

May 2, 2024

A Regular Meeting of the Piscataway Township Council was held on May 2, 2024 at the Piscataway Municipal Building, 455 Hoes Lane, Piscataway, New Jersey. The meeting was called to order by Council President Cahill at 7:30 p.m.

Ms. Cahill 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, login, or dial-in information, 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, Municipal Website, 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.

There will be public comment periods for both remote and in person attendees separately. Each member of the public shall only have one opportunity to speak during each public portion. As the technology does not allow us to know if there are multiple callers on an individual phone line or logged in user account, we ask that if you wish to speak, that you login in or dial in separately so that we can recognize you as a separate individual.

Should you have any further comments or questions, the Township Council is always available by email and phone, and you can always call the Mayor's office during normal operating hours.

On roll call, there were present: Messrs. Carmichael, Lombardi, Rouse, Shah, Uhrin & Cahill.

Ms. Cahill led the salute to the flag.

Mayor Brian Wahler reads the following proclamations:

PROCLAMATION – EMERGENCY MEDICAL SERVICES WEEK

WHEREAS, emergency medical services is a vital public service; and

WHEREAS, the members of emergency medical services teams are ready to provide lifesaving care to those in need 24 hours a day, seven days a week; and

WHEREAS, access to quality emergency care dramatically improves the survival and recovery rate of those who experience sudden illness or injury; and

WHEREAS, the emergency medical services system consists of first responders, emergency medical technicians, paramedics, emergency medical dispatchers, firefighters, police officers, educators, administrators, pre-hospital nurses, emergency nurses, emergency physicians, trained members of the public, and other out of hospital medical care providers; and

WHEREAS, the members of emergency medical services teams, whether career or volunteer, engage in thousands of hours of specialized training and continuing education to enhance their lifesaving skills; and

WHEREAS, it is appropriate to recognize the value and the accomplishments of emergency medical services providers by designating the Emergency Medical Services Week; and

NOW, THEREFORE, I, Brian C. Wahler, Mayor of the Township of Piscataway, County of Middlesex, State of New Jersey, do hereby recognize May 19–25, 2024 as

EMERGENCY MEDICAL SERVICES WEEK

The 50th Anniversary of EMS Week theme is EMS WEEK: Honoring Our Past. Forging Our Future. I encourage the residents of Piscataway to observe this week with appreciation for these services and gratitude to these providers.

PROCLAMATION – MUNICIPAL CLERK'S APPRECIATION WEEK

WHEREAS, the office of the Municipal Clerk is the oldest among public servants; and

WHEREAS, as local government has grown in responsibility and importance throughout history, so has the role of the Municipal Clerk; and

WHEREAS, the Office of the Municipal Clerk serves as the information center on functions of local government and community ensuring transparency and communication between the residents, governing bodies and agencies at all levels of government; and

WHEREAS, Municipal Clerks strive to continually improve the administration of the affairs of the office through sound management practices; and

WHEREAS, in Piscataway, a few of the responsibilities of the Clerk's Office include issuance of licenses, preservation of vital records, maintaining minutes, ordinances and resolutions adopted by the governing body, overseeing elections and providing information to public inquiries; and

WHEREAS, Municipal Clerks have pledged to be ever mindful of their neutrality and impartiality, rendering equal service to all.

NOW THEREFORE BE IT RESOLVED, that I, Brian C. Wahler, Mayor of the Township of Piscataway, County of Middlesex, State of New Jersey, along with the Township Council, recognize the week of May 5 – May 11, 2024 as Municipal Clerks Week, and further recognize our Municipal Clerk Melissa Seader, Deputy Clerk Kelly Mitch and Senior Office Assistant Bunty Sood for the vital services they perform.

Harry Delgado, Director of Accreditation for the New Jersey State Association Chiefs of Police presented Deputy Police Chief Pilch with the Certificate of Accreditation for Piscataway's Police Department.

Ms. Cahill opened the meeting to the remote attendees for comments regarding the Consent Agenda Items.

Jessica Kratovil, 1247 Brookside Rd, asks about the letter to the Board of Education regarding the taxation (item H).

Township Attorney Rajvir Goomer says that there is going to be tax revenue from 1690 S Washington. He said that since the School Board President was part of litigation to challenge approval for this development, the Township is requesting clarification as to whether or not they will be accepting the revenue on it.

There being no further comments, this portion of the meeting was closed to the public.

Ms. Cahill opened the meeting to the in person attendees for comments regarding the Consent Agenda Items.

Costas Efthymious, 58 Curtis Ave, asks for clarification on item F.

Council President Cahill explains the process of applying/obtaining a Peddlers License.

There being no further comments, this portion of the meeting was closed to the public.

RESOLUTION #24-182

RESOLUTION offered by Ms. Lombardi, seconded by Mr. Rouse:

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 May 2, 2024 Regular Meeting appear to have the unanimous approval of all members of the Township Council:

- a. RESOLUTION – Authorizing Return of Escrow:
 - Block 5201, Lot 6.02 – 30 Turner Place – Concept Plan.
 - Block 5302, Lot 1.01 – 521 Stelton Road – 20-ZB-09/10V.
 - Block 805, Lot 31 – 201 11th Street – Concept Plan.
 - Block 5201, Lot 6.02 – 30 Turner Place – 18-PB-31/32.
 - Block 4701, Lot 5.05 – 330 South Randolphville Road – 19-PB-43.
 - Block 5801, Lot 12.01 -10 Corporate Place South – 18-PB-38/39V.
- b. RESOLUTION – Authorizing Award of Renewal of Contract – Police CAD/RMS Annual Maintenance Agreement – Queues Enforth Development, Inc. – Not to Exceed \$34,159.00.
- c. RESOLUTION – Authorizing Chapter 159 – Technology Grant.
- d. RESOLUTION – Authorizing Chapter 159 – State Library’s Social Work Informed Library Services.
- e. RESOLUTION – Chapter 159 – Click It or Ticket 2024 Seat Belt Mobilization.
- f. RESOLUTION – Authorizing 2024 Peddlers License – Amjad Alasmar.
- g. RESOLUTION – Authorizing Donation of Used Equipment to the YMCA South Amboy.
- h. RESOLUTION – Requesting Clarification from Piscataway Board of Education Regarding Tax Revenue.

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 May 2, 2024 Regular meeting and adopted by separate vote.

On roll call vote: Messrs. Carmichael, Lombardi, Rouse, Shah, Uhrin & Cahill answered yes.

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

RESOLUTION #24-183

WHEREAS, on June 6, 2018, PAL IV Associates, LLC., posted an escrow check with the Township of Piscataway in the amount of \$1,000.00 for a Concept Plan Review regarding Block 5201, Lots 6.02 (30 Turner Place); and

WHEREAS, pursuant to a Request for Release of Funds dated October 6, 2023, and Memorandum from the Township Supervisor of Planning dated April 4, 2024, copies of which is attached hereto and made a part hereof, the Supervisor of Planning and Finance Department approved the release of the unexpended escrow fees in the amount of \$914.24 to PAL IV Associates, LLC.; and

WHEREAS, on May 18, 2020, DiLeo Property Group as Managing Agent for Equity Land Group, LLC., posted an escrow check with the Township of Piscataway in the amount of \$17,500.00 regarding Zoning Board Application #20-ZB-09/10V for Block 5302, Lot 1.01 (521 Stelton Road); and

WHEREAS, pursuant to a Request for Release of Funds dated February 5, 2024, and a Memorandum from the Township Supervisor of Planning dated April 8, 2024, the Supervisor of Planning and the Finance Department approved the release of the unexpended escrow fees in the total amount of \$4,880.96 to Equity Land Group, LLC; and

WHEREAS, on March 2, 2023, NAI DiLeo-Bram & Co., posted an escrow check with the Township of Piscataway in the amount of \$750.00, for a Concept Plan Review regarding Block 805, Lot 31 (201 11th Street); and

WHEREAS, pursuant to a Request for Release of Funds dated January 30, 2024, and a Memorandum from the Township Supervisor of Planning dated April 4, 2024, the Supervisor of Planning and the Finance Department approved the release of the unexpended escrow fees in the total amount of \$137.50 to NAI DiLeo-Bram & Co.; and

WHEREAS, on July 2, 2018 and July 9, 2018, PAL IV Associates, LLC, posted two (2) escrow checks with the Township of Piscataway in the amounts of \$500.00 and \$12,000.00, respectively, regarding Planning Board Application #18-PB-31/32 for Block 5201, Lot 6.02 (30 Turner Place); and

WHEREAS, pursuant to a Request for Release of Funds dated October 6, 2023, and a Memorandum from the Township Supervisor of Planning dated April 4, 2024, the Supervisor of Planning and the Finance Department approved the release of the unexpended escrow fees in the total amount of \$2,494.56 to PAL IV Associates, LLC; and

WHEREAS, on January 2, 2020, June 15, 2020, and July 13, 2020, TDC Acquisitions, LLC., posted three (3) escrow checks with the Township of Piscataway in the amounts of \$18,000.00, \$10,000.00, and \$7,500.00, respectively, regarding Planning Board Application #19-PB-43 for Block 4701, Lot 5.05 (330 South Randolphville Road); and

WHEREAS, pursuant to a Request for Release of Funds dated January 11, 2024, and a Memorandum from the Township Supervisor of Planning dated April 4, 2024, the Supervisor of Planning and the Finance Department approved the release of the unexpended escrow fees in the total amount of \$1,508.38 to TDC Acquisitions, LLC; and

WHEREAS, on August 27, 2018, Sudler Construction Co., Inc., posted an escrow check with the Township of Piscataway on behalf of Corporate Park Associates in the amount of \$13,500.00, regarding Planning Board Application #18-PB-38/39V for Block 5801, Lot 12.01 (10 Corporate Place South); and

WHEREAS, pursuant to a Request for Release of Funds dated March 1, 2024, and a Memorandum from the Township Supervisor of Planning dated April 4, 2024, the Supervisor of Planning and the Finance Department approved the release of the unexpended escrow fees in the total amount of \$1,911.87 to Corporate Park Associates.; 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 release unexpended escrow fees to PAL IV Associates, LLC., in the amount of \$914.24 for a Concept Plan Review regarding Block 5201, Lot 6.02 (30 Turner Place); and

BE IT FURTHER RESOLVED that the appropriate municipal officials be and are hereby authorized to release unexpended escrow fees to Equity Land Group, LLC, in the amount of \$4,880.96 regarding Zoning Board Application #20-ZB-09/10V for Block 5302, Lot 1.01 (521 Stelton Road); and

BE IT FURTHER RESOLVED that the appropriate municipal officials be and are hereby authorized to release unexpended escrow fees to NAI DiLeo-Bram & Co., in the amount of \$137.50 for a Concept Plan Review regarding Block 805, Lot 31 (201 11th Street); and

BE IT FURTHER RESOLVED that the appropriate municipal officials be and are hereby authorized to release unexpended escrow fees PAL IV Associates, LLC, in the amount of \$2,494.56 regarding Planning Board Application #18-PB-31/32 for Block 5201, Lot 6.02 (30 Turner Place); and

BE IT FURTHER RESOLVED that the appropriate municipal officials be and are hereby authorized to release unexpended escrow fees to TDC Acquisitions LLC, in the amount of \$1,508.38 regarding Planning Board Application #19-PB-43 for Block 4701, Lot 5.05 (330 South Randolphville Road); and

BE IT FURTHER RESOLVED that the appropriate municipal officials be and are hereby authorized to release unexpended escrow fees to Corporate Park Associates, in the amount of \$1,911.87 regarding Planning Board Application #18-PB-38/39V for Block 5801, Lot 12.01 (10 Corporate Place South).

RESOLUTION #24-184

WHEREAS, the Township of Piscataway is in need of 2024 Police CAD/RMS Systems Maintenance Services (the "Services"); and

WHEREAS, the Township of Piscataway Deputy Chief of the Township Police Department recommends awarding a contract for the Services to QED – Queues Enforth Development, Woburn, MA, through New Jersey State Contract #T0109, Contract #83889, in an amount not to exceed \$34,159.00; and

WHEREAS, there is funding available pursuant to certification # R-2024-0056;

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 purchase 2024 Police CAD/RMS Systems Maintenance Services under New Jersey State Contract #T0109, Contract #83889, to QED - Queues Enforth Development, Woburn, MA, in the amount not to exceed \$34,159.00.

RESOLUTION #24-185

WHEREAS, N.J.S.A 40A:4-87 provides that the Director of the Division of Local Government Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount was not determined at the time of the adoption of the budget; and

WHEREAS, the Director may also approve the insertion of an item of appropriation for equal amount, and

WHEREAS, the Township of Piscataway has received notice of an award of \$15,000.00 from the CSC TKR, LLC d/b/a Cablevision of Raritan Valley- Altice USA, Inc. and wishes to amend its Calendar Year 2024 Budget to include this amount as revenue, and

NOW, THEREFORE, BE IT RESOLVED, that the Township Council of the Township of Piscataway in the County of Middlesex, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year Calendar Year 2024:

<i>Amount Received for</i>	
Technology Grant	\$15,000.00

BE IT FURTHER RESOLVED that the like sum of \$ \$15,000.00 is hereby appropriated under the caption of:

Technology Grant \$15,000.00

BE IT FURTHER RESOLVED, that the Director of Finance forward a certified copy of this resolution electronically to the Director of Local Government Services.

RESOLUTION #24-186

WHEREAS, N.J.S.A 40A:4-87 provides that the Director of the Division of Local Government Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount was not determined at the time of the adoption of the budget; and

WHEREAS, the Director may also approve the insertion of an item of appropriation for equal amount, and

WHEREAS, the Township of Piscataway has received notice of an award of \$2,500.00 from the The New Jersey State Library and wishes to amend its Calendar Year 2024 Budget to include this amount as revenue, and

NOW, THEREFORE, BE IT RESOLVED, that the Township Council of the Township of Piscataway in the County of Middlesex, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year Calendar Year 2024:

Amount Received for

SWILIBS-State Library's Social Work Informed Library Services \$2,500.00

BE IT FURTHER RESOLVED that the like sum of \$ \$2,500.00 is hereby appropriated under the caption of:

SWILIBS-State Library's Social Work Informed Library Services \$2,500.00

BE IT FURTHER RESOLVED, that the Director of Finance forward a certified copy of this resolution electronically to the Director of Local Government Services.

RESOLUTION #24-187

WHEREAS, N.J.S.A 40A:4-87 provides that the Director of the Division of Local Government Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount was not determined at the time of the adoption of the budget; and

WHEREAS, the Director may also approve the insertion of an item of appropriation for equal amount, and

WHEREAS, the Township of Piscataway has received notice of an award of \$10,500.00 from the State of New Jersey, Department of Law and Public Safety, Division of Highway Traffic Safety and wishes to amend its Calendar Year 2024 Budget to include this amount as revenue, and

NOW, THEREFORE, BE IT RESOLVED, that the Township Council of the Township of Piscataway in the County of Middlesex, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year Calendar Year 2024:

Amount Received for
Click It or Ticket 2024 Seat Belt Mobilization \$10,500.00

BE IT FURTHER RESOLVED that the like sum of \$ \$10,500.00 is hereby appropriated under the caption of:

Click It or Ticket 2024 Seat Belt Mobilization \$10,500.00

BE IT FURTHER RESOLVED, that the Director of Finance forward a certified copy of this resolution electronically to the Director of Local Government Services.

RESOLUTION #24-188

WHEREAS, Amjad Alasmar has applied with the Township of Piscataway for a Peddler's License for 2024; and

WHEREAS, pursuant to a letter from the Piscataway Township Police Department, dated April 17, 2024, a copy of which is attached hereto and made a part hereof, the Piscataway Township Police Department recommends granting a Peddler's License to Amjad Alasmar; 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 Peddlers License for 2024 to Amjad Alasmar.

RESOLUTION #24-189

WHEREAS, the Township of Piscataway (the "Township") is the owner of work out equipment that has become fully depreciated; and

WHEREAS, said equipment is not being used by the Township; and

WHEREAS, whereas the Township desires to authorize the donation of said depreciated equipment to The YMCA of Metuchen, Edison, Woodbridge, and South Amboy ("YMCA MEWSA") for use at the YMCA facility in South Amboy; and

WHEREAS, the equipment is eligible to be donated pursuant to N.J.S.A. 40A:11-36.

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 donate the equipment to YMCA MEWSA; and

BEING FURHTER RESOLVED, that the Mayor is authorized to sign the Used Equipment Donation Agreement, a copy of which is attached hereto.

RESOLUTION #24-190

WHEREAS, a property owner is building a warehouse at 1690 South Washington Avenue (the "Property"); and

WHEREAS, certain individuals, including the Piscataway Board of Education ("BOE") President, filed a lawsuit against the Township of Piscataway (the "Township") based on the alleged unacceptable proximity to a Township school; and

WHEREAS, prior to the intent to construct a warehouse at the Property, the property owner wished to build nearly 300 condos as well as over 103,000 square feet of retail/commercial space; and

WHEREAS, the high-density mixed-use development would have brought over 1,200 car trips to the Property on a daily basis and increased the student population in the Township schools which would have placed a strain on Piscataway roads and the school system; and

WHEREAS, the Township denied the application to construct the high-density mixed-use development and after litigation filed by the property owner, the parties settled on a lower density development; and

WHEREAS, the property owner determined it was not economically feasible to construct the reduced density mixed use development at the Property and applied to build a warehouse at the Property, which would have a substantially reduce affect on Piscataway roads and would provide additional revenue to the school system without adding any additional students to the school system; and

WHEREAS, in addition to the BOE President filing the lawsuit against the Township, other BOE members have made critiques of the Township regarding the alleged proximity of the development to a local school; and

WHEREAS, though the BOE members have expressed their opposition to the development of the warehouse, the BOE subsequently approved the opening of a daycare located proximate to another warehouse in the Township; and

WHEREAS, the Township wishes to have clarity as to whether the BOE will take advantage of the benefits of development of the Property, which will bring increased revenue for the BOE without additional costs; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Piscataway, requests that the Township of Piscataway Board of Education confirm to the Township that the Board of Education intends to accept the additional tax revenue from the Property once the development is complete; and

BE IT FURTHER RESOLVED that the Township Clerk shall send a copy of this Resolution to each Township of Piscataway Board of Education member.

ANNOUNCEMENTS & COMMENTS FROM OFFICIALS:

- Councilwoman Carmichael reminds residents about the Annual Walk for your Health on Saturday at the Little League Fields.
- Councilwoman Lombardi recognizes Melissa Seader and Kelly Mitch for Municipal Clerk's Week. She also says that this month Piscataway is having a Restaurant Week. Lastly, she reminds residents about the upcoming Greek Festival.
- Councilman Uhrin also thanks the Clerk's Office for their hard work.
- Mayor Brian Wahler congratulates the residents who participated in the Piscataway Police Citizens Academy.
- Township Attorney Raj Goomer also recognizes the Clerk's Office.
- Council President Cahill echoes what her other Council Members stated and encourages residents to come out to the Annual Walk on Saturday. She also wishes all mothers a Happy Mother's Day.

The Council considered the matters on the Agenda for June 6, 2024:

- ORDINANCE – SECOND READING – Amending Chapter VII (7) Traffic – Section 14 – Parking Prohibited at All Times on Certain Streets – OPEN TO PUBLIC - RESOLUTION Adopting Ordinance.
- RESOLUTION – Appointment of Greg K. Lewit – Deputy Tax Assessor.
- RESOLUTION – Authorizing Release of Irrevocable Standby Letter of Credit:
 - Block 5801, Lot 12.01 – 10 Corporate Place South – 18-PB-38/39V.

- RESOLUTION – Authorizing Amendment to Redevelopment Agreement – RG Constitution Urban Renewal LLC – Block 5901, Lot 3.23 – 10 Constitution Avenue.
- PROCLAMATION – 75th Anniversary – ARC Middlesex County.

OPEN TO PUBLIC - REMOTE ATTENDEES:

There being no comments, this portion of the meeting was closed to the public.

OPEN TO PUBLIC - IN PERSON ATTENDEES:

The following individuals asked for the Council to pass a ceasefire resolution:

- Khaled Zayed, 831 Hoes Ln
- Dina Awad, 306 Grandview Ave
- Sumara Khan, 116 Castle Pointe Blvd
- Aman Waseem, 508 Shirley Parkway
- Muhammad Waseem, 508 Shirley Parkway
- Sarah Rashid, 618 Buckingham Dr
- Rayman Insanali, Somerville
- Nazma Aish, Edison
- Abid Awad, 306 Grandview Ave
- Catherine Balsamo, 192 Davidson Rd
- Nazia Ali, 512 Silverton Pl
- Samia Zafer, 7 Sturbridge Dr E

Costas Efthymious, 58 Curtis Ave, speaks about a complaint that he has with Property Maintenance.

Nadia Ahmed, River Road Rescue Squad, 101 Shirley Parkway, thanks the Council for the proclamation.

There being no further comments, this portion of the meeting was closed to the public.

Council President Cahill address all those who spoke regarding the Ceasefire Resolution.

Township Attorney said that he has been instructed to prepare a resolution for the next meeting.

Mayor Brian Wahler gives his condolences to Councilman Espinosa and his family for the loss of his brother. He also speaks about item H on the consent agenda.

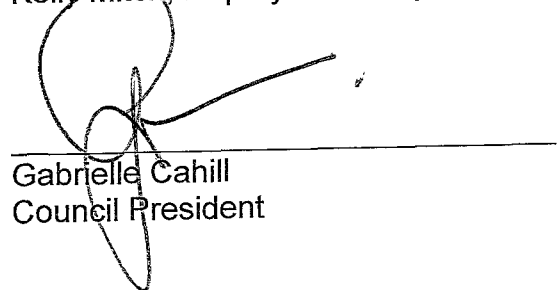
There being no further business to come before the council, the meeting was adjourned at 8:41pm. Motion by Ms. Lombardi, seconded by Mr. Rouse, carried unanimously.

Respectfully submitted,



Kelly Mitch, Deputy Township Clerk

Accepted: August 13, 2024



Gabrielle Cahill
Council President

