

December 10, 2019

A Regular Meeting of the Piscataway Township Council was held on December 10, 2019 at the Piscataway Municipal Building, 455 Hoes Lane, Piscataway, New Jersey. The meeting was called to order by Council President, Frank Uhrin, at 7:30 pm.

Mr. Uhrin made the following Statement, in compliance with the Open Public Meetings Act: Adequate notice of this meeting has been provided as required under Chapter 231, P.L. 1975, specifying the time, date, location and, to the extent known, the agenda by posting a copy of the notice on the Municipal Building, Municipal Court and the two Municipal Library Bulletin Boards, providing a copy to the official newspapers of the Township and by filing a copy in the office of the Township Clerk in accordance with a certification by the Clerk which will be entered in the minutes.

On roll call, there were present: Messrs. Bullard, Cahn, Lombardi, Shah, and Uhrin. Mr. Uhrin led the salute to the flag.

There were no comments from Administration and Council.

Mr. Uhrin opened the meeting to the Public for comments regarding the Consent Agenda Items. There being no comments, this portion of the meeting was closed to the public.

The Clerk read for SECOND READING the following ORDINANCE: ORDINANCE OF THE TOWNSHIP OF PISCATAWAY, COUNTY OF MIDDLESEX AND STATE OF NEW JERSEY, APPROVING AN AMENDMENT TO THE REDEVELOPMENT PLAN FOR BLOCK 4501, LOT 1.02 (FORMERLY LOTS 1.01 AND 3) AND THE UNIMPROVED PORTION OF NORTH RANDOLPHVILLE ROAD PURSUANT TO N.J.S.A. 40A:12A-1, et seq. THE REDEVELOPMENT AND HOUSING LAW.

WHEREAS, Duke Realty New Brunswick Development, LLC is the owner of an approximate 40 acre vacant parcel of land designated as Block 4501 (formerly Block 458) Lot 1.02 (formerly Lots 1.01 and 3) on the Piscataway Township Tax Map (the "Property"); and

WHEREAS, the Township Council, by Resolution #14-211, determined that the Property and the unimproved portion of North Randolphville Road adjacent to the Property constituted an area in need of redevelopment, by meeting certain of the criteria set forth in N.J.S.A. 40A:12A-5; and

WHEREAS, the Township has previously adopted Ordinance #17-25, adopting an Amended Redevelopment Plan (the "Redevelopment Plan") for a predecessor in title, for the development of retail and residential uses on the Property; and

WHEREAS, Duke Realty New Brunswick Development, LLC wishes to develop the Property; acquire the unimproved portion of North Randolphville Road; and develop the Property with a 617,000± square foot warehouse facility, including ancillary offices, with the possibility of light manufacturing, light assembly, fulfillment and delivery center and screened outdoor storage uses; and

WHEREAS, the Township Council has previously referred the proposed Amended Redevelopment Plan to the Piscataway Township Planning Board for its review and recommendation pursuant to N.J.S.A. 40:55D-64; and

WHEREAS, at the request of the Township's Planning Board, CME Associates has prepared a further amended redevelopment plan entitled "Amended Redevelopment Plan 150 Old New Brunswick Road, Block 4501, Lot 1.02 (Formerly Lots 1.01 and 3), Piscataway, NJ" (the "Amended Redevelopment Plan"); and

WHEREAS, the Piscataway Township Planning Board reviewed the proposed Amended Redevelopment Plan and adopted a Resolution recommending same to the Piscataway Township Council; and

WHEREAS, the Township Council wishes to consider the adoption of the Amended Redevelopment Plan.

NOW, THEREFORE, be it ordained by the Township Council of the Township of Piscataway, County of Middlesex, State of New Jersey, that the proposed Amended Redevelopment Plan for the development of the Property for with the possibility of light manufacturing, light assembly, fulfillment and delivery center and screened outdoor storage uses with ancillary offices is approved for the Property; and
If any article, section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such decision shall not affect the

remaining portions of this Ordinance and they shall remain in full force and effect, and to this end the provisions of this Ordinance are hereby declared severable.

All other ordinances in conflict or inconsistent with this Ordinance are hereby repealed, to the extent of such conflict or inconsistency. In the event of any inconsistencies between the provisions of this Ordinance and any prior Ordinance of the Township, the provision hereof shall be determined to govern. All other parts, portions and provisions of the Ordinances of the Township are hereby ratified and confirmed, except where inconsistent with the terms hereof.

This Ordinance shall take effect immediately upon second reading, final passage and publication as required by law.

Mr. Uhrin opened the Meeting to the Public for Comments: ORDINANCE OF THE TOWNSHIP OF PISCATAWAY, COUNTY OF MIDDLESEX AND STATE OF NEW JERSEY, APPROVING AN AMENDMENT TO THE REDEVELOPMENT PLAN FOR BLOCK 4501, LOT 1.02 (FORMERLY LOTS 1.01 AND 3) AND THE UNIMPROVED PORTION OF NORTH RANDOLPHVILLE ROAD PURSUANT TO N.J.S.A. 40A:12A-1, et seq. THE REDEVELOPMENT AND HOUSING LAW.

Anthony Weil, 2250 Plainfield Ave N, asking if more warehouses are going to be built in the area and concerned they will be a health issue.

Staci Berger asking what the area is currently zoned for. The area is zoned industrial and there is a planning board meeting tomorrow. Mayor Wahler states this is to get rid of paper street and make a true 4 way intersection with no left turns into or out of gas station.

RESOLUTION offered by Mrs. Lombardi, seconded by Mr. Shah, BE IT RESOLVED, By the Township Council of Piscataway Township, New Jersey that: ORDINANCE OF THE TOWNSHIP OF PISCATAWAY, COUNTY OF MIDDLESEX AND STATE OF NEW JERSEY, APPROVING AN AMENDMENT TO THE REDEVELOPMENT PLAN FOR BLOCK 4501, LOT 1.02 (FORMERLY LOTS 1.01 AND 3) AND THE UNIMPROVED PORTION OF NORTH RANDOLPHVILLE ROAD PURSUANT TO N.J.S.A. 40A:12A-1, et seq. THE REDEVELOPMENT AND HOUSING LAW was introduced on the 26th day of November, 2019 and had passed the first reading and was published on the 30th day of November, 2019.

NOW, THEREFORE, BE IT RESOLVED, that the aforesaid Ordinance, having had a second reading on December 10, 2019, be adopted, passed, and after passage, be published, together with a notice of the date of passage or approval, in the official newspaper.

BE IT FURTHER RESOLVED that this Ordinance shall be assigned No. 19-36.

On roll call vote; Messrs. Bullard, Cahn, Lombardi, Shah, and Uhrin answered yes.

RESOLUTION #19-507

RESOLUTION offered by Mr. Bullard, seconded by Mrs. Lombardi, BE IT RESOLVED, By the Township Council of Piscataway Township, New Jersey that:

WHEREAS, the Revised General Ordinances of the Township of Piscataway permit the adoption of Resolutions, Motions or Proclamations by the Township Council of the Township of Piscataway as part of the Consent Agenda, upon certain conditions; and

WHEREAS, each of the following Resolutions, Motions or Proclamations to be presented before the Township Council at its December 10, 2019 Regular Meeting appear to have the unanimous approval of all members of the Township Council:

- a. RESOLUTION – Authorizing 2019 Solicitors Licenses:
 - Conor McCrimmon
- b. RESOLUTION – Authorizing Award of Bid – Furnish and Install Electrical Panel, New Equipment and Relocate Existing Equipment at “PepsiCo Pump Station” 70 Lakeview Avenue – T.R. Weniger, Inc. – Not to Exceed \$97,900.00.
- c. RESOLUTION – Authorizing Award of Bid – Demolition of Residential Dwellings at 255 Stelton Rd. and 122 Possumtown Rd. – Caravella Demolition, Inc. – Not to Exceed \$47,129,28.
- d. RESOLUTION – Authorizing Acceptance of Project and Release of Retainage – 2018 Road Reconstruction – Black Rock Enterprises, LLC.

- e. RESOLUTION – Authorizing Refund of Overpayment of Taxes Due to Tax Court Judgment – Block 3201, Lot 1.01 – 231 Bexley Lane.
- f. RESOLUTION – Authorizing Acceptance of Project and Release of Retainage – 2018-2019 Road Milling and Surface Preparation for DPW Resurfacing of Various Streets – Stilo Excavating, Inc.
- g. RESOLUTION – Authorizing Award of Bid – Wastewater and Road Waste Sample Testing – Garden State Laboratories, Inc. – Not to Exceed \$20,904.00 for CY2020 and \$21,634.64 for CY2021.
- h. RESOLUTION – Authorizing Award of Contract Under ESCNJ Contract No. 16/17-54-GC3 – Mechanics Garage Window Replacement - Murray Paving & Concrete – Not to Exceed \$147,705.42.
- i. RESOLUTION – Authorizing Award of Contract Under State Contract #G09005 885383 Electronic Survey Equipment – Leica Geosystems, Inc. – Not to Exceed \$55,332.00.
- j. RESOLUTION – Authorizing Award of Contract Under ESCNJ Contract #18/19-25 Grounds Equipment – 2019 Alamo Traxx RC56 Remote Mower – Cherry Valley Tractor Sales, Inc. – Not to Exceed \$84,918.10.
- k. RESOLUTION – Authorizing Change Order No. 1 – Public Safety Building Interior Renovations – NorthEastern Interior Services, LLC – Not to Exceed \$11,745.22.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway that each of the above-listed Resolutions, Motions or Proclamations be approved and adopted by the Township Council, with the same legal effect as through each was read in its entirety at the December 10, 2019 Regular meeting and adopted by separate vote.

On roll call vote; Messrs. Bullard, Cahn, Lombardi, Shah, and Uhrin answered yes.

The following are the Resolutions, typed in full, which were adopted by the foregoing consent agenda resolution:

RESOLUTION #19-508

WHEREAS, Conor McCrimmon has applied with the Township of Piscataway for a Solicitors License for 2019; and

WHEREAS, pursuant to a letter from the Piscataway Township Police Department dated December 5, 2019, a copy of which is attached hereto and made a part hereof, the Piscataway Township Police Department recommends granting a Solicitors License to Conor McCrimmon; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to issue a Solicitors License for 2019 to Conor McCrimmon.

RESOLUTION #19-509

WHEREAS, on November 26, 2019, the Township of Piscataway (the “Township”) received bids to Furnish and Install Electrical Panel, New Equipment, and Relocate Existing Equipment at PepsiCo Pump Station (the “Project”); and

WHEREAS, the Township Director of Public Works reviewed the bids and recommended awarding a contract for the Project to T.R. Weniger, Inc., Piscataway, NJ, who is the lowest qualifying bidder, in the amount not to exceed \$97,900.00; and

WHEREAS, funds are available pursuant to certification # B-2019-028;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to award a contract to Furnish and Install Electrical Panel, New Equipment, and Relocate Existing Equipment at PepsiCo Pump Station to T.R. Weniger, Inc., Piscataway, NJ who is the lowest qualifying bidder, in the amount not to exceed \$97,900.00, subject to all bid specifications and contract documents.

RESOLUTION #19-510

WHEREAS, on November 26, 2019, the Township of Piscataway (the “Township”) received bids for the Demolition of Residential Structures at 255 Stelton Road and 122 Possumtown Road (the “Project”); and

WHEREAS, the Township Director of Public Works reviewed the bids and recommended awarding a contract for the Project to Caravella Demolition, Inc., East Hanover, NJ, who is the lowest qualifying bidder, in the amount not to exceed \$47,129.28; and

WHEREAS, funds are available pursuant to certification # B-2019-027;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to award a contract for the Demolition of Residential Structures at 255 Stelton Road and 122 Possumtown Road to Caravella Demolition, Inc., East Hanover, NJ, who is the lowest qualifying bidder, in the amount not to exceed \$47,129.28, subject to all bid specifications and contract documents.

RESOLUTION #19-511

WHEREAS, Black Rock Enterprises, LLC, Old Bridge, NJ (“Black Rock”) was previously awarded a contract for the 2018 Road Reconstruction – Various Roads Project (the "Project"), in the amount not to exceed \$1,686,720.00; and

WHEREAS, there was no prior increase or decrease to this Project; and

WHEREAS, pursuant to a Change Order Form dated December 9, 2019, this change order would represent a \$13,277.81 decrease in the total amount of the Project from the original contract amount for a final total not to exceed \$1,673,442.19, a -0.79% decrease; and

WHEREAS, pursuant to a memorandum dated November 26, 2019 from the Township Director of Public Works, a copy of which is attached hereto and made a part hereof, all the work has been completed on said Project and said Director of Public Works recommends that the retainage, in the amount of \$33,468.84, be released to Black Rock, upon Black Rock posting a one (1) year maintenance bond in the amount of \$16,734.42; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to amend the total contract amount for the Project with Black Rock Enterprises, LLC, Old Bridge, NJ from \$1,686,720.00 to a final total not to exceed \$1,673,442.19 and execute the enclosed Contract Change Order in the amount of -\$13,277.81 subject to all bid specifications and contract documents; and

BE IT FURTHER RESOLVED that the appropriate municipal officials be and are hereby authorized to accept the Project and return retainage funds in regard to the 2018 Road Reconstruction – Various Roads Project to Black Rock Enterprises, LLC, Old Bridge, NJ, in the amount of \$33,468.84, upon Black Rock posting a one (1) year maintenance bond in the amount of \$16,734.42.

RESOLUTION #19-512

WHEREAS, the following party overpaid taxes and is requesting a refund of this amount as listed below.

BLOCK	LOT	QUAL	NAME	YEAR	AMOUNT	REASON
3201	1.01	C0231	Olivia Forster 231 Bexley Ln	2019	1190.62	Tax Court Docket 013394-2019

THEREFORE, BE IT RESOLVED that the Treasurer is hereby authorized to refund the overpayment of taxes to the record owner and the Collector is hereby authorized to adjust the records accordingly.

RESOLUTION #19-513

WHEREAS, Stilo Excavating, Inc., South Plainfield, NJ (“Stilo”) was previously awarded a contract for the 2018-2019 Road Milling and Surface Preparation for DPW Resurfacing of Various Streets within the Township of Piscataway (the "Project"), in the amount not to exceed \$164,930.00; and

WHEREAS, pursuant to a memorandum dated November 27, 2019 from the Township Director of Public Works, a copy of which is attached hereto and made a part hereof, all the work has been completed on said Project and said Director of Public Works recommends that the retainage, in the amount of \$3,298.40, be released to Stilo, upon Stilo posting a one (1) year maintenance bond in the amount of \$16,493.00; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to accept the Project and return retainage funds in regard to the 2018-2019 Road Milling and Surface Preparation for DPW Resurfacing of Various Streets within the Township of Piscataway to Stilo Excavating, Inc., South Plainfield, NJ, in the amount of \$3,298.40, upon Stilo posting a one (1) year maintenance bond in the amount of \$16,493.00.

RESOLUTION #19-514

WHEREAS, on November 26, 2019, the Township of Piscataway (the "Township") received bids for Wastewater and Road Waste Sample Testing for One Year with a Second Year Option (the "Project"); and

WHEREAS, the Township Director of Public Works reviewed the bids and recommended awarding a contract for the Project to Garden State Laboratories, Inc., Hillside, NJ, who is the lowest qualifying bidder, in the amount not to exceed \$20,904.00 for the First Year, from January 1, 2020 through December 31, 2020, and in the amount not to exceed \$21,634.64 for the Second Year from January 1, 2021 through December 31, 2021, for a final total not to exceed \$42,539.64; and

WHEREAS, funds are available pursuant to certification # B-2019-026;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to award a two (2) year contract for Wastewater and Road Waste Sample Testing to Garden State Laboratories, Inc., Hillside, NJ who is the lowest qualifying bidder, in the amount not to exceed \$20,904.00 for the First Year, from January 1, 2020 through December 31, 2020, and in the amount not to exceed \$21,634.64 for the Second Year from January 1, 2021 through December 31, 2021, for a final total not to exceed \$42,539.64, subject to all bid specifications and contract documents.

RESOLUTION #19-515

WHEREAS, the Township of Piscataway (the "Township") is in need of Mechanics Garage Window Replacement (the "Project"); and

WHEREAS, the Township Director of Public Works recommends awarding a contract for the Project through the Education Services Commission of New Jersey Bid #ESCNJ 16/17-54 GC3, NJ State Approved Co-op #65MCESCCPS to Murray Paving & Concrete, Hackensack, NJ, in the amount not to exceed \$147,705.42; and

WHEREAS, N.J.S.A. 52:34-6.2 et. seq. authorizes the Township to make purchases and contract for services through the use of a nationally-recognized and accepted cooperative purchasing agreement that has been developed utilizing a competitive bidding process; and

WHEREAS, there is funding available pursuant to certification # R-2019-0131;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to enter into a contract with Murray Paving & Concrete, Hackensack, NJ, for Mechanics Garage Window Replacement, in the amount not to exceed \$147,705.42, through the Education Services Commission of New Jersey Bid #ESCNJ 16/17-54 GC3, NJ State Approved Co-op #65MCESCCPS.

RESOLUTION #19-516

WHEREAS, the Township of Piscataway is in need of two (2) Leica GS18 Geosystems GPS/GNSS Systems (hereinafter "Electronic Survey Equipment"); and

WHEREAS, the Township of Piscataway wishes to enter into a contract for said Electronic Survey Equipment with Leica Geosystems, Inc., Norcross, GA, in the amount not to exceed \$55,332.00 through New Jersey State Contract #G-9005 85383; and

WHEREAS, N.J.S.A. 52:34-6.2 et. seq. authorizes the Township to make purchases and contract for services through the use of a nationally-recognized and accepted cooperative purchasing agreement that has been developed utilizing a competitive bidding process; and

WHEREAS, funds are available pursuant to certification # R-2019-0132;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby

authorized to enter into a contract for two (2) Leica GS18 Geosystems GPS/GNSS Systems with Leica Geosystems, Inc., Norcross, GA, in the amount not to exceed \$55,332.00 through New Jersey State Contract #G-9005 85383.

RESOLUTION #19-517

WHEREAS, the Township of Piscataway is in need of a 2019 Alamo Traxx RC56 Remote Mower (“Grounds Equipment”); and

WHEREAS, the Township of Piscataway wishes to purchase said Grounds Equipment from Cherry Valley Tractor Sales Inc., Marlton, NJ, in the amount not to exceed \$84,918.10 through Educational Services Commission of NJ Co-Op Bid #18/19-25, NJ State Approved Co-Op #65MCECCPS; and

WHEREAS, N.J.S.A. 52:34-6.2 et. seq. authorizes the Township to make purchases and contract for services through the use of a nationally-recognized and accepted cooperative purchasing agreement that has been developed utilizing a competitive bidding process; and

WHEREAS, funds are available pursuant to certification # R-2019-0134;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to enter into a contract for a 2019 Alamo Traxx RC56 Remote Mower with Cherry Valley Tractor Sales Inc., Marlton, NJ in the amount not to exceed \$84,918.10, through Educational Services Commission of NJ Co-Op Bid #18/19-25, NJ State Approved Co-Op #65MCECCPS.

RESOLUTION #19-518

WHEREAS, the Township of Piscataway (the “Township”) awarded a contract to Northeastern Interior Services, LLC, Fairfield, NJ for the Public Safety Building Interior Renovations (the "Project"), in an amount not to exceed \$725,000.00; and

WHEREAS, additional work was necessary for the Project that was not included in the original scope of work outlined by the Township and not anticipated in the proposal from Northeastern Interior Services, LLC to the Township for the Project; and

WHEREAS, there was no prior increase or decrease to this Project; and

WHEREAS, this change order would represent a \$11,745.22 increase in the total amount of the Project from the original contract amount for a final total not to exceed \$736,745.22, a 1.62% increase; and

WHEREAS, N.J.A.C. 5:30-11.3 authorizes a municipality to approve change orders up to twenty (20) percent of the originally awarded contract; and

WHEREAS, pursuant to a change order form, dated December 2, 2019, from the Township Assistant Director of Public Works, said Assistant Director of Public Works recommends approving the Change Order Request No. 1; and

WHEREAS, funds are available pursuant to certification # B-2019-018-01;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, that the appropriate municipal officials be and are hereby authorized to amend the total contract amount for the Public Safety Building Interior Renovations Project with Northeastern Interior Services, LLC, Fairfield, NJ from \$725,000.00 to a final total not to exceed \$736,745.22 and execute the enclosed Contract Change Order in the amount of \$11,745.22, subject to all bid specifications and contract documents.

ANNOUNCEMENTS & COMMENTS FROM OFFICIALS:

none

OPEN TO PUBLIC:

Anthony Weil, 2250 Plainfield Ave N, asking about barricades on his street during paving.

Gustav, 58 Curtis Ave, asking for clarification on item G. Mr. Dacey explained. Also has concerns about property maintenance.

Staci Berger, 233 Ellis Parkway, would like to know why pride flag she gave the council was accepted as a gift and menorah was not. Raj stated he would look into it and what the policy is.

Curtis Grubbs, 1750 W 3rd St, asking about coyote sightings and what can be done. Mr. Dacey explained what state fish and game is doing.

There being no further business to come before the council, the meeting was adjourned at 7:05 pm on motion of Mrs. Lombardi, seconded by Mr. Bullard, carried unanimously.

Respectfully submitted,

Melissa A. Seader, Township Clerk

Accepted:

Frank Uhrin
Council President