of Education vehicle on May 18, 2018 at Linden Street and Avenue A.
- C-3 From Stacey Haskel, Esq., filing notice of tort claim on behalf of MARIEM SALAMA alleging personal injuries resulting from being struck by a police vehicle on April 18, 2018 at Avenue C and West 27th Street.
- C-4 From WILMA TORRES, filing notice of tort claim alleging property damage to her automobile on June 8, 2018 resulting hitting potholes at LeFante Way.
- C-5 From the Tax Court of New Jersey, Law Division, Summons and Complaint in matter entitled, "TD BANK SUCCESSOR BY MERGER TO COMMERCIAL BANK vs. THE CITY OF BAYONNE." (1062-1068 Broadway, Block 41, lot 17.01 - commercial)
- C-6 From the Tax Court of New Jersey, Law Division, Summons and Complaint in matter entitled, "NAZIR vs. THE CITY OF BAYONNE." (149 West 27th Street, Block 169, lot 1 – 1-4 family residential)
- C-7 From the Tax Court of New Jersey, Law Division, Summons and Complaint in matter entitled, "DELTA DELAWARE, LLC vs. THE CITY OF BAYONNE." (973-975 Broadway, Block 70, lot 20 - commercial)
- C-8 From the Tax Court of New Jersey, Law Division, Summons and Complaint in matter entitled, "ADIMOOOLAM vs. THE CITY OF BAYONNE." (717-719 Broadway, Block 145, lot 18 - commercial)
- C-9 From the Tax Court of New Jersey, Law Division, Summons and Complaint in matter entitled, "GOLDBRUN REALTY, LLC vs. THE CITY OF BAYONNE." (494-496 Broadway, Block 205, lot 1 - commercial)
- C-10 From the Tax Court of New Jersey, Law Division, Summons and Complaint in matter entitled, "930 KENNEDY BLVD APRTMNTS INC vs. THE CITY OF BAYONNE." (930 Kennedy Boulevard, Block 118, lot 1 – multi-family residential)
- C-11 From the Tax Court of New Jersey, Law Division, Summons and Complaint in matter entitled, "155 BROADWAY, LLC vs. THE CITY OF BAYONNE." (155-157 Broadway, Block 330, lot 10 – commercial)

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 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-2 From Janet Convery, Treasurer, reporting on the transfer of the following amounts to the Board of Education on July 2, 2018: **Finance**
\$5,692,692.00 Claims and payroll for claims and payroll for July
- OR-3 REMOVED.

RESOLUTIONS

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

- CR-1 Approving the minutes of the regular meeting held Wednesday June 20, 2018.
City Clerk
- CR-2 Approving the minutes of the council reorganization meeting held Sunday, July 1, 2018. **City Clerk**
- CR-3 Approving the minutes of the council caucus held Wednesday, June 13, 2018.
City Clerk
- CR-4 Appointment TIMOTHY BOYLE as one of the City of Bayonne's Sexual Harassment Officers. **Business Administration**
- CR-5 Ordering warrants drawn to taxpayers representing refunds for overpayment of taxes. (7 properties) **Tax Collector**
- CR-6 Authorizing a warrant in the amount of \$51,634 payable to the STATE OF NEW JERSEY representing State Surcharge Fees on New Construction and Alterations for the quarter ending June 30, 2018. Chargeable to Account State Training Fees with the Tax Collector. **Building**
- CR-7 Ordering a warrant in the amount of \$58.20 payable to the order of the BUREAU OF RABIES CONTROL, STATE OF NEW JERSEY, covering the issuance of 21 dog licenses issued in June, 2018. **City Clerk**
- CR-8 Ordering a warrant in the amount of \$694.00 payable to BROADCAST MUSIC, INC. (BMI), Cincinnati, OH, representing an annual license fee to play music at festivals, firework shows, concerts in the park, community centers and even while on "hold" during telephone calls. **City Clerk**
- CR-9 Ratifying and confirming the actions of the City's CDBG Program Administrator, the BEOF, in authorizing HVAC repairs and additional repairs for the BAYONNE FAMILY COMMUNITY CENTER, 259 Avenue E, for the total amount of \$12,220.00, and authorizing the Mayor and City Clerk to execute an agreement with the Bayonne Family Community Center, to provide payment of the cost of the aforesaid HVAC repairs by IN-LINE AIR CONDITIONING COMPANY and additional repairs pursuant to the proposals submitted by the contractor dated June 8, 2018 in the amount of \$8,860.00 and June 21, 2018 in the amount of \$3,360.00, for a total amount of \$12,220.00. Chargeable to Account CDBG – 917. **Community Development**
- CR-10 Ratifying and confirming the actions of the City's CDBG Program administrator, the BEOF, in authorizing the replacement of the hot water servicing the BEOF Headstart Facility at 557 Kennedy Boulevard by SHAMROCK PLUMBING & HEATING for the amount of \$1,950.00 pursuant to the contractor's proposal dated June 21, 2018, and authorizing the Mayor and City Clerk to execute an agreement with the BAYONNE ECONOMIC OPPORTUNITY FOUNDATION to provide payment of the cost of the aforesaid replacement of the hot water heater for the BEOF Headstart Facility for the amount of \$1,950.00 pursuant to the Contractor's proposal dated June 21, 2018. Chargeable to Account CDBG – 917. **Community Development**
- CR-11 Authorizing the Police Department to enter into an agreement with SHI, Somerset, NJ, for 12 months of Swift Research 9-1-1 emergency notification system access, under State Contract Number 77560, for an annual service charge of \$16,025.00 for a one year period commencing June 1, 2018. Chargeable to Account #PS-9. **Public Safety**

- CR-12 Authorizing an agreement with CI TECHNOLOGIES, INC., Townsend, MA, for software license renewal and support for the Police Department's IA Pro Internal Affairs computer software for a one year period commencing July 1, 2018 at a cost of \$2,080.80, and ordering a warrant in payment. Chargeable to Account #PS-9. **Public Safety**
- CR-13 Authorizing the Mayor and City Clerk to submit an electronic grant application identified as LAIF-2018-Improvements to Avenue B-00151 to the NEW JERSEY DEPARTMENT OF TRANSPORTATION on behalf of the City of Bayonne.
- CR-14 Approving Final Payment Estimate No. 2 and close out Change Order for the city's contract with JOURNEY CONTRACTING CO., INC. for roof replacement at the 57th Street Firehouse, decreasing the contract amount by \$3,344.00, making the total contract amount \$56,560.00, and ordering a warrant in the amount of \$20,668.00 as final payment. **Fire**
- CR-15 Approving the UEZ/SID budget. **UEZ**
- CR-16 Authorizing solicitation of RFP's for a real property revaluation. **Business Administration**
- CR-17 Changing the procedures for the public speaking portion of council meetings. **Council**
- CR-18 Granting 10 Raffle licenses to qualified organizations. **City Clerk**

END OF CONSENT AGENDA

- R-1 WITHDRAWN
- R-2 Adopting an Area In Need of Redevelopment determination for the property located at 90-102 Avenue E, Block 467, lots 8 & 9. **Business Administration**
- R-3 COMBINED WITH R-2
- R-4 Adopting an Area In Need of Redevelopment determination for the property located at 211-217 Broadway, Block 305, lot #. **(Dr. Zall Office/Hogan) Business Administration**
- R-5 COMBINED WITH R-4
- R-6 Authorizing the partial assignment and assumption of and consent to transfer Redevelopment and Purchase and Sale Agreement from BAYONNE REDEVELOPERS, LLC to BAYONNE REDEVELOPERS RESIDENTIAL URBAN RENEWAL BLOCK 780, LLC for the redevelopment of existing Block 720, lot 1 (proposed Block 720, lot 1) and existing Block 790, lot 1 (proposed Block 791, lot 1) which Redevelopment and Purchase and Sale Agreement was dated November 28, 2016 and amended August 3, 2017, November 17, 2017, and May, 2018. **Business Administration**
- R-7 Designating LEHIGH REALTY CO., INC. as redeveloper of the property located at Block 451, lots 1.02 and 2.05, having a street address of 103-143 East 22nd Street and 43-75 Mechanic Street. **Business Administration**
- R-8 Authorizing the Mayor and City Clerk to execute a Memorandum of Understanding among STEVENS INSTITUTE OF TECHNOLOGY, RUTGERS UNIVERSITY CENTER FOR URBAN ENVIRONMENTAL SUSTAINABILITY, THE CITY OF BAYONNE, AND THE BAYONNE GOLF CLUB to establish a long-term partnership to develop, demonstrate and implement resiliency modelling, wetlands research, habitat restoration and homeland security buffering. **Business Administration**
- R-9 Approving Temporary Emergency Appropriation #6 in the CY 2018 budget. **Finance**

TO BE ADDED AT THE MEETING

- ADD -1 Authorizing the Treasurer to issue a warrant in the amount of \$155.00 payable to Bright Electrical Contractors, LLC, 351 Avenue A, Bayonne, New Jersey representing reimbursement of the fee for Building Permit #18-056-057 in connection with the upgrade to the electrical service at 130 West 31st Street, Bayonne, New Jersey to 200 amp service.
- ADD-2 From the Hon. James M. Davis, Mayor, appointing IRENE PYKE, term to expire December 31, 2018; VINCENT LOMBARDO, AND JOHN CUPO, terms to expire December 31,2022, to the Bayonne Housing Authority Board and a resolution consenting to the appointment. **Mayor**