MEMBERS
JASI M. EDWARDS
CRYSTAL M. FELICIANO
JENNA L. FIGUEROA KETTENBURG
TESKA T. FRISBY
YAZMINELLY GONZALEZ
JOSEPH A. HARRISON
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TRENTON CITY COUNCIL
REGULAR MEETING
TRENTON CITY HALL, CITY COUNCIL
CHAMBERS, 319 EAST STATE STREET
THURSDAY, NOVEMEBER 5, 2026 AT 5:30 PM
A G E N D A

I. CALL TO ORDER

II. FLAG SALUTE

III. STATEMENT: Adequate notice of this meeting has been given in accordance with the Open Public Meetings Act, pursuant to Public Laws 1975, Chapter 231. This Agenda is complete to the extent known and was sent to the Trenton Times and the Trentonian Newspapers, posted on the first-floor bulletin board in City Hall, filed in the City Clerk's Office and posted on the City of Trenton Website. Formal action will be taken.

IV. ROLL CALL

V. INVOCATION

VI. COUNCIL RECOGNITIONS
Rose Jachetti

VII. APPROVAL OF COMMUNICATIONS/PETITIONS/REPORTS

VIII. OLD BUSINESS [Ordinances 2nd Reading and Public Hearing]

XI. PUBLIC COMMENT

X. NEW BUSINESS:
- **a. RESOLUTIONS**
- **b. ORDINANCES [1st Reading and Introduction]**
- **c. OTHER**

XI. CIVIC COMMENT

XII. EXECUTIVE SESSION

XIII. ADJOURNMENT

The public can join the City Council meeting by going to ZOOM.COM go to join meeting and type the meeting ID number 16003746800. If you join via cell phone, you must install the Zoom application.

The Agenda is subject to change at the discretion of Council leadership.

DOCKET
THURSDAY, NOVEMBER 5, 2026

1. MINUTES FOR APPROVAL

NONE

2. COMMUNICATIONS AND PETITIONS

2a Tort Claim Notice – Essakia Kamara, Trenton, New Jersey filed a notice of claim against the City of Trenton for other damages.

2b Tort Claim – Zenstein Kovalsky filed a letter regarding the claim filed against the City of Trenton on behalf of Robin Patrerson and Ruth Rose Hawkins.

2c Tort Claim – Clark Law Firm filed a Tort Claim Notice against the City of Trenton on behalf of Kyneefa Leak; Estate of Anthony Howlett.

2d Tort Claim – Grungo Law filed a letter regarding the claim filed against the City of Trenton on behalf of Frantz Merizier.

2e Tort Claim – Jeudy Gamboa, Trenton, New Jersey filed a claim against the City of Trenton for property damages.

2f Tort Claim – Cohen & Riechelson filed a claim against the City of Trenton on behalf of Delvys Santana o/b/o Rolando Santana and Disleiny Santana, deceased minors.

2g Tort Claim – Bilal Nasir Halley, Trenton, New Jersey filed a claim against the City of Trenton for other damages.

2h Tort Claim – Edwin Chidozie Okpala, Trenton, New Jersey filed a claim against the City of Trenton for property damages.

2i Civil Action – Morgan & Morgan on the matter of Andrea Anna Winstanley and Michael F. Winstanley v Dake Waterfront Enterprises, LLC d/b/a Cooper's Riverview, Mercer County Improvement Authority, City of Trenton – Department of Public Works, John Does 1-10 and XYZ Corp. 1-10

2j Civil Action – Jonathan D'Agostino & Associates, P.C. on the matter of Jerome Hemingway v State of New Jersey; ABC Companies 1-40; City of Trenton; Mercer County; City of Trenton Department of Public Works

2k Civil Action – Gary C. Zeitz, LLC on the matter of Broadway NY 1, LLC v Helen McCall, et al

2l Pellegrino & Feldstein, LLC on the matter of EPCOT MD LLC v Cityside I & II Owner LLC; city of Trenton, et als.

2m Civil Action – Alfred Tard-El v City of Trenton

2n Civil Action – Pellegrino & Feldstein, LLC on the matter of Trenton Opportunity 10, LLC v Legacy Development Associates, LLC; City of Trenton; Roma Bank n/k/a Investors Bank n/k/a Citizens Bank, National Association; Shirleen Bridgewater, State of New Jersey (461 Stuyvesant Avenue)

2o Civil Action – Pellegrino & Feldstein, LLC on the matter of Trenton Opportunity 10, LLC v Legacy Development Associates, LLC; City of Trenton; Shirleen Bridgewater, State of New Jersey (749 Stuyvesant Avenue)

2p Civil Action – Superior Court of New Jersey, Law Division, Special Civil Part – Wally Nance v City of Trenton, Department of Person

2q Civil Action – Gary C. Zeitz, LLC on the matter of Broadway NY 1, LLC v Sandra L. Coleman, et al.

2r Civil Action – Chiesa Shahinian & Giantomasi, PC on the matter of Minaret Group, LLC and 111 Walnut, LLC v City of Trenton

2s Civil Action Subpoena – Superior Court of New Jersey – State of New Jersey – Trenton Water Works

2t Civil Action Subpoena – Superior Court of New Jersey for Trenton Police Department on the matter of State v Daryl Smith (Luis Vega)

2u Bankruptcy – United States Bankruptcy Court for the Southern District of Texas Houston Division – Dish DBS Corporation, dish Wireless, LLC, et al

2v Bankruptcy – United States Bankruptcy Court for the Southern District of Texas Dallas Division – OMNICARE, LLC, et al

2w Safety National – Letter regarding Claim No. GL1013111058

2x Letter – State of New Jersey, Department of Transportation announcing that the State is accepting applications for Fiscal Year 2027 Local Freight Impact Fund.

2y Letter – Synergy Environmental, Inc. Regarding 800 Greenwood Avenue the Shell Gasoline Service Station.

2z Foreclosure – McCalla Raymer Leibert Pierce for 394 Brunswick Avenue

2aa Foreclosure – Robertson, Anschutz, Schneid, Crane & Partners, PLLC for 105 Kensington Avenue

2ab Foreclosure – Friedman Vartolo, LLP for 230 Hillcrest Avenue

2ac Foreclosure – Brock & Scott, PLLC for 946 Carteret Avenue

2ad Foreclosure – Brock & Scott, PLLC for 20 Glenwood Avenue

2ae Foreclosure – Friedman Vartolo, LLP for 162 Barnt Avenue

2af Civil Action – East Windsor Municipal Court notice of court date regarding Complaint numbers 111-S 2026 1387 and S 2026 1591

2ag Civil Action – Pellegrino & Feldstein, LLC on the matter of Trenton Opportunity 10, LLC v Paul L. Howarth; Sherri A. Howarth; John Doe

2ah Tort Claim – Ethen Ostroff Law filed a claim against the City of Trenton on behalf of Joyce Butler for personal injury.

3. REPORTS

3a NONE

4. ORDINANCES - 2ND READING AND PUBLIC HEARING

26-088 BOND ORDINANCE PROVIDING FOR PHASE VII OF THE LEAD SERVICE LINE REPLACEMENT PROGRAM IN THE TRENTON WATER WORKS SERVICE AREA, BY THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY, APPROPRIATING $20,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $20,000,000 BONDS OR NOTES TO FINANCE THE COST THEREOF

26-138 AN ORDINANCE TO AMEND CHAPTER 268, OF THE CODE OF THE CITY OF TRENTON, TITLED "TAXATION" REGARDING THE REVIEW OF APPLICATIONS FOR PAYMENTS IN LIEU OF TAXES (PILOT) AND THE PAYMENT OF COSTS REQUIRED FOR A THOROUGH REVIEW OF THE APPLICATION BEFORE A DETERMINATION CAN BE MADE IF SUCH APPLICATIONS ARE IN THE BEST INTEREST OF THE CITY OF TRENTON

26-139 ORDINANCE AUTHORIZING AN AGREEMENT FOR PAYMENT IN LIEU OF TAXES BETWEEN THE CITY OF TRENTON AND STEPPING STONES SRO URBAN RENEWAL, LLC FOR A PERIOD NOT TO EXCEED 30 YEARS

26-140 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY LOCATED AT BLOCK 23101, LOT 3 AND BLOCK 23004, LOT 3 AND COMMONLY KNOWN AS 299 ENTERPRISE AVENUE TO ALPHA SHREDDING GROUP, INC.

26-141 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 19 ASBURY PLACE, AND IDENTIFIED ON THE CITY TAX MAP AS BLOCK 11006, LOT 27 PURSUANT TO N.J.S.A. 40A:12-13(C), TO YAMIKA NUNEZ DE CEDENO FOR THE SALE PRICE OF SEVEN THOUSAND TWO HUNDRED DOLLARS ($7,200)

26-142 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTIES COMMONLY KNOWN AS 26, 28, 33 AND 35 KELSEY AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 33304, LOTS 8 AND 9 AND BLOCK 33303, LOTS 12 AND 13 PURSUANT TO N.J.S.A. 40A:12-13(C), TO VISION INVESTMENT GROUP, LLC FOR THE SALE PRICE OF TWENTY THOUSAND DOLLARS ($20,000)

26-143 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 69 AND 71 BREUNIG AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 22503, LOTS 22 AND 21 PURSUANT TO N.J.S.A. 40A:12-13(C), TO PEACE OF MIND CONSTRUCTION, LLC FOR THE SALE PRICE OF THIRTEEN THOUSAND SIX HUNDRED FIFTY DOLLARS ($13,650)

26-144 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 119 SECOND STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 10301, LOT 35 PURSUANT TO N.J.S.A. 40A:12-13(C), TO MOKOBOD, LLC FOR THE SALE PRICE OF THREE THOUSAND DOLLARS ($3,000)

26-145 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 157 AFTER ROSEMONT AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 5802, LOT 24 AND ADDITIONAL LOT 23 PURSUANT TO N.J.S.A. 40A:12-13(C), TO GARLAND BARBER FOR THE SALE PRICE OF TWO THOUSAND DOLLARS ($2,000)

26-146 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 38 SYLVESTER STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 9202, LOT 6 PURSUANT TO N.J.S.A. 40A:12-13(C), TO ETHEL MCNEIL-SPRIGGS FOR THE SALE PRICE OF ONE HUNDRED FIFTY DOLLARS ($150)

26-147 ORDINANCE AMENDING ORDINANCE NO. 26-092, WHICH AUTHORIZED THE SALE OF CITY OWNED PROPERTIES COMMONLY KNOWN AS 304 AND 306 BELLEVUE AVENUE TO CAPITAL CITY ENTERPRISES, LLC PURSUANT TO N.J.S.A. 40A:12-13(C), TO CORRECT THE CITY TAX MAP DESIGNATION OF THE PROPERTIES FROM BLOCK 7202 TO BLOCK 4601, LOTS 14.01 AND 14

5. RESOLUTIONS

CITY CLERK'S OFFICE

26-444 RESOLUTION APPOINTING MEMBERS TO THE ZONING BOARD OF ADJUSTMENT

26-464 RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TRENTON COUNTY OF MERCER, STATE OF NEW JERSEY, IN SUPPORT OF NEW JERSEY SENATE BILL S292, SPONSORED BY SENATOR SHIRLEY K. TURNER, WHICH REQUIRES AIR CONDITIONING IN CERTAIN RESIDENTIAL RENTAL UNITS

26-465 AUTHORIZING THE CITY COUNCIL OF THE CITY OF TRENTON TO HOLD AN EXECUTIVE SESSION WHICH EXCLUDES THE PUBLIC

DEPARTMENT OF ADMINISTRATION, MARIA RICHARDSON, BUSINESS ADMINISTRATOR

26-362 RESOLUTION OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (THE "CITY") AUTHORIZING THE SUBMISSION OF AN APPLICATION TO THE LOCAL FINANCE BOARD REQUESTING APPROVAL OF (i) A BOND ORDINANCE UNDER THE PROVISIONS OF THE MUNICIPAL QUALIFIED BOND ACT, N.J.S.A. 40A:3-1 ET SEQ. (THE "ACT"), (ii) THE ISSUANCE OF QUALIFIED BONDS UNDER THE PROVISIONS OF THE ACT, AND (iii) THE ISSUANCE OF QUALIFIED BONDS THROUGH THE NEW JERSEY INFRASTRUCTURE BANK PURSUANT TO THE PROVISIONS OF N.J.S.A. 58:11B-9(A) (AMOUNT $13,000,000.00)

26-363 RESOLUTION OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (THE "CITY") AUTHORIZING THE SUBMISSION OF AN APPLICATION TO THE LOCAL FINANCE BOARD REQUESTING APPROVAL OF (i) A BOND ORDINANCE UNDER THE PROVISIONS OF THE MUNICIPAL QUALIFIED BOND ACT, N.J.S.A. 40A:3-1 ET SEQ. (THE "ACT"), (ii) THE ISSUANCE OF QUALIFIED BONDS UNDER THE PROVISIONS OF THE ACT, AND (iii) THE ISSUANCE OF QUALIFIED BONDS THROUGH THE NEW JERSEY INFRASTRUCTURE BANK PURSUANT TO THE PROVISIONS OF N.J.S.A. 58:11B-9(A) (AMOUNT $3,000,000.00)

26-460 RESOLUTION AWARDING A NEGOTIATED CONTRACT TO HIGHSPRING, LLC DBA VACO, LLC FOR FINANCIAL CONSULTING SERVICES IN AN AMOUNT NOT TO EXCEED $235,000.00 FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD

DEPARTMENT OF LAW, WES BRIDGES, DIRECTOR

26-398 RESOLUTION AUTHORIZING SETTLEMENT OF A CIVIL ACTION IN THE MATTER OF A.D. V. CITY OF TRENTON, ET AL DOCKET NO. MER-L-1452-25, IN THE TOTAL AMOUNT OF $90,000.00

DEPARTMENT OF POLICE, STEVE WILSON, DIRECTOR

26-445 RESOLUTION APPLYING AND ACCEPTING A GRANT IN THE AMOUNT OF $19,900.00 FROM THE NEW JERSEY DIVISION OF HIGHWAY TRAFFIC SAFETY, FY2027 COMPREHENSIVE TRAFFIC SAFETY PROGRAM

DEPARTMENT OF FINANCE

26-446 RESOLUTION AUTHORIZING THE CITY OF TRENTON TO CANCEL AN ASSIGNMENT OF (1) TAX SALE CERTIFICATE

26-447 RESOLUTION AUTHORIZING THE CITY OF TRENTON TO ISSUE REFUNDS TOTALING $30,153.05 ON 10 PROPERTIES

DEPARTMENT OF HOUSING & ECONOMIC DEVELOPMENT
YOLANDA VAZQUEZ, INTERIM DIRECTOR

26-448 RESOLUTION AUTHORIZING THE SUBMISSION, ACCEPTANCE, AND EXECUTION OF A PROPOSAL IN RESPONSE TO A REQUEST FOR PROPOSALS FOR THE NATIONAL URBAN RESEARCH & EXTENSION CENTER BUILDING-INTEGRATED AGRICULTURE ACADEMY

26-449 RESOLUTION AUTHORIZING REFUND OF DEVELOPERS' ESCROW ACCOUNT IN THE AMOUNT OF $780.12

26-450 RESOLUTION AUTHORIZING REFUND OF DEVELOPERS' ESCROW ACCOUNT IN THE AMOUNT OF $1,000.00

26-451 RESOLUTION AUTHORIZING PAYMENT FOR A CONTRACT WITH CARROLL GROUP, INC., 4 YOUNGS ROAD, HAMILTON, NEW JERSEY 08619 ON AN EMERGENCY BASIS FOR THE DEMOLITION OF 133 FOUNTAIN AVENUE, TRENTON, NEW JERSEY IN AN AMOUNT NOT TO EXCEED $78,648.00

26-452 RESOLUTION AWARDING A CONTRACT THROUGH A FAIR AND OPEN PROCESS IN ACCORDANCE WITH N.J.S.A. 19:44 A-20 ET SEQ., TO ROBERT ENGINEERING GROUP, LLC TO PROVIDE ENGINEERING SERVICES, DESIGN AND CONSTRUCTION INSPECTION SERVICES FOR SIDEWALKS IMPROVEMENTS PROJECTS CONSISTING OF SIDEWALK REPLACEMENT, REPAIR, AND ADA COMPLIANCE UPGRADES UTILIZING UEZ FUNDS FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF THE AWARD IN AN AMOUNT NOT TO EXCEED $209,900.00 FOR THE DEPARTMENT OF HOUSING AND ECONOMIC DEVELOPMENT – RFP2026-24

26-462 RESOLUTION SUPPORTING SUBMISSION OF AN APPLICATION FOR NEW JERSEY DEPARTMENT OF TRANSPORTATION SAFE ROUTES TO SCHOOL (SRTS) INFRASTRUCTURE 2027 PROGRAM

26-463 RESOLUTION AMENDING RESOLUTION NO. 23-511 TO REMOVE 614 MARTIN LUTHER KING, JR. BOULEVARD (BLOCK 8403, LOT 30), 685 MARTIN LUTHER KING, JR. BOULEVARD (BLOCK 8603, LOTS 3 AND 4), AND 133 FOUNTAIN AVENUE (BLOCK 6702, LOT 26) FROM THE CITY-OWNED PROPERTIES DEDICATED TO THE TRENTON HOUSING AUTHORITY IN SUPPORT OF THE CHOICE NEIGHBORHOOD IMPLEMENTATION GRANT APPLICATION FOR THE DEVELOPMENT OF THE NORTH TRENTON BATTLE MONUMENT CHOICE NEIGHBORHOOD REDEVELOPMENT PROJECT

DEPARTMENT OF PUBLIC WORKS, HECTOR WEAH, INTERIM DIRECTOR

26-453 RESOLUTION REJECTING BID RECEIVED FOR ON-CALL PLUMBING SERVICES, PLUMBING IMPROVEMENTS, AND REPAIRS AT VARIOUS FACILITIES ON AN AS NEEDED BASIS FOR A PERIOD OF ONE (1) YEAR WITH THE OPTION TO EXTEND TWO (2) ADDITIONAL ONE (1) YEAR EXTENSIONS FOR THE CITY OF TRENTON, DEPARTMENT OF PUBLIC WORKS, AND THE DEPARTMENT OF RECREATION, NATURAL RESOURCES AND CULTURE – BID2026-88

DEPARTMENT OF WATER AND SEWER, SEAN SEMPLE, DIRECTOR

26-454 RESOLUTION AUTHORIZING PAYMENT FOR AN EMERGENCY CONTRACT WITH RAPID PUMP & METER SERVICE CO., P.O. BOX AY, PATERSON, NJ 07509, AWARDED ON AN EMERGENCY BASIS FOR THE EMERGENCY REPAIRS OF TWO PUMP MOTORS AT THE INTERMEDIATE PUMP STATION, FOR THE DEPARTMENT OF WATER AND SEWER TRENTON SEWER UTILITY, IN AN AMOUNT NOT TO EXCEED $225,754.87

26-455 RESOLUTION AUTHORIZING A CONTRACT AWARDED TO HACH COMPANY, FOR THE FURNISHING AND DELIVERY OF LABORATORY CONSUMABLES FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT AWARDED THROUGH NEW JERSEY STATE CONTRACT #T-0983 #21-FOOD-01684 FROM OCTOBER 20, 2026, TO OCTOBER 31, 2027, IN AN AMOUNT NOT TO EXCEED $129,555.20

26-456 RESOLUTION AUTHORIZING PAYMENT FOR AN EMERGENCY CONTRACT WITH DEWCON, INC., P.O. BOX 439, BASKING RIDGE, NJ 07920, WHICH WAS AWARDED ON AN EMERGENCY BASIS FOR THE EMERGENCY REPAIRS OF MULTIPLE WATER MAIN BREAKS AT VARIOUS LOCATIONS WITHIN THE WATER DISTRIBUTION SERVICE AREAS FOR THE DEPARTMENT OF WATER AND SEWER TRENTON WATER WORKS IN AN AMOUNT NOT TO EXCEED $645,373.98

26-457 RESOLUTION AUTHORIZING CHANGE ORDER NUMBER ONE (1) TO THE CONTRACT AWARDED THROUGH RESOLUTION 25-300 TO ROMAN E&G CORPORATION FOR LEAD SERVICE LINE REPLACEMENT PROGRAM PHASE 5A TO INCREASE THE TOTAL AMOUNT TO NOT EXCEED $6,111,545.00 – BID2025-18A

26-458 RESOLUTION AUTHORIZING PAYMENT FOR AN EMERGENCY CONTRACT WITH MUNICIPAL MAINTENANCE CO., 1352 TAYLOR LANE, CINNAMINSON, NJ 08077, AWARDED ON AN EMERGENCY BASIS FOR THE EMERGENCY REPAIRS OF THREE PUMP MOTORS AND RENTAL OF GODWIN BYPASS PUMPS AT THE INTERMEDIATE PUMP STATION, FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON SEWER UTILITY, IN AN AMOUNT NOT TO EXCEED $637,250.00

26-459 RESOLUTION REJECTING PROPOSALS RECEIVED FOR THE RE-ADVERTISEMENT FOR PROFESSIONAL SERVICES OPERATIONS FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT RFP2026-01

DEPARTMENT OF RECREATION, NATURAL RESOURCES AND CULTURE, PAUL HARRIS, INTERIM DIRECTOR

26-461 RESOLUTION AUTHORIZING CHANGE ORDER NO. 2 TO THE CONTRACT WITH HALL CONSTRUCTION CO. FOR THE TRENTON CITY HALL FRONT PLAZA RESTORATION PROJECT FOR THE DEPARTMENT OF RECREATION, NATURAL RESOURCES, AND CULTURE IN THE AMOUNT OF $37,541.87, FOR A REVISED CONTRACT AMOUNT NOT TO EXCEED $6,570,293.92

6. ORDINANCES - 1ST READING AND INTRODUCTION

26-114 BOND ORDINANCE PROVIDING FOR THE WATER MAIN REPLACEMENT PROJECT IN THE TRENTON WATER WORKS SERVICE AREA, BY AND IN THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY; APPROPRIATING $13,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $13,000,000 BONDS OR NOTES TO FINANCE THE COST THEREOF

26-115 BOND ORDINANCE PROVIDING FOR THE UPGRADE OF THE TRENTON WATER WORKS SCADA SYSTEM, BY AND IN THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY; APPROPRIATING $3,000,000 THEREFORE AND AUTHORIZING THE ISSUANCE OF $3,000,000 BONDS OR NOTES TO FINANCE THE COST THEREOF

26-148 AN ORDINANCE AMENDING CHAPTER 42 OF THE CODE OF THE CITY OF TRENTON TO ESTABLISH MECHANICAL PERMIT FEES

26-149 AN ORDINANCE RESCINDING TRENTON MUNICIPAL ORDINANCE 26-128 ADOPTED ON OCTOBER 20, 2026

26-150 AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 315, ARTICLE 8/3 OF THE LAND DEVELOPMENT ORDINANCE OF THE CITY OF TRENTON TO ADD A NEW SECTION A.3.

PUBLIC HEARING AND 2ND READING FOR ORDINANCES TO BE HELD ON DECEMBER 1, 2026.

5. RESOLUTION TO ENTER EXECUTIVE SESSION

26-465 RESOLUTION AUTHORIZING THE CITY COUNCIL OF THE CITY OF TRENTON TO HOLD AN EXECUTIVE SESSION WHICH EXCLUDES THE PUBLIC

26-398 RESOLUTION AUTHORIZING SETTLEMENT OF A CIVIL ACTION IN THE MATTER OF A.D. V. CITY OF TRENTON, ET AL DOCKET NO. MER-L-1452-25, IN THE TOTAL AMOUNT OF $90,000.00

DCA/DLGS WAIVER NO. TRW26H-02 (IF APPLICABLE) **ORDINANCE** No. **26-088**

1st Reading AUG 0 6 2026

Public Hearing

2nd Reading & Passage

Withdrawn Lost

Date to Mayor

Date Returned

Date Resubmitted to Council

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., CITY ATTORNEY

Factual content certified by

MARIA RICHARDSON, BUSINESS ADMINISTRATOR

COUNCILMAN / WOMAN PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY:

BOND ORDINANCE PROVIDING FOR PHASE VII OF THE LEAD SERVICE LINE REPLACEMENT PROGRAM IN THE TRENTON WATER WORKS SERVICE AREA, BY THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY, APPROPRIATING $20,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $20,000,000 BONDS OR NOTES TO FINANCE THE COST THEREOF

WHEREAS, the Trenton Water Works ("TWW"), a public water system owned and operated by the City of Trenton, in the County of Mercer, State of New Jersey (the "City"), provides drinking water to approximately 215,000 customers with approximately 63,000 metered accounts and utilizes approximately 650 miles of distribution mains in Trenton, Hamilton, Lawrence, Ewing and Hopewell; and

WHEREAS, TWW desires to replace all or a portion of its lead service lines in TWW's public water distribution system with copper service lines in order to bring its public water system into compliance with the United States Environmental Protection Agency's ("USEPA") lead and copper rule and continue progress on the New Jersey Department of Environmental Protection ("NJDEP") mandated Lead Service Line Replacement Plan under N.J.S.A. 52:12A-44 (the "Project"); and

WHEREAS, the City, on behalf of TWW, has previously filed with the NJDEP an initial plan for the replacement of all lead service lines within the TWW service area in accordance with N.J.S.A. 52:12A-44, which involves the implementation and completion of the Project; and

ORDINANCE

WHEREAS, the lead service lines connect to TWW's water distribution system, but all or a portion of such lead service lines are privately owned by various property owners; and

WHEREAS, as of this date, TWW is required to provide an average annual replacement of 10% of the public water system's lead service lines that are known to, and identified by, TWW over a 10 year period from the effective date of N.J.S.A. 52:12A-44; and

WHEREAS, N.J.S.A. 40A:2-22(f)(5) authorizes, among other things, municipalities, including the City, to finance service connections to publicly-owned water systems, from the distribution main onto privately-owned real property and into the privately-owned structure, for the purpose of replacing residential, commercial, and industrial lead service lines, for up to 30 years; and

WHEREAS, the Project will improve the City's drinking water quality and public health conditions; and

WHEREAS, TWW believes that the provision of clean, lead free drinking water to its customers is a public purpose beneficial to all of its customers and any benefit to any private land owner in accomplishing this purpose is incidental and subordinate to this primary public and governmental purpose; and

WHEREAS, the City previously adopted bond ordinances totaling $92,000,000 to finance Phases I, II, IV, V and VI of its lead service line replacement program, and it now desires to adopt a bond ordinance in the amount of $20,000,000 to finance Phase VII of the Project.

BE IT ORDAINED AND ENACTED BY THE CITY COUNCIL OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (not less than two-thirds of all the members thereof affirmatively concurring), AS FOLLOWS:

ORDINANCE

SECTION 1. The improvements or purposes described in Section 3 of this bond ordinance are hereby authorized to be undertaken on behalf of Trenton Water Works ("TWW") by the City of Trenton, in the County of Mercer, State of New Jersey (the "City") as general improvements. For the said improvements stated in Section 3, there is hereby appropriated the amount of $20,000,000. Pursuant to the provisions of N.J.S.A. 40A:2-11(c) of the Local Bond Law, N.J.S.A. 40A:2-1 et seq., as amended and supplemented (the "Local Bond Law"), no down payment is required as this bond ordinance involves environmental infrastructure projects, which are funded by loans from the New Jersey Infrastructure Bank (the "I-Bank") or the State of New Jersey, acting by and through the Department of Environmental Protection.

SECTION 2. For the financing of said improvements or purposes described in Section 3 hereof and to meet the $20,000,000 appropriation, negotiable bonds of the City are hereby authorized to be issued in the principal amount of $20,000,000 pursuant to, and within all limitations prescribed by, the Local Bond Law. In anticipation of the issuance of said bonds and to temporarily finance said improvements or purposes, negotiable notes of the City in a principal amount not exceeding $20,000,000 are hereby authorized to be issued pursuant to, and within the limitations prescribed by, said Local Bond Law.

SECTION 3. The improvements hereby authorized and purposes for the financing of which said debt obligations are to be issued are for the replacement of approximately 2,000 lead and galvanized service lines in the City.

a. All improvements shall include, as applicable, treatment improvements to mitigate lead contamination, reservoir/piping improvements to reduce potential for algae growth, the furnishing and installation of lead rated filters, lead service inventory development, all field work, site restoration of, as applicable, the trench, streets, and curbs, materials, equipment, engineering, design, architectural, environmental consulting

work, preparation of plans and specifications, permits, bid documents, conducting and preparation of reports and studies, equipment rental, labor and appurtenances necessary therefore or incidental thereto.

b. The estimated maximum amount of bonds or notes to be issued for said improvements or purposes is $20,000,000.

c. The estimated cost of said improvements or purposes is $20,000,000.

SECTION 4. In the event the United States of America, the State of New Jersey, and/or the County of Mercer make a loan, contribution or grant-in-aid to the City for the improvements authorized hereby and the same shall be received by the City prior to the issuance of the bonds or notes authorized in Section 2 hereof, then the amount of such bonds or notes to be issued shall be reduced by the amount so received from the United States of America, the State of New Jersey, and/or the County of Mercer. In the event, however, that any amount so loaned, contributed or granted by the United States of America, the State of New Jersey, and/or the County of Mercer shall be received by the City after the issuance of the bonds or notes authorized in Section 2 hereof, then such funds shall be applied to the payment of the principal of and interest on the bonds or notes so issued and shall be used for no other purpose. This Section 4 shall not apply, however, with respect to any contribution or grant in aid received by the City as a result of using such funds from this bond ordinance as "matching local funds" to receive such contribution or grant in aid.

SECTION 5. All bond anticipation notes issued hereunder shall mature at such times as may be determined by the Chief Financial Officer of the City, provided that no note shall mature later than one (1) year from its date, unless such bond anticipation notes are permitted to mature at such later date in accordance with the provisions of the New Jersey Infrastructure Trust Act, N.J.S.A. 58:11B-1 ("NJIT Act"). The notes shall bear interest at such

rate or rates and be in such form as may be determined by the Chief Financial Officer. The Chief Financial Officer of the City shall determine all matters in connection with the notes issued pursuant to this bond ordinance, and the signature of the Chief Financial Officer upon the notes shall be conclusive evidence as to all such determinations. All notes issued hereunder may be renewed from time to time in accordance with the provisions of the Local Bond Law and, as applicable, the provisions of the NJIT Act. The Chief Financial Officer is hereby authorized to sell part or all of the notes from time to time at public or private sale and to deliver them to the purchaser thereof upon receipt of payment of the purchase price and accrued interest thereon from their dates to the date of delivery thereof. The Chief Financial Officer is directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the notes pursuant to this bond ordinance is made. Such report must include the principal amount, the description, the interest rate, and the maturity schedule of the notes so sold, the price obtained and the name of the purchaser.

SECTION 6. The City hereby certifies that it has adopted a capital budget or a temporary capital budget, as applicable. The capital or temporary capital budget of the City is hereby amended to conform with the provisions of this bond ordinance to the extent of any inconsistency herewith. To the extent that the purposes authorized herein are inconsistent with the adopted capital or temporary capital budget, a revised capital or temporary capital budget has been filed with the Division of Local Government Services.

SECTION 7. The following additional matters are hereby determined, declared, recited and stated:

a. The purposes described in Section 3 of this bond ordinance are not current expenses. In accordance with N.J.S.A. 52:12A-44, it is an improvement which the City may lawfully undertake as a local improvement, the cost of which may be borne by all of the customers of TWW's water system or may be specially assessed on property specially

benefitted thereby via the levy of a special assessment against the benefitted properties, upon notice to the Director of the Division of Local Government Services of the New Jersey Department of Community Affairs. All or a portion of the costs of such purpose not specially assessed on property specially benefitted thereby shall be undertaken as a general improvement by the City.

b. The period of usefulness of said improvements is within the limitations of said Local Bond Law and, according to the reasonable life thereof computed from the date of the said bonds authorized by this bond ordinance, the period of usefulness is thirty (30) years.

c. The supplemental debt statement required by the Local Bond Law has been duly made and filed in the Office of the Clerk of the City and a complete executed duplicate thereof has been filed in the Office of the Director of the Division of Local Government Services within the Department of Community Affairs of the State of New Jersey, and such statement shows that the gross debt of the City, as defined in the Local Bond Law, is increased by the authorization of the bonds and notes provided for in this bond ordinance by $20,000,000 and the said obligations authorized by this bond ordinance will be within all debt limitations prescribed by said Local Bond Law.

d. An aggregate amount not exceeding $3,000,000 for items of expense listed in and permitted under section 20 of the Local Bond Law is included in the estimated cost indicated herein for the improvements hereinbefore described.

e. This bond ordinance authorizes obligations of the City solely for purposes described in N.J.S.A. 40A:2-7(h). The obligations authorized herein are to be issued for purposes that are deemed to be self-liquidating pursuant to N.J.S.A. 40A:2-47(a) and are deductible from gross debt pursuant to N.J.S.A. 40A:2-44(c).

SECTION 8. The full faith and credit of the City are hereby pledged to the

punctual payment of the principal of and the interest on the debt obligations authorized by this bond ordinance. The debt obligations shall be direct, unlimited obligations of the City, and the City shall be obligated to levy *ad valorem* taxes upon all the taxable property within the City for the payment of the debt obligations and the interest thereon without limitation as to rate or amount.

SECTION 9. The City reasonably expects to reimburse any expenditures toward the costs of the improvements or purposes described in Section 3 hereof and paid prior to the issuance of any bonds or notes authorized by this bond ordinance with the proceeds of such bonds or notes. This Section 9 is intended to be and hereby is a declaration of the City's official intent to reimburse any expenditures toward the costs of the improvements or purposes described in Section 3 hereof to be incurred and paid prior to the issuance of bonds or notes authorized herein in accordance with Treasury Regulations Section 150-2. All reimbursement allocations will occur not later than eighteen (18) months after the later of (i) the date the expenditure from a source other than any bonds or notes authorized herein is paid, or (ii) the date the improvements or purposes described in Section 3 hereof are "placed in service" (within the meaning of Treasury Regulations §1.150-2) or abandoned, but in no event more than three (3) years after the expenditure is paid.

SECTION 10. The City covenants to maintain the exclusion from gross income under section 103(a) of the Internal Revenue Code of 1986, as amended, of the interest on all tax-exempt bonds and notes issued under this ordinance.

SECTION 11. The bonds authorized herein shall be designated as "Qualified Bonds", pursuant to the Municipal Qualified Bond Act, N.J.S.A. 40A:3-1 et seq. (the "Municipal Qualified Bond Act"), and shall contain a recital that it is issued pursuant to Title 40A of the New Jersey Statutes and is entitled to the benefits of the provisions of the Municipal Qualified Bond Act. The City shall certify to the State Treasurer the name and address of the paying agent, the

ORDINANCE

maturity schedule, the interest rate and the dates of payment of debt service on such Qualified Bonds within ten (10) days after the date of issuance of such Qualified Bonds.

SECTION 12. This bond ordinance shall take effect twenty (20) days after the first publication hereof after final adoption, as provided by the Local Bond Law.

TRODUCTION:	MOTION: Risby				SECOND: Harrison				ORD. AUTHORED BY:									ADOPTION	MOTION:					SECOND:		
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION					ADOPTION		
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
DWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
ELICIANO	✓								HARRISON	✓																
RISBY	✓								WILLIAMS	✓																

Y - NO VOTE AB - ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on AUG 0 6 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED / REJECTED
Mayor

_____ AYE / NAY
Reconsidered by Council – Override Vote

_____
President of Council

_____
City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE No. 26-138

1st Reading OCT 2 0 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

JIM BEACH, CHIEF OF STAFF

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

AN ORDINANCE TO AMEND CHAPTER 268, OF THE CODE OF THE CITY OF TRENTON, TITLED "TAXATION" REGARDING THE REVIEW OF APPLICATIONS FOR PAYMENTS IN LIEU OF TAXES (PILOT) AND THE PAYMENT OF COSTS REQUIRED FOR A THOROUGH REVIEW OF THE APPLICATION BEFORE A DETERMINATION CAN BE MADE IF SUCH APPLICATIONS ARE IN THE BEST INTEREST OF THE CITY OF TRENTON

WHEREAS, New Jersey's long term tax exemption law, N.J.S.A. 40A:20-1 et seq. authorizing Payment in Lieu of Taxes (PILOT) allows municipalities to exempt developers from traditional property taxes on improvements in exchange for predictable annual service charges; and

WHEREAS the purpose of this law is to incentivize redevelopment in areas declared "in need of rehabilitation," stimulate economic growth, or fulfill a municipalities' affordable housing requirement; and

WHEREAS instead and in place of standard property taxes, developers pay an annual service charge (PILOT) which is based on a percentage of the project's annual gross revenue or total construction costs; and

WHEREAS, a financial, community and infrastructure review by a third party, independent CPA or RMA individual or firm, governmental finance or municipal advisory firm, or public finance bond attorneys or firm, thoroughly familiar with Payments in Lieu of Taxes (PILOTS), and recognized as an expert with cost-benefit analysis, familiar with NJ Local Finance Notice 2025-12, and experienced in the enforcement of compliance reporting of (PILOT) annual audited financial statements is desirable to determine if the (PILOT) application is a good deal for the City of Trenton; and

WHEREAS, such review is to be funded by the developer submitting the PILOT application posting escrow payments via the municipal escrow deposit procedures.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF TRENTON, COUNTY OF MERCER, STATE OF NEW JERSEY AS FOLLOWS;

Chapter 268 of the Code of the City of Trenton shall be amended as follows:

ARTICLE VIII **Fee Collection for a Payment in Lieu of Taxes Application**

§ 268-51 Fee collection.

A. An initial escrow payment of $5,000 is due at the time of filing a Payment in Lieu of Taxes (PILOT) application.

B. The application fees, escrow deposits, and other charges contained in this article shall be due and payable to the City at the time of filing the PILOT application.

C. All fees will be collected by the Finance Department and transmitted to the proper account of the City in a manner as required by law.

D. Any additional fees shall be paid by the developer immediately when notified and the work those fees fund shall not be performed until the funds have been submitted, pursuant to the law, post-facto reimbursements are not permitted.

§ 268-52 Escrow deposits.

A. The Finance Director or such subordinate officials as may be designated to act on his (her) behalf of the City of Trenton shall make all of the payments to third party independent professionals for services rendered to the City of Trenton or approving authority for review of applications including but not limited to: review and preparation of (PILOT) cost benefit analysis reports; (PILOT) financial agreement forecast reports; revenue distribution study reports; reports suggested by the New Jersey Municipal Tax Abatement Handbook; municipal fiscal and economic impact analysis; community and infrastructure impact reports; a tax shift calculation; a report regarding gross revenue vs. net income audit triggers; discussion and recommendation for a market based escalation clause; compliance with Local Finance Notice 2025-12; public infrastructure and "off-site" giveback report; other documents that may be required; and inspection of improvements. An applicant shall be responsible to submit additional escrow deposits, if required, to the City of Trenton for these professional charges as well as for opinions by third party independent consultant presentations regarding analysis of the application; review and preparation of documents as required; inspections; enforcement of (PILOT) requirements; and monitoring of developments under construction, by third party independent consultants.

B. The application and inspection charges shall include, but not be limited to:

(1) Charges for review of the (PILOT) applications, and evaluation of the (PILOT) applications. Review, and preparation of: (PILOT) cost benefit analysis reports; (PILOT) financial agreement forecast reports; revenue distribution study reports; reports suggested by the New Jersey Municipal Tax Abatement Handbook; municipal fiscal and economic impact analysis; community and infrastructure impact reports; a tax shift calculation; a report regarding gross revenue vs. net income audit triggers; discussion and recommendation for a market based escalation clause; compliance with Local Finance Notice 2025-12; a public infrastructure and "off-site" giveback report; other usual and customary analysis that may be required; and inspection of improvements, required for a thorough and complete review and inspections of PILOT applications; and

(2) For services, recommendations rendered by review, analysis reports and inspections as described in B, (1) above by third party independent consultants appointed by the City of Trenton.

C. The applicant shall be required to deposit additional escrow funds when the escrow has been depleted to 20% of the original escrow amount.

D. If an escrow account contains insufficient funds to cover the costs of charges for review and evaluation of the application, the Finance Director or such subordinate officials as may be designated to

ORDINANCE No. 26-

act on his behalf shall provide the applicant with notice of the insufficient balance notifying the applicant to post a deposit to the account in an amount to be stated by the City. The City of Trenton shall suspend and pause the review of the application until such time as the escrow is replenished. Pursuant to law, post de-facto reimbursements are not permitted.

E. The third-party independent consulting entity shall provide the City of Trenton with a certificate of insurance that indicates errors and omissions insurance coverage, and the city of Trenton shall be designated as an additional insured.

F. The recommendation from the third-party independent consulting entity shall clearly state a best practice procedure for the City of Trenton to perform monitoring compliance with the (PILOT) should the application be approved, including verification of a strict execution of the mandatory statutory phase-in schedule and collection of (PILOT) payments.

G. After the conclusion of the City's evaluation of the PILOT, the City shall issue a refund for any unused funds in escrow that remain.

SECTION 3. All ordinances or parts of ordinances inconsistent herewith are hereby repealed to the extent of such inconsistency.

SECTION 4. If any section, subsection, sentence, clause, or phrase of this Ordinance is for any reason held invalid by a court of competent jurisdiction, such decision shall not affect the remaining portions of this Ordinance.

SECTION 5. This Ordinance shall take effect upon final passage and publication according to law.

INTRODUCTION:	MOTION: Frisby				SECOND: Figueroa Kettenburg				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY		
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
FELICIANO	✓								HARRISON	✓																
FRISBY	✓								WILLIAMS	✓																

NV - NO VOTE AB - ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 20 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED / REJECTED
Mayor

_____ AYE / NAY
Reconsidered by Council – Override Vote

Jenna L. Figueroa Kettenburg
President of Council

_____
City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE No. 26-139

1st Reading OCT 2 0 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

JIM BEACH, CHIEF OF STAFF

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AUTHORIZING AN AGREEMENT FOR PAYMENT IN LIEU OF TAXES BETWEEN THE CITY OF TRENTON AND STEPPING STONES SRO URBAN RENEWAL, LLC FOR A PERIOD NOT TO EXCEED 30 YEARS

WHEREAS, Stepping Stones SRO Urban Renewal, LLC (hereinafter referred to as the "Sponsor") proposes to rehabilitate Stepping Stones, a 4-story, 27,150 sq. ft., low income apartment complex comprised of 64 units of affordable, ADA handicap-accessible housing located in the City of Trenton ("City") that houses approximately 64 residents (hereinafter referred to as the "Project"), pursuant to the provisions of the New Jersey Housing and Mortgage Finance Agency Law of 1983, as amended (N.J.S.A. 55:14K-1, *et seq.*) and the rules promulgated thereunder at N.J.A.C. 5:80-1.1, *et seq.*, and all applicable guidelines promulgated thereunder (the foregoing collectively referred to as the "HMFA Requirements") on a site described as Lot 2, Block 901, as shown on the Official Assessment Map of the City of Trenton, County of Mercer, and commonly known as Stepping Stones, 27 North Clinton Avenue, Trenton, New Jersey; and

WHEREAS, the Project was originally build in 1929 with a second renovation in 1999, and is currently in need of a third major renovation and modernization that will cost in excess of Eighteen Million Dollars ($18,000,000.00); and

WHEREAS, the Project, if approved by the New Jersey Housing and Mortgage Finance Agency ("HMFA") will be subject to the HMFA Requirements, and the mortgage and other loan documents executed between the Sponsor and HMFA; and

WHEREAS, pursuant to the HMFA Requirements, the governing body of the City must adopt a resolution approving an agreement for Payment in Lieu of Taxes ("PILOT") between the City and the Sponsor to secure HMFA financing, Low-Income Housing Tax Credits, Mercer County Investment Authority tax-exempt bond financing and NJEDA Aspire program subsidies for affordable and healthcare housing; and

WHEREAS, the Sponsor, in its request for a Payment in Lieu of Taxes ("PILOT") agreement between the City and the Sponsor to secure HMFA financing, has presented to the City a revenue projection for the Project that sets forth the annual anticipated revenue to be received by the Sponsor from the operation of the Project as Estimated by the Sponsor and HMFA, a copy of which is attached hereto as Exhibit A; and

ORDINANCE No. 26-

WHEREAS, the City, after reviewing the relevant financials associated with the Project, and noting that a 6.28 percent rate is recommended by HMFA, deems a 6.28 percent rate to be reasonable; and

WHEREAS, this City Council has had an opportunity to review the terms and conditions proposed by the Sponsor for the PILOT agreement and deems them acceptable, subject to approval of the Project by HMFA and approval of the agreement by the New Jersey Department of Community Affairs, with the final form of the agreement being reviewed by City Council.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Trenton, County of Mercer, State of New Jersey ("City Council") that:

(1) City Council finds and determines that the Stepping Stones special needs preference apartments project proposed by the Sponsor meets or will meet an existing housing need within the City of Trenton; and

(2) City Council does hereby adopt the within Ordinance and makes the determination and findings herein contained by virtue of, pursuant to, and in conformity with the provisions of the HMFA Requirements to enable the Agency to process the Sponsor's application for Agency funding to finance the Project; and

(3) City Council does hereby adopt the within Ordinance with the further intent and purpose that from the date of execution of the HMFA mortgage, the proposed Project, including both the land and the improvements thereon, will be exempt from real property taxation as provided in the HMFA requirements, provided that payments in lieu of taxes for municipal services supplied to the Project are made to the municipality in such amounts and manner set forth in the Agreement for Payments in Lieu of Taxes in substantially the form attached hereto as Exhibit B; and

(4) City Council hereby authorizes the Mayor of the City of Trenton to execute on behalf of the City the Agreement for Payments in Lieu of Taxes in substantially the form attached hereto as Exhibit B, upon approval of the mortgage financing for the project by HMFA and approval of the agreement by DCA; and

(5) The City and the Sponsor understand and agree that the revenue projections as set forth in Exhibit A are estimates and that the actual payments in lieu of taxes to be paid by the Sponsor to the City shall be determined pursuant to the Agreement for PILOT executed between the Sponsor and the City; and

ORDINANCE No. 26-

(6) The City and the Sponsor further understand and agree that the term of the PILOT will reflect the actual term of the HMFA mortgage in the Sponsor is approved by HMFA for said mortgage.

INTRODUCTION:	MOTION: Figueroa Kettenburg				SECOND: Frisby				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTIO			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY		
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
FELICIANO	✓								HARRISON	✓																
FRISBY	✓								WILLIAMS	✓																

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 20 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED / REJECTED
Mayor

_____ AYE / NAY
Reconsidered by Council – Override Vote

_____
President of Council

_____
City Clerk

DCA/DLGS Waiver No. OCT 2 0 2026 (If Applicable)

ORDINANCE

No. 26-140

1st Reading OCT 2 0 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

JIM BEACH, CHIEF OF STAFF

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY LOCATED AT BLOCK 23101, LOT 3 AND BLOCK 23004, LOT 3 AND COMMONLY KNOWN AS 299 ENTERPRISE AVENUE TO ALPHA SHREDDING GROUP, INC.

WHEREAS, the City of Trenton (the "**City**") has designated that a certain area known as the Enterprise Avenue Redevelopment Area (the "**Redevelopment Area**") as an area in need of redevelopment pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "**Redevelopment Law**"); and

WHEREAS, in accordance with the criteria set forth in the Redevelopment Law, the City has enacted a Redevelopment Plan entitled the "Enterprise Avenue Redevelopment Area Plan" (as amended and supplemented from time to time, the "Redevelopment Plan") to effectuate the redevelopment of the Enterprise Avenue Redevelopment Area; and

WHEREAS, Alpha Shredding Group (the "**Redeveloper**") proposes to purchase and redevelop a portion of certain city owned properties within the Redevelopment Area identified on the official tax maps of the City as Block 23101, Lot 3, and Block 23004, Lot 3 commonly known as 299 Enterprise Avenue (the "**Property**") for $550,000.00; and

WHEREAS, in accordance with the Redevelopment Plan, the Redeveloper proposes to construct a 30,000-sq ft warehouse on-site to create a new precious metals recycling facility on approximately 3.6 acres of industrial zoned land. The Redeveloper estimates 30-50 new jobs will be created for Trenton residents; and

WHEREAS, the City designated Alpha Shredding Group as redeveloper of the Property pursuant to Resolution 23-190 adopted on April 20, 2023; and

WHEREAS, pursuant to Resolution 26-221 adopted on June 5, 2026, the City redesignated Alpha Shredding Group as redeveloper of the Property and commenced the negotiation of a redevelopment agreement, including the terms of transfer of the Property; and

WHEREAS, the City wishes to approve and authorize the execution of the final negotiated Purchase and Sale and Redevelopment Agreement attached hereto as Attachment A, as required by Resolution 26-221.

ORDINANCE

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Trenton, as follows:

1. The aforementioned recitals are incorporated by reference as though fully set forth at length herewith.

2. The final negotiated Purchase and Sale and Redevelopment Agreement (the "PSARA") between the City and Redeveloper is hereby approved.

3. The Mayor and the City Clerk are hereby authorized to take all actions to execute the PSARA and any and all documents necessary to effectuate the transfer and redevelopment of the Property.

4. This Ordinance shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: Figueroa Kettenburg				SECOND: Frisby				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
FELICIANO	✓								HARRISON	✓																
FRISBY	✓								WILLIAMS	✓																

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 2 0 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED _____ AYE

Mayor REJECTED Reconsidered by Council – Override Vote NAY

_____ _____

President of Council City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE

No. 26-141

1st Reading OCT 20 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, INTERIM DIRECTOR

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 19 ASBURY PLACE, AND IDENTIFIED ON THE CITY TAX MAP AS BLOCK 11006, LOT 27 PURSUANT TO N.J.S.A. 40A:12-13(c), TO YAMIKA NUNEZ DE CEDENO FOR THE SALE PRICE OF SEVEN THOUSAND TWO HUNDRED DOLLARS ($7,200)

WHEREAS, the City of Trenton (the "**City**") has been designated an area in need of Rehabilitation pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law"); and

WHEREAS, there is within the City of Trenton certain city-owned real property located at 19 Asbury Place, designated as Block 11006, Lot 27 on the City of Trenton Tax Map (hereinafter, the "**Property**"); and

WHEREAS, Yamika Nunez de Cedeno (the "**Applicant**") proposes to purchase and redevelop Block 11006, Lot 27 commonly known as 19 Asbury Place (the "Property"); and

WHEREAS, the Applicant proposes to pay Seven Thousand Two Hundred Dollars ($7,200) (the "**Purchase Price**"); and

WHEREAS, the Applicant intends to rehabilitate the **Property** and occupy it as the Applicant's primary residence as an owner-occupant; and

WHEREAS, the City wishes to designate the Applicant as the Redeveloper (the "**Redeveloper**") of the Property and to approve and authorize the execution of the negotiated Purchase and Sale and Redevelopment Agreement.

ORDINANCE

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Trenton as follows:

1. The above recitals are incorporated herein as if set forth at length herewith.

2. Yamika Nunez de Cedeno is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 11006, Lot 27, commonly known as 19 Asbury Place, Trenton, New Jersey.

3. The final negotiated Purchase and Sale and Redevelopment Agreement (the "PSARA"), between the City and Redeveloper is hereby approved.

4. The Mayor and the City Clerk are hereby authorized to take all actions to execute the PSARA, and any and all documents necessary to effectuate the transfer and redevelopment of the Property.

5. This Ordinance shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: Figueroa Kettenburg				SECOND: Frisby				ORD. AUTHORED BY:									ADOPTION	MOTION:					SECOND:		
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION					ADOPTION		
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
FELICIANO	✓								HARRISON	✓																
FRISBY	✓								WILLIAMS	✓																

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 2 0 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED _____ AYE

Mayor REJECTED Reconsidered by Council – Override Vote NAY

_____ _____

President of Council City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE

No. 26-142

1st Reading OCT 20 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, INTERIM DIRECTOR

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTIES COMMONLY KNOWN AS 26, 28, 33 AND 35 KELSEY AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 33304, LOTS 8 AND 9 AND BLOCK 33303, LOTS 12 AND 13 PURSUANT TO N.J.S.A. 40A:12-13(c), TO VISION INVESTMENT GROUP LLC FOR THE SALE PRICE OF TWENTY THOUSAND DOLLARS ($20,000)

WHEREAS, the City of Trenton (the "**City**") has been designated an area in need of Rehabilitation pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law"); and

WHEREAS, there is within the City of Trenton certain city-owned real properties located at 26, 28, 33 and 35 Kelsey Avenue, designated as Block 33304, Lots 8 and 9 and Block 33303, Lots 12 and 13 on the City of Trenton Tax Map (hereinafter, the "**Properties**"); and

WHEREAS, Vision Investment Group LLC (the "**Applicant**") purposes to purchase and redevelop Block 33304, Lots 8 and 9 and Block 33303, Lots 12 and 13 commonly known as 26, 28, 33 and 35 Kelsey Avenue; and

WHEREAS, the Applicant proposes to pay $5,000 for 26 Kelsey Avenue, $5,000 for 28 Kelsey Avenue, $5,000 for 33 Kelsey Avenue and $5,000 for 35 Kelsey Avenue, for a total purchase price of $20,000 (the "**Purchase Price**"); and

WHEREAS, the Applicant intends to construct new residential structures on the **Properties** and to sell the Properties to homebuyers; and

WHEREAS, the City wishes to designate the Applicant as the Redeveloper (the "**Redeveloper**") of the Properties and to approve and authorize the execution of the negotiated Purchase and Sale and Redevelopment Agreement.

ORDINANCE

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Trenton as follows:

1. The above recitals are incorporated herein as if set forth at length herewith.

2. Vision Investment Group LLC, is hereby designated as Redeveloper for certain city-owned properties identified on the City's tax map as Block 33304, Lots 8 and 9 and Block 33303, Lots 12 and 13, commonly known as 26, 28, 33 and 35 Kelsey Avenue, Trenton, New Jersey.

3. The final negotiated Purchase and Sale and Redevelopment Agreement (the "PSARA"), between the City and Redeveloper is hereby approved.

4. The Mayor and the City Clerk are hereby authorized to take all actions to execute the PSARA, and any and all documents necessary to effectuate the transfer and redevelopment of the Properties.

5. This Ordinance shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: Figueroa Kettenburg				SECOND: Gonzalez				ORD. AUTHORED BY:									ADOPTION	MOTION:					SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION					ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV		
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓								
FELICIANO	✓								HARRISON	✓																	
FRISBY	✓								WILLIAMS	✓																	

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 20 2025

Adopted on second reading after the public hearing on _____

_____ APPROVED _____ AYE

Mayor REJECTED Reconsidered by Council – Override Vote NAY

_____ _____

President of Council City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE No. 26-143

1st Reading OCT 20 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, INTERIM DIRECTOR

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 69 AND 71 BREUNIG AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 22503, LOTS 22 AND 21 PURSUANT TO N.J.S.A. 40A:12-13(c), TO PEACE OF MIND CONSTRUCTION LLC FOR THE SALE PRICE OF THIRTEEN THOUSAND SIX HUNDRED FIFTY DOLLARS ($13,650)

WHEREAS, the City of Trenton (the "**City**") has been designated an area in need of Rehabilitation pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law"); and

WHEREAS, there is within the City of Trenton certain city-owned real property located at 69 and 71 Breunig Avenue, designated as Block 22503, Lots 22 and 21 on the City of Trenton Tax Map (hereinafter, the "**Properties**"); and

WHEREAS, Peace of Mind Construction LLC (the "**Applicant**") purposes to purchase and redevelop Block 22503, Lots 22 and 21 commonly known as 69 and 71 Breunig Avenue (the "Properties"); and

WHEREAS, the Applicant proposes to pay $6,825 for 69 Breunig Avenue and $6,825 for 71 Breunig Avenue, for a total of $13,650 (the "**Purchase Price**"); and

WHEREAS, the Applicant intends to renovate the **Properties** and thereafter sell them; and

WHEREAS, the City wishes to designate the Applicant as the Redeveloper (the "**Redeveloper**") of the Properties and to approve and authorize the execution of the negotiated Purchase and Sale and Redevelopment Agreement.

ORDINANCE

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Trenton as follows:

1. The above recitals are incorporated herein as if set forth at length herewith.

2. Peace of Mind Construction LLC, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 22503, Lots 22 and 21, commonly known as 69 and 71 Breunig Avenue, Trenton, New Jersey.

3. The final negotiated Purchase and Sale and Redevelopment Agreement (the "PSARA"), between the City and Redeveloper is hereby approved.

4. The Mayor and the City Clerk are hereby authorized to take all actions to execute the PSARA, and any and all documents necessary to effectuate the transfer and redevelopment of the Properties.

5. This Ordinance shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: Harrison				SECOND: Gonzalez				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
FELICIANO	✓								HARRISON	✓																
FRISBY	✓								WILLIAMS	✓																

NV - NO VOTE AB - ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 20 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED _____ AYE

Mayor REJECTED Reconsidered by Council – Override Vote NAY

_____ _____

President of Council City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE

No. 26-144

1st Reading OCT 20 2025

Date to Mayor _____

Public Hearing _____

Date Returned _____

2nd Reading & Passage _____

Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, INTERIM DIRECTOR

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 119 SECOND STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 10301, LOT 35 PURSUANT TO N.J.S.A. 40A:12-13(c), TO MOKOBOD LLC FOR THE SALE PRICE OF THREE THOUSAND DOLLARS ($3,000)

WHEREAS, the City of Trenton (the **"City"**) has been designated an area in need of Rehabilitation pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law"); and

WHEREAS, there is within the City of Trenton certain city-owned real property located at 119 Second Street, designated as Block 10301, Lot 35 on the City of Trenton Tax Map (hereinafter, the "**Property**"); and

WHEREAS, MOKOBOD LLC (the "**Applicant**") purposes to purchase and redevelop Block 10301, Lot 35 commonly known as 119 Second Street (the "Property"); and

WHEREAS, the Applicant proposes to pay $3,000 for 119 Second Street (the "**Purchase Price**"); and

WHEREAS, the Applicant intends to incorporate the **Property** into its adjacent property located at 121 Second Street in order to expand the footprint of that property, and no construction will be undertaken on the Property; and

WHEREAS, the City wishes to designate the Applicant as the Redeveloper (the "**Redeveloper**") of the Property and to approve and authorize the execution of the negotiated Purchase and Sale and Redevelopment Agreement.

ORDINANCE

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Trenton as follows:

1. The above recitals are incorporated herein as if set forth at length herewith.

2. MOKOBOD LLC, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 10301, Lot 35, commonly known as 119 Second Street, Trenton, New Jersey.

3. The final negotiated Purchase and Sale and Redevelopment Agreement (the "PSARA"), between the City and Redeveloper is hereby approved.

4. The Mayor and the City Clerk are hereby authorized to take all actions to execute the PSARA, and any and all documents necessary to effectuate the transfer and redevelopment of the Property.

5. This Ordinance shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: Frisby				SECOND: Harrison				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
FELICIANO	✓								HARRISON	✓																
FRISBY	✓								WILLIAMS	✓																

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 20 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED

Mayor

REJECTED

_____ AYE

Reconsidered by Council – Override Vote

NAY

_____

President of Council

_____

City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE

No. 26-145

1st Reading OCT 2 0 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, INTERIM DIRECTOR

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 157 AFTER ROSEMONT AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 5802, LOT 24 AND ADDITIONAL LOT 23 PURSUANT TO N.J.S.A. 40A:12-13(c), TO GARLAND BARBER FOR THE SALE PRICE OF TWO THOUSAND DOLLARS ($2,000)

WHEREAS, the City of Trenton (the "**City**") has been designated an area in need of Rehabilitation pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law"); and

WHEREAS, there is within the City of Trenton certain city-owned real property located at 157 After Rosemont Avenue, designated as Block 5802, Lot 24 and additional Lot 23 on the City of Trenton Tax Map (hereinafter, the "**Property**"); and

WHEREAS, Garland Barber (the "**Applicant**") purposes to purchase and redevelop Block 5802, Lot 24 and additional Lot 23 commonly known as 157 After Rosemont Avenue (the "Property"); and

WHEREAS, the Applicant proposes to pay a total purchase price of $2,000 for 157 After Rosemont Avenue (the "**Purchase Price**"); and

WHEREAS, the Applicant intends to develop the **Property** through the new construction of a single-family home thereon; and

WHEREAS, the City wishes to designate the Applicant as the Redeveloper (the "**Redeveloper**") of the Property and to approve and authorize the execution of the negotiated Purchase and Sale and Redevelopment Agreement.

ORDINANCE

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Trenton as follows:

1. The above recitals are incorporated herein as if set forth at length herewith.

2. Garland Barber, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 5802, Lot 24 and additional Lot 23, commonly known as 157 After Rosemont Avenue, Trenton, New Jersey.

3. The final negotiated Purchase and Sale and Redevelopment Agreement (the "PSARA"), between the City and Redeveloper is hereby approved.

4. The Mayor and the City Clerk are hereby authorized to take all actions to execute the PSARA, and any and all documents necessary to effectuate the transfer and redevelopment of the Property.

5. This Ordinance shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: Harrison				SECOND: Feliciano				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
FELICIANO	✓								HARRISON	✓																
FRISBY	✓								WILLIAMS	✓																

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 20 2025

Adopted on second reading after the public hearing on _____

_____ APPROVED _____ AYE

Mayor REJECTED Reconsidered by Council – Override Vote NAY

_____ _____

President of Council City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE

No. 26-146

1st Reading OCT 2 0 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, INTERIM DIRECTOR

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 38 SYLVESTER STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 9202, LOT 6 PURSUANT TO N.J.S.A. 40A:12-13(c), TO ETHEL MCNEIL-SPRIGGS FOR THE SALE PRICE OF ONE HUNDRED FIFTY DOLLARS ($150)

WHEREAS, the City of Trenton (the "**City**") has been designated an area in need of Rehabilitation pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law"); and

WHEREAS, there is within the City of Trenton certain city-owned real property located at 38 Sylvester Street, designated as Block 9202, Lot 6 on the City of Trenton Tax Map (hereinafter, the "**Property**"); and

WHEREAS, Ethel McNeil-Spriggs (the "**Applicant**") purposes to purchase and redevelop Block 9202, Lot 6 commonly known as 38 Sylvester Street (the "Property"); and

WHEREAS, the Applicant proposes to pay a total purchase price of $150 for 38 Sylvester Street (the "**Purchase Price**"); and

WHEREAS, the Applicant intends to maintain the **Property** as a side lot to her contiguous property located at 36 Sylvester Street, and no construction will be undertaken on the Property; and

WHEREAS, the City wishes to designate the Applicant as the Redeveloper (the "**Redeveloper**") of the Property and to approve and authorize the execution of the negotiated Purchase and Sale and Redevelopment Agreement.

ORDINANCE

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Trenton as follows:

1. The above recitals are incorporated herein as if set forth at length herewith.

2. Ethel McNeil-Spriggs, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 9202, Lot 6, commonly known as 38 Sylvester Street, Trenton, New Jersey.

3. The final negotiated Purchase and Sale and Redevelopment Agreement (the "PSARA"), between the City and Redeveloper is hereby approved.

4. The Mayor and the City Clerk are hereby authorized to take all actions to execute the PSARA, and any and all documents necessary to effectuate the transfer and redevelopment of the Property.

5. This Ordinance shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: Feliciano				SECOND: Gonzalez				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
EDWARDS	✓								GONZALEZ	✓								FIGUEROA KETTENBURG	✓							
FELICIANO	✓								BARRISON	✓																
FRISBY	✓								WILLIAMS	✓																

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 20 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED _____ AYE

Mayor REJECTED Reconsidered by Council – Override Vote NAY

_____ _____

President of Council City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE

No. 26-147

1st Reading OCT 20 2026

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Wesley Bridges, CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, INTERIM DIRECTOR

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AMENDING ORDINANCE NO. 26-092, WHICH AUTHORIZED THE SALE OF CITY OWNED PROPERTIES COMMONLY KNOWN AS 304 AND 306 BELLEVUE AVENUE TO CAPITAL CITY ENTERPRISES LLC PURSUANT TO N.J.S.A. 40A:12-13(c), TO CORRECT THE CITY TAX MAP DESIGNATION OF THE PROPERTIES FROM BLOCK 7202 TO BLOCK 4601, LOTS 14.01 AND 14

WHEREAS, on September 1, 2026, the City Council of the City of Trenton (the "**City**") adopted Ordinance No. 26-092, entitled "Ordinance Authorizing the Sale of City Owned Properties Commonly Known as 304 and 306 Bellevue Avenue, and Identified on the City Tax Map, Block 7202, Lots 14.01 and 14 Pursuant to N.J.S.A. 40A:12-13(c), to Capital City Enterprises LLC for the Sale Price of Eight Thousand Five Hundred Dollars ($8,500)" (the "**Original Ordinance**"); and

WHEREAS, the Original Ordinance designated Capital City Enterprises LLC as Redeveloper of the city-owned properties commonly known as 304 and 306 Bellevue Avenue (the "**Properties**") and approved the Purchase and Sale and Redevelopment Agreement (the "**PSARA**"); and

WHEREAS, the Original Ordinance incorrectly identified the Properties on the City Tax Map as Block 7202, Lots 14.01 and 14; and

WHEREAS, the correct City Tax Map designation of the Properties is Block 4601, Lots 14.01 and 14; and

WHEREAS, the City wishes to amend the Original Ordinance solely to correct the block designation of the Properties, with all other terms of the Original Ordinance to remain unchanged.

ORDINANCE

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Trenton as follows:

1. The above recitals are incorporated herein as if set forth at length herewith.

2. The title and recitals of the Original Ordinance are hereby amended so that each reference to the Properties reads "Block ~~7202~~ **4601**, Lots 14.01 and 14."

3. Section 2 of the Original Ordinance is hereby amended to read as follows:

> "2. Capital City Enterprises LLC, is hereby designated as Redeveloper for certain city-owned properties identified on the City's tax map as Block ~~7202~~ **4601**, Lots 14.01 and 14, commonly known as 304 and 306 Bellevue Avenue, Trenton, New Jersey."

4. The Mayor and the City Clerk are hereby authorized to take all actions and execute any documents necessary to reflect the corrected block designation in the PSARA, deed, and any other documents effectuating the transfer and redevelopment of the Properties.

5. All other terms and provisions of the Original Ordinance not inconsistent with this Ordinance shall remain in full force and effect.

6. This Ordinance shall be filed in the Office of the City Clerk in accordance with applicable law.

*Note: Matter shown in ~~strikethrough~~ is deleted. Matter shown in **bold underline** is new.*

INTRODUCTION:	MOTION: Harrison				SECOND: Gonzalez				ORD. AUTHORED BY:								ADOPTION	MOTION:				SECOND:		
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION				INTRODUCTION				ADOPTION		
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB	AYE	NAY	NV	AB	AYE	NAY	NV
EDWARDS	✓								GONZALEZ	✓								FIGUEROA	✓						
FELICIANO	✓								HARRISON	✓								XETTENBURG							
FRISBY	✓								WILLIAMS	✓															

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on OCT 20 2026

Adopted on second reading after the public hearing on _____

_____ APPROVED _____ AYE

Mayor REJECTED Reconsidered by Council – Override Vote NAY

_____ _____

President of Council City Clerk

RESOLUTION No. 26-444

Date of Adoption: _____

DCA Waiver No. (if applicable) _____

Approved as to Form and Legality

_____
Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

_____
Brandon Garcia, RMC, CITY CLERK

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

RESOLUTION APPOINTING MEMBERS TO THE ZONING BOARD OF ADJUSTMENT

WHEREAS, the Zoning Board of Adjustment was created pursuant to NJSA 40:55D-69 et. seq.; and

WHEREAS, members shall be residents of the City of Trenton and shall be appointed by the City Council. Ther term each regular member shall be four years, and the term of each alternate member shall be two years; and

WHEREAS, vacancies currently exist in the Zoning Board of Adjustment;

NOW THEREFORE BE IT RESOLVED, by the Governing Body of the City of Trenton in the County of Mercer, State of New Jersey, that:

1. Sabrina Isom is hereby appointed as Alternate #3 to fill an unexpired term to expire December 31, 2026.

2. Enid Sanchez is hereby appointed as Alternate #1 to fill an unexpired term to expire December 31, 2026.

3. Amaris Jones is hereby appointed as Alternate #2 to fill an unexpired term to expire December 31, 2026.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ President of Council

_____ City Clerk

DCA/DLGS Waiver No. _____ (If Applicable) **RESOLUTION** No. 26-464

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

Brandon L. Garcia, CITY CLERK

COUNCILMAN / WOMAN WILLIAMS PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TRENTON, COUNTY OF MERCER, STATE OF NEW JERSEY, IN SUPPORT OF NEW JERSEY SENATE BILL S292, SPONSORED BY SENATOR SHIRLEY K. TURNER, WHICH REQUIRES AIR CONDITIONING IN CERTAIN RESIDENTIAL RENTAL UNITS

WHEREAS, Senator Shirley K. Turner, representing the 15th Legislative District, which includes the City of Trenton, has introduced Senate Bill S292 in the 2026–2027 Session of the New Jersey Legislature; and

WHEREAS, Senate Bill S292 would require the owner of a multiple dwelling containing a dwelling unit occupied by, or intended to be occupied by, a senior citizen aged 62 or older or a person with a disability to supply air conditioning capable of maintaining a temperature of no more than 80 degrees Fahrenheit in all habitable rooms, bathrooms and water closet compartments of that unit from May 16 to September 30 of each year; and

WHEREAS, Senate Bill S292 would further direct the Commissioner of Community Affairs to adopt standards requiring that, in any multiple dwelling unit where an air conditioning system is installed, that system be operational and capable of maintaining a temperature of no more than 80 degrees Fahrenheit in every habitable room from May 16 to September 30 of each year; and

WHEREAS, Senate Bill S292 exempts licensed health care facilities and seasonal rental units, and directs the Department of Community Affairs to adopt rules to carry out its provisions; and

WHEREAS, extreme summer heat poses serious risks of heat-related illness and death, and senior citizens and persons with disabilities are among those most vulnerable to those risks; and

WHEREAS, many senior citizens and residents with disabilities in the City of Trenton live in multiple-dwelling rental housing and depend on their landlords to provide safe, habitable living conditions; and

WHEREAS, New Jersey law already requires landlords to provide adequate heat during the cold months, and Senate Bill S292 would establish a comparable, clear and enforceable standard for cooling during the hottest months of the year; and

RESOLUTION

WHEREAS, the City Council of the City of Trenton finds that the enactment of Senate Bill S292 is in the best interest of the health, safety and welfare of the residents of the City of Trenton;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Trenton, County of Mercer, State of New Jersey, as follows:

1. The City Council of the City of Trenton hereby expresses its full support for New Jersey Senate Bill S292 and urges the New Jersey Senate and General Assembly to pass this legislation, and the Governor to sign it into law.

2. The City Council commends Senator Shirley K. Turner for her leadership in sponsoring this legislation on behalf of the residents of Trenton and the 15th Legislative District.

3. The City Clerk is hereby directed to forward a certified copy of this Resolution to the Governor of the State of New Jersey; the President of the New Jersey Senate; the Speaker of the New Jersey General Assembly; Senator Shirley K. Turner; the members of the General Assembly representing the 15th Legislative District; the Mayor of the City of Trenton; and the New Jersey State League of Municipalities.

4. This Resolution shall take effect immediately upon adoption.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ President of Council

_____ City Clerk

RESOLUTION No. 26-465

Date of Adoption: _____

DCA Waiver No. (if applicable) _____

Approved as to Form and Legality

_____
Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

_____
Brandon Garcia, RMC, CITY CLERK

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

AUTHORIZING THE CITY COUNCIL OF THE CITY OF TRENTON TO HOLD AN EXECUTIVE SESSION WHICH EXCLUDES THE PUBLIC

BE IT RESOLVED that the City Council of the City of Trenton will hold a meeting on November 5, 2026, at 5:30 p.m. that will be limited to consideration of an item or items with respect to which the public may be excluded pursuant to section 7b of the Open Public Meetings Act (N.J.S.A. 10:4-12)

The general nature of the subject or subjects to be discussed:

Pending Litigation:

26-398 RESOLUTION AUTHORIZING SETTLEMENT OF A CIVIL ACTION IN THE MATTER OF A.D. V. CITY OF TRENTON, ET AL DOCKET NO. MER-L-1452-25, IN THE TOTAL AMOUNT OF $90,000.00

Stated as precisely as presently possible, the following is the time when the circumstances under which the discussion conducted at said meeting can be disclosed to the public when the need for confidentiality no longer exists.

The public is excluded from said meeting and further notice is dispensed with, all in accordance with sections 8 and 4a of the Open Public Meetings Act.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					FRISBY					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FIGUEROA KETTENBURG					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____
President of Council

_____
City Clerk

DCA/DLGS Waiver No. _____ (If Applicable) **RESOLUTION** No. 26-362

Date of Adoption _____

Approved as to Form and Legality

_____
Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

_____
Maria Richardson, Business Administration

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (THE "CITY") AUTHORIZING THE SUBMISSION OF AN APPLICATION TO THE LOCAL FINANCE BOARD REQUESTING APPROVAL OF (i) A BOND ORDINANCE UNDER THE PROVISIONS OF THE MUNICIPAL QUALIFIED BOND ACT, N.J.S.A. 40A:3-1 ET SEQ. (THE "ACT"), (ii) THE ISSUANCE OF QUALIFIED BONDS UNDER THE PROVISIONS OF THE ACT, AND (iii) THE ISSUANCE OF QUALIFIED BONDS THROUGH THE NEW JERSEY INFRASTRUCTURE BANK PURSUANT TO THE PROVISIONS OF N.J.S.A 58:11B-9(a)

WHEREAS, THE CITY COUNCIL OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (the "City") desires to submit an application (the "Application") to the Local Finance Board, in the Division of Local Government Services, New Jersey Department of Community Affairs (the "Local Finance Board"), pursuant to the Municipal Qualified Bond Act, N.J.S.A. 40A:3-1 et seq. (the "Act"), specifically N.J.S.A. 40A:3-4(b), for (i) its approval of a water utility bond ordinance (the "Bond Ordinance"), entitled "BOND ORDINANCE PROVIDING FOR THE WATER MAIN REPLACEMENT PROJECT IN THE TRENTON WATER WORKS SERVICE AREA, BY AND IN THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY; APPROPRIATING $13,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $13,000,000 BONDS OR NOTES TO FINANCE THE COST THEREOF", (iv) the issuance of bonds under the Bond Ordinance as qualified bonds (the "Qualified Bonds") under the Act, and (v) the issuance of Qualified Bonds through the New Jersey Infrastructure Bank ("NJIB") Program (the "Program") pursuant to the provisions of N.J.S.A. 58:11B-9(a) (the "NJIB Act").

WHEREAS, the City believes with respect to the Bond Ordinance and the issuance of Qualified Bonds:

(a) it is in the public interest to accomplish such project authorized by the Bond Ordinance;

RESOLUTION

(b) said project authorized by the Bond Ordinance is for the health, wealth, convenience or betterment of the inhabitants of the City and the customers of Trenton Water Works ("TWW"), which is a water utility of the City;

(c) the amounts to be expended for the project authorized by the Bond Ordinance are not unreasonable or exorbitant; and

(d) the adoption of the Bond Ordinance and the issuance of Qualified Bonds thereunder are an efficient and feasible means of providing services for the needs of the inhabitants of the City and users of the TWW water system, and will not create an undue financial burden to be placed upon the City.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY, as follows:

Section 1. The submission of the Application to the Local Finance Board is hereby approved, and Wilentz, Goldman & Spitzer, P.A., Bond Counsel to the City (the "Bond Counsel"), GB Associates, LLC, Municipal Advisor to the City (the "Financial Advisor"), and Mercadien, P.C., Auditor to the City (the "Auditor"), along with other officials, professionals and representatives of the City, are hereby authorized and directed to prepare and submit such Application to the Local Finance Board and to represent the City in such matters pertaining thereto.

Section 2. The Clerk is hereby authorized and directed to prepare and file certified copies of this resolution and the Bond Ordinance, after introduction, with the Local Finance Board as part of such Application.

Section 3. The Local Finance Board is hereby respectfully requested to consider such Application and to record its approval as provided by applicable provisions of the Local Bond Law, the Act and the NJIB Act.

Section 4. Any prior actions taken by, as applicable, the Chief Financial Officer, Bond Counsel, Municipal Advisor, Auditor and other authorized officers and professionals of the City in relation to the preparation and submission of the Application are hereby ratified and confirmed.

Section 5. This resolution shall take effect immediately.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ _____

President of Council City Clerk

DCA/DLGS Waiver No. _____ (If Applicable) **RESOLUTION** No. 26-363

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

Maria Richardson, Business Administration

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (THE "CITY") AUTHORIZING THE SUBMISSION OF AN APPLICATION TO THE LOCAL FINANCE BOARD REQUESTING APPROVAL OF (i) A BOND ORDINANCE UNDER THE PROVISIONS OF THE MUNICIPAL QUALIFIED BOND ACT, N.J.S.A. 40A:3-1 ET SEQ. (THE "ACT"), (ii) THE ISSUANCE OF QUALIFIED BONDS UNDER THE PROVISIONS OF THE ACT, AND (iii) THE ISSUANCE OF QUALIFIED BONDS THROUGH THE NEW JERSEY INFRASTRUCTURE BANK PURSUANT TO THE PROVISIONS OF N.J.S.A 58:11B-9(a)

WHEREAS, THE CITY COUNCIL OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (the "City") desires to submit an application (the "Application") to the Local Finance Board, in the Division of Local Government Services, New Jersey Department of Community Affairs (the "Local Finance Board"), pursuant to the Municipal Qualified Bond Act, N.J.S.A. 40A:3-1 et seq. (the "Act"), specifically N.J.S.A. 40A:3-4(b), for (i) its approval of a water utility bond ordinance (the "Bond Ordinance"), entitled "BOND ORDINANCE PROVIDING FOR THE UPGRADE OF THE TRENTON WATER WORKS SCADA SYSTEM, BY AND IN THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY; APPROPRIATING $3,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $3,000,000 BONDS OR NOTES TO FINANCE THE COST THEREOF", (iv) the issuance of bonds under the Bond Ordinance as qualified bonds (the "Qualified Bonds") under the Act, and (v) the issuance of Qualified Bonds through the New Jersey Infrastructure Bank ("NJIB") Program (the "Program") pursuant to the provisions of N.J.S.A. 58:11B-9(a) (the "NJIB Act").

WHEREAS, the City believes with respect to the Bond Ordinance and the issuance of Qualified Bonds:

(a) it is in the public interest to accomplish such project authorized by the Bond Ordinance;

RESOLUTION

(b) said project authorized by the Bond Ordinance is for the health, wealth, convenience or betterment of the inhabitants of the City and the customers of Trenton Water Works ("TWW"), which is a water utility of the City;

(c) the amounts to be expended for the project authorized by the Bond Ordinance are not unreasonable or exorbitant; and

(d) the adoption of the Bond Ordinance and the issuance of Qualified Bonds thereunder are an efficient and feasible means of providing services for the needs of the inhabitants of the City and users of the TWW water system, and will not create an undue financial burden to be placed upon the City.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY, as follows:

Section 1. The submission of the Application to the Local Finance Board is hereby approved, and Wilentz, Goldman & Spitzer, P.A., Bond Counsel to the City (the "Bond Counsel"), GB Associates, LLC, Municipal Advisor to the City (the "Financial Advisor"), and Mercadien, P.C., Auditor to the City (the "Auditor"), along with other officials, professionals and representatives of the City, are hereby authorized and directed to prepare and submit such Application to the Local Finance Board and to represent the City in such matters pertaining thereto.

Section 2. The Clerk is hereby authorized and directed to prepare and file certified copies of this resolution and the Bond Ordinance, after introduction, with the Local Finance Board as part of such Application.

Section 3. The Local Finance Board is hereby respectfully requested to consider such Application and to record its approval as provided by applicable provisions of the Local Bond Law, the Act and the NJIB Act.

Section 4. Any prior actions taken by, as applicable, the Chief Financial Officer, Bond Counsel, Municipal Advisor, Auditor and other authorized officers and professionals of the City in relation to the preparation and submission of the Application are hereby ratified and confirmed.

Section 5. This resolution shall take effect immediately.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ _____

President of Council City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

RESOLUTION

No. 26-460

Date of Adoption _____

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., CITY ATTORNEY

Factual content certified by

MARIA RICHARDSON, BUSINESS ADMINISTRATOR

Councilman /woman _____ presents the following Resolution:

RESOLUTION AWARDING A NEGOTIATED CONTRACT TO HIGHSPRING LLC DBA VACO LLC FOR FINANCIAL CONSULTING SERVICES IN AN AMOUNT NOT TO EXCEED $235,000.00 FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD

WHEREAS, RFPs were advertised by the Purchasing Agent on two (2) occasions; May 15, 2026 (RFP2026-18) and June 2, 2026 (RFP2026-18B); no proposals were received for financial consulting services for a period of one (1) year for the City of Trenton, Department of Administration; and

WHEREAS, pursuant to Local Public Contract Law N.J.S.A 40A:11-5.3(a)(b), once a bid is advertised on two (2) occasions and no bids are received, the contracting unit may negotiate and award a contract upon adoption of a resolution by a two-third affirmative vote of the authorized membership of the governing body; and

WHEREAS, it is recommended that the City of Trenton move forward by awarding a contract to provide a wide range of accounting and financial services for the Finance Department. It was deemed Highspring, LLC dba VACO, LLC, 5501 Virginia Way Ste. 120, Brentwood, TN 37027 he the necessary qualifications and experience; and

WHEREAS, funds in an amount not to exceed $235,000.00 have been certified to be available in the following account number: 6-01- -30-3000-290, for a period of one (1) year contingent upon the adopted and temporary budget for CY'2026 and CY' 2027.

NOW, THEREFORE, IT IS RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to award a negotiated contract to Highspring LLC dba VACO, LLC, 5501 Virginia Way Ste 120, Brentwood, TN 37027 in an amount not to exceed $235,000 for a period of one (1) year from the date of award for financial consulting services for the City of Trenton, Department of Administration for the said purpose in the manner prescribed by law.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
PELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

President of Council

City Clerk

PURCHASING-DC

CITY OF TRENTON
DEPARTMENT OF FINANCE

CERTIFICATION OF FUNDS

I, Lyn Au, Chief Financial Officer of the City of Trenton, do hereby certify, to the best of my knowledge and belief, that there are now sufficient funds to Contract with:

Vendor Name:	HIGHSPRING LLC DBA VACO
Address# 1:	5501 VIRGINIA WAY STE 120
Address# 2:	
City:	BRENTWOOD
State:	TN
Zip Code:	37027

Purpose: Accounting/Finance Services

Fund: Current Fund

Account Number 6-01- 30-30000-290 ($235,000)

Vendor ID:

Requisition Number: Q6-06550

Amount not to exceed $235,000.00

Chief Financial Officer

10/23/2024
Date

DCA/DLGS Waiver No. _____ (If Applicable) # RESOLUTION No. 26-445

Date of Adoption _____

Approved as to Form and Legality

_____
Wesley, Bridges, Esq., CITY ATTORNEY

Factual content certified by

_____
Steve E. Wilson, POLICE DIRECTOR

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION APPLYING AND ACCEPTING A GRANT IN THE AMOUNT OF $19,900.00 FROM THE NEW JERSEY DIVISION OF HIGHWAY TRAFFIC SAFETY, FY2027 COMPREHENSIVE TRAFFIC SAFETY PROGRAM

WHEREAS, the State of New Jersey, Division of Highway Traffic Safety, has been designated to implement the 2027 Comprehensive Traffic Safety Program grant; and

WHEREAS, the project is a joint effort between the State of New Jersey, Division of Highway Traffic Safety and the City of Trenton intended to increase motorist and traffic safety through traffic enforcement; and

WHEREAS, the State of New Jersey, Division of Highway Traffic Safety has offered a grant to the City of Trenton in the amount of $19,900.00 with no cash match, for police traffic enforcement overtime, in the amount of $18,900.00 and educational materials, in the amount of $1,000.00 from October 1, 2026 to September 30, 2027; and

WHEREAS, it is in the best interest of the City to accept this grant to increase motorist and traffic safety through traffic enforcement; and

WHEREAS, no match is required to accept this award.

NOW, THEREFORE, IT IS RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to accept the 2027 Comprehensive Traffic Safety Program grant; offered, by the State of New Jersey, Division of Highway Traffic Safety, and to execute any and all documents pertaining to said grant.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____
President of Council

_____
City Clerk

DCA/DLGS Waiver No. _____ (If Applicable) # RESOLUTION No. 26-446

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

Constance S. Ludden, CTC, TAX COLLECTOR

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING THE CITY OF TRENTON TO CANCEL AN ASSIGNMENT OF (1) TAX SALE CERTIFICATE

WHEREAS, on 12/16/25 tax sale certificate #21-00928, on block 17501, lot 5, a.k.a. 276 Home Ave., owned by The United States Small Bus Adm, was assigned by the City of Trenton to Trenton Opportunity 10, LLC; and

WHEREAS, said certificate #21-00928 was assigned for full value of $13,838.44; and

WHEREAS, Trenton Opportunity10, LLC has attempted to file a foreclosure action on the property and has also attempted to purchase said property from the owner, with no success; and

WHEREAS, as a result the lien holder is prohibited from proceeding and has requested a refund of his investment which is recommended by the Tax Collector;

NOW THEREFORE BE IT RESOLVED, the City Council of the City of Trenton, County of Mercer, State of New Jersey hereby directs the cancellation of tax sale certificate #21-00928 and a refund of the purchase price of $13,838.44 be processed by the Tax Collector.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

President of Council

City Clerk

DCA/DLGS Waiver No. _____ (If Applicable) # RESOLUTION No. 26-447

Date of Adoption _____

Approved as to Form and Legality

_____
Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

_____
Constance S. Ludden, CTC, TAX COLLECTOR

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING THE CITY OF TRENTON TO ISSUE REFUNDS TOTALING $30,153.05 ON 10 PROPERTIES

WHEREAS, in accordance with the attached schedule B list, overpayments/erroneous payments and/or duplicate payments have been made as indicated; and

WHEREAS, said payments were applied to the various accounts listed as directed by the remitter; and

WHEREAS, refunds of the overpaid amounts shown on schedule B have been requested by the remitter and are recommended by the Tax Collector.

NOW THEREFORE BE IT RESOLVED, by the City Council of the City of Trenton, County of Mercer, State of New Jersey hereby directs tax refunds on the 10 accounts listed on schedule B, totaling $30,153.05 to be processed by the Tax Collector.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ President of Council

_____ City Clerk

			Schedule B	11/5/26 Meeting			
BLOCK	**LOT**	**ID**	**PROPERTY LOCATION**	**REFUND TO:**	**REFUND EXPLANATION**	**TIME PERIOD**	**AMOUNT**
4703	12	CR-1219	233 Bernard St.	Cycle Kings Motorcycle Club	Exempt 2026 o/p	2026/1Q	$156.09
4703	14	CR-1216	415-417 Calhoun St.	Cycle Kings Motorcycle Club	Exempt 2026 o/p	2026/1Q	$1,784.67
4704	40	CR-0945	213 Bellevue Ave.	Cotality	CB Tax Appeal 11-2600046	2026/2+3Q	$913.24
7202	32	CR-1220	99-117 Olive St.	Duran Alexis & Villanueva M	CB Tax Appeal 11-2500010A	2026/3Q	$1,331.17
9201	4	CR-1221	500 Brunswick Ave.	Zipp & Tannenbaum, LLC	CB Tax Appeal 11-2600018L	2026/3Q	$11,912.57
10201	22	25-00801	449-451 S Broad St.	RAM Tax Lien Fund II LP	Lien Cancel-Refund Premium	2025/4Q	$3,100.00
18202	8/B01	CR-1223	n/a	Glen-David Schwarzschild, Atty	CB Tax Appeal 11-2600048L	2026/3Q	$666.02
19703	2	CR-1222	811 Adeline St.	Zipp & Tannenbaum, LLC	CB Tax Appeal 11-2600013L	2026/3Q	$4,182.08
23301	4/B01	CR-1224	N Olden Ave	High Swartz, LLP	CB Tax Appeal 11-2600051L	2026/3+4Q	$985.08
33401	26.02	CR-1225	401 Pennington Ave.	Young Men's Christian Assn Trenton	CB Tax Appeal 11-2600003A	2026 YR	$5,122.13

DCA/DLGS Waiver No. _____ (If Applicable)

RESOLUTION

26-448

No. _____

Date of Adoption _____

Approved as to Form and Legality

_____
Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

_____
Yolanda Vazquez, Interim Director
Housing & Economic Development

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING THE SUBMISSION, ACCEPTANCE, AND EXECUTION OF A PROPOSAL IN RESPONSE TO A REQUEST FOR PROPOSALS FOR THE NATIONAL URBAN RESEARCH & EXTENSION CENTER BUILDING-INTEGRATED AGRICULTURE ACADEMY

WHEREAS, the National Urban Research & Extension Center announced that it is accepting proposals for its inaugural cohort of the Building-Integrated Agriculture (BIA) Academy;

WHEREAS, the BIA Academy is designed to help cities such as Trenton with developing and implementing strategies for community and environmental resilience, sustainability, access to fresh produce, and economic opportunity; and

WHEREAS, the BIA Academy offers free technical assistance in monthly expert-led sessions, peer-exchange, and focuses on applied learning; and

WHEREAS, the City of Trenton desires to implement the goals of the Trenton250 (the City's Master Plan) that call for green infrastructure and urban agriculture programs that support resiliency, stormwater management, energy efficiency, access to fresh produce, economic development, and air quality improvements; and

WHEREAS, urban agriculture and building-integrated agriculture initiatives can transform underutilized urban spaces into productive, sustainable assets that benefit the local community;

WHEREAS, participation in the BIA Academy aligns with the City of Trenton's ongoing commitment to fostering climate resilience, reducing urban heat island effects, and promoting innovative environmental stewardship;

WHEREAS, integrating agricultural practices into building designs can create valuable hands-on educational and workforce development opportunities for Trenton residents in the emerging green economy;

WHEREAS, enhancing local food production capabilities directly supports public health outcomes by increasing neighborhood-level access to fresh, nutritious food options; and

WHEREAS, collaboration with regional experts and peer cities through the BIA Academy will position Trenton to successfully secure future grant funding and technical resources for sustainability projects; and

WHEREAS, the City of Trenton (if accepted) desires to participate in the BIA Academy starting on November 1, 2026, and ending on November 30, 2027; and

NOW, THEREFORE, IT IS RESOLVED by the City Council of the City of Trenton, that:

1. City of Trenton officials are hereby authorized to submit a response to a request for proposal to the National Urban Research & Extension Center; and

2. The Mayor or Business Administrator is authorized to execute any documents necessary to effectuate the purpose of this resolution should the City get accepted.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ President of Council

_____ City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

RESOLUTION No. 26-449

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

Yolanda Vazquez, Interim Director
Housing & Economic Development

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING REFUND OF DEVELOPERS' ESCROW ACCOUNT IN THE AMOUNT OF $780.12

WHEREAS, the following applicant has deposited Escrow amounts as required by the Planning and Zoning Departments for a development project; and

WHEREAS, the applicant has withdrawn their application to the Planning and Zoning Departments therefore the balance of the Escrow Account can be released; and

WHEREAS, the Escrow Account identified as ***25-P-401CE has*** a balance of ***$780.12***, after all relevant fees have been satisfied and there appears no further basis to retain the Escrow Deposit.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Trenton, in the County of Mercer, State of New Jersey, that the Escrow balance be released and the Chief Financial Officer is hereby directed to issue a check for the refund

APPLICANT	PROJECT I.D.	BLOCK/LOT	ADDRESS	BALANCE
Charlene Sewell Parks	25-P-401CE	10504/54	401 Centre St.	$780.12

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

President of Council

City Clerk

DCA/DLGS Waiver No. _____ (If Applicable) **RESOLUTION** No. 26-450

Date of Adoption _____

Approved as to Form and Legality

Wesley, Bridges, Esq., CITY ATTORNEY

Factual content certified by

Yolanda Vazquez, Interim Director
Housing & Economic Development

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING REFUND OF DEVELOPERS' ESCROW ACCOUNT IN THE AMOUNT OF $1,000.00

WHEREAS, the following applicant has deposited Escrow amounts as required by the Planning and Zoning Departments for a development project; and

WHEREAS, the applicant has withdrawn their application to the Planning and Zoning Departments therefore the balance of the Escrow Account can be released; and

WHEREAS, the Escrow Account identified as ***26-Z-1308BR*** has a balance of ***$1,000.00***, after all relevant fees have been satisfied and there appears no further basis to retain the Escrow Deposit.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Trenton, in the County of Mercer, State of New Jersey, that the Escrow balance be released and the Chief Financial Officer is hereby directed to issue a check for the refund

APPLICANT	PROJECT I.D.	BLOCK/LOT	ADDRESS	BALANCE
Urszula Perich	26-Z-1308BR	24101, 14	1308 Brunswick Ave.	$1,000.00

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

President of Council

City Clerk

DCA/DLGS Waiver No. _____ (If Applicable) **RESOLUTION** No. 26-451

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, ESQ CITY ATTORNEY

Factual content certified by

Yolanda Vazquez, Interim Director, Dept of Housing and Economic Dev

Councilman/woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION AUTHORIZING PAYMENT FOR A CONTRACT WITH CARROLL GROUP. INC., 4 YOUNGS ROAD, HAMILTON, NEW JERSEY 08619 ON AN EMERGENCY BASIS FOR THE DEMOLITION OF 133 FOUNTAIN AVENUE, TRENTON, NEW JERSEY IN AN AMOUNT NOT TO EXCEED $78,648.00

WHEREAS, on October 2, 2026, a need existed for emergency demolition services for the demolition of a City-owned two-Story structure, commonly known as 133 Fountain Avenue, that was in a certified imminently hazardous condition and was ordered to be taken down via an emergency demolition by the City of Trenton Director of Housing and Economic Development; and

WHEREAS, after the emergency demolition order was given, Carroll Group, Inc., 4 Youngs Road, Hamilton, New Jersey 08619 was immediately able to mobilize, provide a quote and take the building down; and

WHEREAS, Carroll Group, Inc., completed the demolition of the property without major incident or change order, and is to be paid for rendered services in the amount not to exceed $78,648.00 with funds certified to have been made available in Account Number: G-SS-27-60-111B-299; and

WHEREAS. the Local Public Contracts Law, specifically N.J.S.A.40A:11-6 provides that "any contract may be negotiated or awarded, without public advertising for bids and bidding therefore, notwithstanding that the contract price will exceed the bid threshold, when an emergency affecting the public health, safety and welfare requires the immediate performance of services," subject to the award being made pursuant to the manner set forth therein; and

WHEREAS, the Building Sub Code Official has submitted the attached certification that an emergency existed, and that immediate services to remedy the emergency were required

RESOLUTION

NOW, THEREFORE IT IS RESOLVED, by the City Council of the City of Trenton, in the County of Mercer that:

1. The above recitals are incorporated herein as if set forth at length herewith.
2. The Mayor is hereby authorized to execute any and all documents necessary to facilitate a payment an amount not to exceed $78,648.00 to Carroll Group, Inc., having an address at 4 Youngs Road, Hamilton, New Jersey for emergency demolition services at 133 Fountain Avenue in the City of Trenton;
3. This contract was awarded without competitive bidding as an emergency pursuant to N.J.S.A. 40A:11-6 of the Local Public Contracts Law.
4. Notice of this action shall be printed once in the official newspaper for the City of Trenton, and the resolution and contract shall remain on file in the Office of the City Clerk.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA				
										KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ President of Council

_____ City Clerk

CITY OF TRENTON
DEPARTMENT OF FINANCE

CERTIFICATION OF AVAILABILTY OF FUNDS

I, Lynn Au, ~~Acting~~ Chief Financial Officer of the City of Trenton, to the best of my knowledge and belief that there are now adequate funds to Contract with:.

Vendor Name:	Carroll Group Inc
Address:	4 Youngs Road
City/State/Zip:	Hamilton, New Jersey 08619
Purpose:	Contract for Emergency Demolition Services for City owned property
Fund:	Demolition Grant Account
Account Number:	G-SS-27-60-111B-299
Vendor ID:	CARRO011
Requisition Number:	

Amount not to exceed: $78,648.00

Lynn Au,
~~Acting~~ Chief Financial Officer

10/19/2026
Date

DCA/DLGS Waiver No. _____ (If Applicable)

RESOLUTION No. 26-452

Date of Adoption _____

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, INTERIM DIRECTOR OF HOUSING ECONOMICS AND DEVELOPMENT

Councilman/woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION AWARDING A CONTRACT THROUGH A FAIR AND OPEN PROCESS IN ACCORDANCE WITH N.J.S.A. 19:44 A-20 ET SEQ., TO ROBERTS ENGINEERING GROUP, LLC TO PROVIDE ENGINEERING SERVICES, DESIGN AND CONSTRUCTION INSPECTION SERVICES FOR SIDEWALKS IMPROVEMENTS PROJECTS CONSISTING OF SIDEWALK REPLACEMENT, REPAIR, AND ADA COMPLIANCE UPGRADES UTILIZING UEZ FUNDS FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF THE AWARD IN AN AMOUNT NOT TO EXCEED $209,900.00 FOR THE DEPARTMENT OF HOUSING AND ECONOMIC DEVELOPMENT - RFP2026-24

WHEREAS, the City has a need for engineering services, design and construction inspection services for sidewalks improvements project consisting of sidewalk replacement, repair, and ADA compliance upgrades utilizing UEZ funds for the City of Trenton, Department of Housing and Economic Development for a period of one (1) year from the date of the award; and

WHEREAS, a request for proposal was advertised, and three (3) sealed proposals were received on August 7, 2026, at 11:00AM, by the Purchasing Agent and were evaluated by a committee based on criteria that included experience, understanding of requirements and cost; and

WHEREAS, the proposal of Roberts Engineering Group, LLC, 1670 Whitehorse-Hamilton Square Road, Hamilton NJ 08690 was deemed to have the necessary qualifications and expertise for the performance of the services at the rates budgeted; and

WHEREAS, funds in an amount not to exceed $209,900.00 has been certified to be available in the following grant account number: G-SS-27-60-125B-290. This contract shall be awarded for a period of one (1) year from the date of the award; and

NOW, THEREFORE IT IS RESOLVED, by the City Council of the City of Trenton, as follows:

1. The Mayor is hereby authorized to enter into a contract with Roberts Engineering Group, LLC, 1670 Whitehorse-Hamilton Square Road, Hamilton NJ 08690 to provide engineering services, design and construction inspection services for sidewalks improvements projects consisting of sidewalk replacement, repair, and ADA compliance upgrades utilizing UEZ funds in an amount not to exceed $209,900.00 for a period of one (1) year from the date of award for the City of Trenton, Department of Housing and Economic Development; and

1. This contract is awarded pursuant to the authority set forth in the Local Public Contracts Law at N.J.S.A. 40A:11-5.

2. A notice of this action shall be printed once in the official newspaper for the City of Trenton, and the Resolution and contract shall remain on file in the City Clerk's Office.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ _____

President of Council — City Clerk

CITY OF TRENTON
DEPARTMENT OF FINANCE

CERTIFICATION OF FUNDS

I, Lynn Au, ~~Acting~~ Chief Financial Officer of the City of Trenton, do hereby certify, to the best of my knowledge and belief, that there are now sufficient funds to Contract with:

Vendor Name:	Roberts Engineering Group LLC
Address# 1:	1670 Whitehorse-Hamilton Square Road
City:	Hamilton
State:	New Jersey
Zip Code:	08690

Purpose:	Engineering for Trenton UEZ Sidewalk Project
Fund:	UEZ
Account Numbers:	G-SS-27-60-125b-290
Vendor ID:	ROBEN005
Requisition Number:	Q6-06528
Amount not to exceed:	$209,900

Lynn Au

~~Acting~~ Chief Financial Officer

10/19/2026

Date

RESOLUTION No. 26-462

Date of Adoption _____

Approved as to Form and Legality

_____
Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

_____
Yolanda Vazquez Interim Director, Housing & Economic Development

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION SUPPORTING SUBMISSION OF AN APPLICATION FOR NEW JERSEY DEPARTMENT OF TRANSPORTATION SAFE ROUTES TO SCHOOL (SRTS) INFRASTRUCTURE 2027 PROGRAM

WHEREAS, the City of Trenton is applying for funding to the New Jersey Department of Transportation to conduct infrastructure improvements to pedestrian safety including sidewalks, curb ramps, crosswalks, and signage in the vicinity of the school routes for The Ninth Grade Academy, Ulysses S. Grant Intermediate School, and Darlene C. McKnight Elementary School within the City of Trenton; and

WHEREAS, these schools are located along or adjacent to Trenton's High Injury Network as described in the Trenton Vision Zero Plan 2025; and

WHEREAS, the City of Trenton is committed to eliminating traffic fatalities and severe injuries as outlined in local transportation safety initiatives; and

WHEREAS, investing in active transportation infrastructure near educational facilities fosters healthier lifestyle habits, reduces vehicular congestion, and improves overall air quality within urban neighborhoods; and

WHEREAS, targeted physical enhancements along these critical school corridors will directly benefit students walking or bicycling from surrounding residential areas by establishing safer, more accessible travel paths; and

WHEREAS, leveraging state grant funding for active transportation infrastructure maximizes municipal resources while addressing critical deferred mobility maintenance and American Disabilities Act (ADA) accessibility deficits across the city; and

WHEREAS, the SRTS project will help to continue and improve the promotion and encouragement of pedestrian and bicycle access and safety for school children and their families, school staff, and residents; and

WHEREAS, these safety improvements will be made in accordance with design guidelines from the American Association of State Highway and Transportation Officials (AASHTO), the Manual on Uniform Traffic Control Devices (MUTCD), New Jersey Department of Transportation guidelines and specifications, The American with Disabilities Act of 1990 and Section 504 of the Rehabilitation Act of 1973, and the Trenton Complete Streets Design Handbook; and

RESOLUTION

WHEREAS, maintenance of the facilities, once constructed, will be assumed by the City of Trenton with the exception of (1) local ordinances that place maintenance responsibility with each individual property owner, and (2) those crosswalks on State or County Highways.

NOW, THEREFORE IT IS RESOLVED, by the City Council of the City of Trenton that it hereby supports the submission of a grant application for the Safe Routes to School Program within the State of New Jersey Department of Transportation and authorizes the Mayor, Business Administrator, and the City Clerk to execute any and all documents necessary and related to the submission of said grant application or grant agreement.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ _____

President of Council City Clerk

RESOLUTION No. 26-463

Date of Adoption _____

Approved as to Form and Legality

WESLEY BRIDGES, CITY ATTORNEY

Factual content certified by

YOLANDA VAZQUEZ, Interim Director, HED

Councilman/woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION AMENDING RESOLUTION NO. 23-511 TO REMOVE 614 MARTIN LUTHER KING JR. BOULEVARD (BLOCK 8403, LOT 30), 685 MARTIN LUTHER KING JR. BOULEVARD (BLOCK 8603, LOTS 3 AND 4), AND 133 FOUNTAIN AVENUE (BLOCK 6702, LOT 26) FROM THE CITY-OWNED PROPERTIES DEDICATED TO THE TRENTON HOUSING AUTHORITY IN SUPPORT OF THE CHOICE NEIGHBORHOOD IMPLEMENTATION GRANT APPLICATION FOR THE DEVELOPMENT OF THE NORTH TRENTON BATTLE MONUMENT CHOICE NEIGHBORHOOD REDEVELOPMENT PROJECT

WHEREAS, the Trenton Housing Authority, a public body politic and corporate, organized and existing under the laws of the State of New Jersey ("THA"), and the City of Trenton (the "City"), as co-applicants, received a $1.3 million Choice Neighborhood Planning and Action grant from the United States Department of Housing and Urban Development ("HUD"); and

WHEREAS, the North Trenton Battle Monument Choice Neighborhood Plan (the "Plan") was established and approved by HUD on February 22, 2022, which Plan has proposed the development of affordable and public housing units to be made available for rent and sale in the City of Trenton (the "Project"); and

WHEREAS, in order to apply for Choice Neighborhood Implementation Grant funds (the "Choice Grant"), THA was required to demonstrate site control over certain city-owned parcels; and

WHEREAS, on November 2, 2023, the City Council of the City of Trenton adopted Resolution No. 23-511, which dedicated certain city-owned properties (collectively, the "Properties") to THA in support of the Choice Grant application in order to establish said site control; and

WHEREAS, THA has determined that the properties listed in Resolution No. 23-511 identified as 614 Martin Luther King Jr. Boulevard, Block 8403, Lot 30; 685 Martin Luther King Jr. Boulevard, Block 8603, Lots 3 and 4; and 133 Fountain Avenue, Block 6702, Lot 26, are no longer required for the Project, and seeks to reconvey site control of said properties to the City; and

WHEREAS, the removal of said properties does not otherwise affect the dedication of the remaining Properties identified in Resolution No. 23-511, all of which shall remain dedicated to the Trenton Housing Authority upon the terms and conditions set forth therein unless otherwise modified by lawful resolution.

RESOLUTION

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Trenton, County of Mercer, State of New Jersey as follows:

1. The above recitals are incorporated by reference herein as if set forth at length herewith.

2. The list of city-owned properties dedicated to the Trenton Housing Authority set forth in Resolution No. 23-511, adopted November 2, 2023, is hereby amended as follows, with the properties being deleted shown in strikethrough:

ADDRESS	BLOCK-LOT	ADDRESS	BLOCK-LOT
19 CHAPEL ST	6607-11	23 CHAPEL ST	6607-6
13 CHAPEL ST	6607-1	15 CHAPEL ST	6607-13
13-15 CHAPEL ST REAR	6607-2	13-15 CHAPEL ST REAR	6607-3
18-20 GORDON ST	6607-4	429 MRTN KING JR BLV	6608-6
425 MRTN KING JR BLV	6608-8	421 MRTN KING JR BLV	6609-1
401 MRTN KING JR BLV	6609-2	401 MRTN KING JR BLV	6609-3
117 BRUNSWICK AVE	8301-27	119 BRUNSWICK AVE	8301-27.01
115 BRUNSWICK AVE	8301-27.02	113 BRUNSWICK AVE	8301-28
111 BRUNSWICK AVE	8301-29	107-109 BRUNSWICK AVE	8301-30
402-404 MRTN KING JR BLV	8301-31	408-410 MRTN KING JR BLV	8301-32
418 MRTN KING JR BLV	8301-36	422 MRTN KING JR BLV	8301-38
79 SWEETS AVE	6604-29	57 SWEETS AVE	6604-40
55 SWEETS AVE	6604-41	134 SWEETS AVE	6702-11
136 SWEETS AVE	6702-12	125 FOUNTAIN AVE	6702-28
121 SWEETS AVE	6703-18	122 FOUNTAIN AVE	7012-1
55 FOUNTAIN AVE	6601-30	37 FOUNTAIN AVE	6601-37
63 SWEETS AVE	6604-37	61 SWEETS AVE	6604-38
51 SWEETS AVE	6604-43	45 SWEETS AVE	6604-46
37 SWEETS AVE	6604-50	132 SWEETS AVE	6702-10
153 FOUNTAIN AVE	6702-18	149 FOUNTAIN AVE	6702-20
149 FOUNTAIN AVE	6702-21	~~133 FOUNTAIN AVE~~	~~6702-26~~
129-131 FOUNTAIN AVE	6702-27	96 SWEETS AVE	6702-3
121-1/2 FOUNTAIN AVE	6702-31	117 FOUNTAIN AVE	6702-34
98 SWEETS AVE	6702-4	100 SWEETS AVE	6702-5
104 SWEETS AVE	6702-7	123 SWEETS AVE	6703-17
105-107 SWEETS AVE	6703-25	99 SWEETS AVE	6703-28
97 SWEETS AVE	6703-29	95 SWEETS AVE	6703-30
128 FOUNTAIN AVE	6810-3	132 FOUNTAIN AVE	6810-5
120 FOUNTAIN AVE	7012-2	28 FOUNTAIN AVE	7012-26
26 FOUNTAIN AVE	7012-27	22 FOUNTAIN AVE	7012-29
20 FOUNTAIN AVE	7012-30	19-21 FOUNTAIN AVE	6601-1
17 FOUNTAIN AVE	6601-1.01	19-21 FOUNTAIN AVE	6601-1.02a
42 SWEETS AVE	6601-10	40 SWEETS AVE	6601-10.01
50 SWEETS AVE	6601-14	18-20 SWEETS AVE	6601-2

RESOLUTION

ADDRESS	BLOCK-LOT	ADDRESS	BLOCK-LOT
66 SWEETS AVE	6601-21	68 SWEETS AVE	6601-22
70 SWEETS AVE	6601-23	76-78 SWEETS AVE	6601-25
76-78 SWEETS AVE	6601-26	76-78 SWEETS AVE	6601-27
113 FOUNTAIN AVE	6601-28a	113 FOUNTAIN AVE	6601-28b
57 FOUNTAIN AVE	6601-29.01	86 SWEETS AVE	6601-29.08
84 SWEETS AVE	6601-29.09	61 FOUNTAIN AVE	6601-29.10
FOUNTAIN AVE	6601-29.11	35 FOUNTAIN AVE	6601-38
33 FOUNTAIN AVE	6601-39	31 FOUNTAIN AVE	6601-40
29 FOUNTAIN AVE	6601-41	27 FOUNTAIN AVE	6601-42
25 FOUNTAIN AVE	6601-43	23 FOUNTAIN AVE	6601-44
30 SWEETS AVE	6601-6	34 SWEETS AVE	6601-7
32 SWEETS AVE	6601-7.01	38 SWEETS AVE	6601-9
23-25 SWEETS AVE	6604-1	41 BARBARA ST	6604-2
87 SWEETS AVE	6604-26	83 SWEETS AVE	6604-27
77 SWEETS AVE	6604-30	75 SWEETS AVE	6604-31
73 SWEETS AVE	6604-32	71 SWEETS AVE	6604-33
69 SWEETS AVE	6604-34	67 SWEETS AVE	6604-35
65 SWEETS AVE	6604-36	49 SWEETS AVE	6604-44
43 SWEETS AVE	6604-47	41 SWEETS AVE	6604-48
33 SWEETS AVE	6604-52	23-25 SWEETS AVE	6604-53
92 SWEETS AVE	6702-1	FOUNTAIN AVE	6702-17
104-AFT SWEETS AVE	6702-8	130 SWEETS AVE	6702-9
111 SWEETS AVE	6703-23	109 SWEETS AVE	6703-24
103 SWEETS AVE	6703-26	93 SWEETS AVE	6703-31
91 SWEETS AVE	6703-32	89 SWEETS AVE	6703-33
124 FOUNTAIN AVE	6810-1	126 FOUNTAIN AVE	6810-2
62 FOUNTAIN AVE	7012-11	50 FOUNTAIN AVE	7012-16
48 FOUNTAIN AVE	7012-17	46 FOUNTAIN AVE	7012-18
42-44 FOUNTAIN AVE	7012-19	42-44 FOUNTAIN AVE	7012-20
34 FOUNTAIN AVE	7012-24	30 FOUNTAIN AVE	7012-25
120-BEF FOUNTAIN AVE	7012-3	18 FOUNTAIN AVE	7012-31
112-AFT FOUNTAIN AVE	7012-4	112 FOUNTAIN AVE	7012-5
110 FOUNTAIN AVE	7012-6	106 FOUNTAIN AVE	7012-8
13 FOUNTAIN AVE	6602-8	507 MRTN KING JR BLV	7013-16
505 MRTN KING JR BLV	7013-17	491 MRTN KING JR BLV	6602-3
489 MRTN KING JR BLV	6602-4	15 FOUNTAIN AVE	6602-7
193 BRUNSWICK AVE	8302-21	504 MRTN KING JR BLV	8302-45
502 MRTN KING JR BLV	8302-45.01	215 BRUNSWICK AVE	8404-6
BRUNSWICK AVE	8404-6.01	211 BRUNSWICK AVE	8404-6.02
213 BRUNSWICK AVE	8404-6.03	20 BOND ST	8401-13
634 MRTN KING JR BLV	8401-22	88 BOND ST	8402-8
~~614 MRTN KING JR BLV~~	~~8403-30~~	19 BOND ST	8403-43
21 BOND ST	8403-44	41-43 BOND ST	8403-52
32-1/2 BOND ST	8401-5	32 BOND ST	8401-6
30 BOND ST	8401-7	64 BOND ST	8402-16
58 BOND ST	8402-17	44 BOND ST	8402-22
42 BOND ST	8402-23	90 BOND ST	8402-7
84 BOND ST	8402-9	23 BOND ST	8403-45
25 BOND ST	8403-46	27 BOND ST	8403-47

RESOLUTION

ADDRESS	BLOCK-LOT	ADDRESS	BLOCK-LOT
29 BOND ST	8403-48	31 BOND ST	8403-49
33 BOND ST	8403-50	33-AFT BOND ST	8403-51
51 BOND ST	8403-57	720 MRTN KING JR BLV	8502-2
706 MRTN KING JR BLV	8502-9	824 MRTN KING JR BLV	8903-38
718 MRTN KING JR BLV	8502-3	716 MRTN KING JR BLV	8502-4
699 MRTN KING JR BLV	8602-10	12 TRENT ST	8602-15
703 MRTN KING JR BLV	8602-8	701 MRTN KING JR BLV	8602-9
~~685 MRTN KING JR BLV~~	~~8603-3~~	~~685 MRTN KING JR BLV~~	~~8603-4~~
824 MRTN KING JR BLV	8903-39	TRENT ST	8604-16
146 TRENT ST	8604-21	148 TRENT ST	8604-22
653 N WILLOW ST	8604-6	TRENT ST	8602-20
833 SOUTHARD ST	8602-25	831 SOUTHARD ST	8602-26
829 SOUTHARD ST	8602-27	827 SOUTHARD ST	8602-28
825 SOUTHARD ST	8602-29	637 N WILLOW ST	8604-12
633 N WILLOW ST	8604-14	911 SOUTHARD ST	8604-35
653 N WILLOW ST	8604-5	N WILLOW ST	8703-24
905 MRTN KING JR BLV	8703-10	ROSSELL AVE	8703-33
917 MRTN KING JR BLV	8703-5	905 MRTN KING JR BLV	8703-9

3. The properties shown in strikethrough in Paragraph 2 above are no longer dedicated to the Trenton Housing Authority and shall not be included in any demonstration of site control submitted by the Trenton Housing Authority in connection with the Choice Grant, and shall instead be available for disposition by the City in accordance with applicable law.

4. All properties listed in Paragraph 2 above that are not shown in strikethrough shall continue to be dedicated to the Trenton Housing Authority, and Resolution No. 23-511 shall remain in full force and effect in all other respects unless otherwise amended by lawful resolution.

5. The Mayor, or his authorized designee, and the City Clerk are hereby authorized to execute any and all documents necessary to effectuate the within amendment.

6. This Resolution shall take effect immediately and shall be filed in the Office of the City Clerk and made available for public viewing in accordance with applicable law.

Note: Matter shown in ~~strikethrough~~ is deleted from Resolution No. 23-511.

MOTION:					SECOND:					RES. AUTHORED BY:				
	AYE	NAY	NV	AB		AYE	NAY	NV	AB		AYE	NAY	NV	AB
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									
NV - NO VOTE	AB – ABSENT													

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

PRESIDENT OF COUNCIL

CITY CLERK

DCA/DLGS Waiver No. _____ (If Applicable) # RESOLUTION No. 26-453

Date of Adoption _____

Approved as to Form and Legality

Wesley, Bridges, Esq., CITY ATTORNEY.

Factual content certified by

Hector Weah, Interim Director of Public Works

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION REJECTING BID RECEIVED FOR ON-CALL PLUMBING SERVICES, PLUMBING IMPROVEMENTS, AND REPAIRS AT VARIOUS FACILITIES ON AN AS NEEDED BASIS FOR A PERIOD OF ONE (1) YEAR WITH THE OPTION TO EXTEND TWO (2) ADDITIONAL ONE (1) YEAR EXTENSIONS FOR THE CITY OF TRENTON, DEPARTMENT OF PUBLIC WORKS, AND THE DEPARTMENT OF RECREATION, NATURAL RESOURCES AND CULTURE - BID2026-88

WHEREAS, one (1) sealed bid was received on September 15, 2026, at 11:00 am by the Purchasing Agent in the Division of Purchasing for on-call plumbing services, plumbing improvements, and repairs at various facilities on an as needed basis for a period of one (1) year with the option to extend two (2) additional one (1) year extensions for the City of Trenton, Department of Public Works, and the Department of Recreation, Natural Resources and Culture; and

WHEREAS, the sole bid received from Binsky & Snyder, LLC, 28 World's Fair Drive Suite B, Somerset NJ 08873, is situated at an approximate distance of twenty-eight (28) miles from the City of Trenton; and

WHEREAS, the departments want to substantially revise the bid specifications to eliminate the 15-mile radius requirement and instead require vendors to respond to emergency service calls within one (1) hour. By doing so, the goal is to appeal to a broader pool of qualified contractors to encourage greater participation and ensure competitive pricing. It is in the best interest of the City of Trenton to reject the bid received and re-advertise the procurement process; and

WHEREAS, pursuant to Local Public Contract Law, N.J.S.A 40A:11-13.2(d) allows the City of Trenton to reject bid received when the contracting unit wants to substantially revise the specifications and re-advertise the procurement process; and

NOW, THEREFORE, IT IS RESOLVED, by the City Council of Trenton that the bid received from Binsky & Snyder, LLC, 28 World's Fair Drive Suite B, Somerset NJ 08873 be rejected and the Division of Purchasing will re-advertise the procurement process for the said purposes in the manner prescribed by law.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA				
										KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

President of Council

City Clerk

PURCHASING -CC

DCA/DLGS Waiver No. _____ (If Applicable) **RESOLUTION** No. 26-454

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

M. Sean Semple, Director of Water & Sewer

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING PAYMENT FOR AN EMERGENCY CONTRACT WITH RAPID PUMP & METER SERVICE CO., P.O. BOX AY, PATERSON, NJ 07509, AWARDED ON AN EMERGENCY BASIS FOR THE EMERGENCY REPAIRS OF TWO PUMP MOTORS AT THE INTERMEDIATE PUMP STATION, FOR THE DEPARTMENT OF WATER AND SEWER TRENTON SEWER UTILITY, IN AN AMOUNT NOT TO EXCEED $225,754.87

WHEREAS, an emergency contract was awarded to Rapid Pump & Meter Service Co., P.O. Box AY, Paterson, NJ 07509 for the emergency repairs of two (2) pump motors at the Intermediate Pump Station for the Department of Water & Sewer, Trenton Sewer Utility; and

WHEREAS, the Intermediate Pump Station is a biological wastewater treatment system where microorganisms on a fixed media degrade organic pollutions as wastewater flows over it; and

WHEREAS, on May 25, 2026, the Intermediate Pump Station experienced major flooding due to a cracked valve connected to pump number five (5) in which the valve failure caused the entire pump station basement to flood, submerging all five pump motors and electrical components underwater; and

WHEREAS, Rapid Pump & Meter Service Co. removed and rebuilt two (2) pump motors at the Intermediate Pump Station and restored the electric; and

WHEREAS, the maximum amount of the contract is not to exceed $225,754.87 and funds have been certified to be available in the Trust Fund Account T-03-SP-30-2510-001; and

WHEREAS, the Local Public Contracts Law N.J.S.A. 40A:11-6 provides that "[a]ny contract may be negotiated or awarded . . . without public advertising for bids and bidding therefore, notwithstanding that the contract price will exceed the bid threshold, when an emergency affecting the public health, safety and welfare requires the immediate . . . performance of services", subject to the award being made pursuant to the manner set forth therein; and

WHEREAS, the official in charge Dalia Ghobrial, Acting, General Superintendent – Sewer Utility submitted the attached certification that an emergency existed, and that immediate services to remedy the emergency were required.

RESOLUTION

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Trenton, in the County of Mercer as follows:

1. The Mayor is hereby authorized to execute payment in an amount not to exceed $225,754.87 to Rapid Pump & Meter Service Co., P.O. Box AY, Paterson, NJ 07509 for the emergency repairs of two (2) pump motors at the Intermediate Pump Station for the Department of Water & Sewer's Trenton Sewer Utility.

2. This contract was awarded without competitive bidding as an emergency pursuant to N.J.S.A. 40A:11-6 of the Local Public Contracts Law.

3. A notice of this action shall be printed once in the official newspaper for the City of Trenton, and the resolution and contract shall remain on file in the City Clerk's office.

4. The Emergency Procurement Report shall be filed with the Director of the Division of Local Government Services within 30 days pursuant to N.J.S.A. 19:44A-20.12.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ _____

President of Council City Clerk

CITY OF TRENTON
DEPARTMENT OF FINANCE

CERTIFICATION OF AVAILABILITY OF FUNDS

I, Lynn Au, Chief Financial Officer for the City of Trenton, do hereby certify, to the best of my knowledge and belief that there are now adequate funds to Contract with:

Vendor Name: Rapid Pump & Meter Service CO
Address: PO Box AY
City/State/Zip Paterson, NJ 07509

Purpose: Emergency Intermediate Pump station repair

Fund: Trust Fund

Account Number: T-03-SP-30-2510-001

Vendor ID: RAPID020

Requisition Number: Q6-04957

Amount not to exceed: $225,754.87

Lynn Au OK BT
Chief Financial Officer

10/9/2026
Date

DCA/DLGS Waiver No. _____ (If Applicable)

RESOLUTION 26-455

No._____

Date of Adoption_____

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., DIRECTOR OF LAW

Factual content certified by

SEAN SEMPLE, DIRECTOR OF WATER AND SEWER

Councilman /woman_____presents the following Resolution:

SPONSORED BY: _____

RESOLUTION AUTHORIZING A CONTRACT AWARDED TO HACH COMPANY, FOR THE FURNISHING AND DELIVERY OF LABORATORY CONSUMABLES FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT AWARDED THROUGH NEW JERSEY STATE CONTRACT #T-0983 #21-FOOD-01684 FROM OCTOBER 20, 2026, TO OCTOBER 31, 2027, IN AN AMOUNT NOT TO EXCEED $129,555.20

WHEREAS, the Department of Administration, Division of Purchasing has reviewed and verified New Jersey State Cooperative Purchasing Program #T-0983 #21-FOOD-01684 for environmental testing instruments, equipment and supplies for air and water quality. Each participant must enter into their own contract. The State of New Jersey has awarded this contract to Hach Company, 5600 Lindbergh Drive, Loveland, CO, 80538-8842. The State of New Jersey has extended this contract from September 1, 2021, to October 31, 2027; and

WHEREAS, N.J.S.A. 40A:11-12(a) permits the City of Trenton to purchase items and provide services without the necessity of competitive bidding under the State of New Jersey Cooperative Purchasing Program; and

WHEREAS, the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration Plant is required to use consumables associated with the approved standard methods for the examination of water and wastewater as required by the New Jersey Department of Environmental Protection (NJDEP). Consumables are materials needed for this contract which allow certified laboratories to operate in accordance with the regulations as they pertain to the current benchtop meters, handheld meters and online meters that are currently in use for the utility operations. The consumables allow the Water Filtration Plant to remain in compliance with the safe drinking water act as required by local and state regulatory agencies such as New Jersey Department of Environmental Protection (NJDEP) and the Environmental Protection Agency (EPA). This contract is awarded to Hach Company, 5600 Lindbergh Drive, Loveland, CO, 80538-8842, through New Jersey State Cooperative Purchasing Program #T-0983 #21-FOOD-01684 from October 20, 2026, to October 31, 2027, in an amount not to exceed $129,555.20; and

WHEREAS, funds in an amount not to exceed $129,555.20 has been certified to be available in the following operating account number: CY'26 06-05- -55-5506-824-001. This contract shall be awarded from October 20, 2026, to October 31, 2027, contingent upon the temporary and final adoption of CY'26, and CY'27 budgets.

NOW, THEREFORE, IT IS RESOLVED, by the City Council of the City of Trenton as follows:

1. The Purchasing Agent is hereby authorized to execute a purchase order to Hach Company, 5600 Lindbergh Drive, Loveland, CO, 80538-8842, for the furnishing and delivery of laboratory consumables from October 20, 2026, to October 31, 2027, awarded through the New Jersey State Cooperative Purchasing Program #T-0983 #21-FOOD-01684 in an amount not to exceed $129,555.20 for City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration Plant.

2. The contract is awarded without competitive bidding pursuant to N.J.S.A.40A:11-12(a) of the Local Public Contracts Law.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ President of Council

_____ City Clerk

CITY OF TRENTON

DEPARTMENT OF FINANCE

CERTIFICATION OF AVAILABILITY OF FUNDS

I, Lynn Au, Chief Financial Officer of the City of Trenton, do hereby certify, to the best of my knowledge and belief, that there are now adequate funds to contract with:

Vendor Name:	HACH Company
Address:	2207 Collections Center Dr.
City/State/Zip:	Chicago, IL 60693
Purpose:	CY'2026 Furnishing & Delivery of Laboratory Consumables NJ Start Contract: 21-FOOD-01684/ Amendment No. T0983
Fund:	Operating
Account Number:	06-05- -55-5506-824-001
Vendor ID:	HACHC005
Requisition Number:	Q6-05821
Amount not to exceed:	$129,555.20

Lynn Au OK, BT

Chief Financial Officer

10/14/2026

Date

DCA/DLGS Waiver No. _____ (If Applicable) # RESOLUTION No. 26-456

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

M. Sean Semple, Director of Water & Sewer

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING PAYMENT FOR AN EMERGENCY CONTRACT WITH DEWCON, INC., P.O. BOX 439, BASKING RIDGE, NJ 07920, WHICH WAS AWARDED ON AN EMERGENCY BASIS FOR THE EMERGENCY REPAIRS OF MULTIPLE WATER MAIN BREAKS AT VARIOUS LOCATIONS WITHIN THE WATER DISTRIBUTION SERVICE AREAS FOR THE DEPARTMENT OF WATER AND SEWER TRENTON WATER WORKS IN AN AMOUNT NOT TO EXCEED $645,373.98

WHEREAS, a contract was awarded to Dewcon, Inc., P.O. Box 439, Basking Ridge, New Jersey 07920, for the emergency repairs of multiple water main breaks at various locations within the water distribution service areas for the City of Trenton, Department of Water & Sewer, Trenton Water Works; and

WHEREAS, inclement weather changes during the months of January through April, 2026; resulted in the contraction and expansion of the water main which then resulted in multiple water main breaks affecting various locations throughout the water distribution service areas of the City of Trenton and the Townships of Hamilton, Ewing & Lawrence, NJ; and

WHEREAS, the amount of the contract was $645,373.98 and funds have been certified to be available in the Water Department operating budget account 06-05- -55-5504-835-005; and

WHEREAS, the Local Public Contracts Law, N.J.S.A. 40A:11-6 provides that "[a]ny contract may be negotiated or awarded . . . without public advertising for bids and bidding therefore, notwithstanding that the contract price will exceed the bid threshold, when an emergency affecting the public health, safety and welfare requires the immediate . . . performance of services", subject to the award being made pursuant to the manner set forth therein; and

WHEREAS, the official in charge, Director M. Sean Semple submitted the attached certification that an emergency existed, and that immediate services to remedy the emergency were required.

RESOLUTION

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Trenton, in the County of Mercer as follows:

1. The Mayor is hereby authorized to provide for payment in the amount of $645,373.98 to Dewcon, Inc., P.O. Box 439 Basking Ridge, NJ 07920 for emergency repairs of multiple water main breaks at various locations within the water distribution service areas for the Department of Water & Sewer, Trenton Water Works.

2. This contract was awarded without competitive bidding as an emergency pursuant to N.J.S.A. 40A:11-6 of the Local Public Contracts Law.

3. A notice of this action shall be printed once in the official newspaper for the City of Trenton, and the resolution and contract shall remain on file in the City Clerk's office.

4. The Emergency Procurement Report shall be filed with the Director of the Division of Local Government Services within 30 days pursuant to N.J.S.A. 19:44A-20.12.

MOTION:							SECOND:							
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ _____

President of Council City Clerk

CITY OF TRENTON
DEPARTMENT OF FINANCE

CERTIFICATION OF AVAILABILITY OF FUNDS

I, Lynn Au, Chief Financial Officer of the City of Trenton, do hereby certify, to the best of my knowledge and belief, that there are now adequate funds to contract with:

Vendor Name:	Dewcon, Inc.
Address:	P.O. Box 439
City/State/Zip:	Basking Ridge, NJ 07920
Purpose:	Emergency Water Main Break Repairs throughout the Water Distribution Service Areas from January – April 2026.
Fund:	Operating
Account Number:	06-05- -55-5504-835-005
Vendor ID:	DEWCO010
Requisition Number:	Q6-06218
Amount not to exceed:	$645,373.98

Lynn Au OK, BT

Chief Financial Officer

10/9/2026

Date

CERTIFICATION OF EMERGENCY

I, M. Sean Semple, of full age, hereby certify:

1. I am the Director – Water & Sewer.

2. Due to inclement weather changes during the months of January – April 2026 resulting in the contraction and expansion of the water main, numerous water main breaks occurred throughout the distribution service areas.

3. The areas affected within the Water Distribution service areas included various
4. locations within the City of Trenton, and the Townships of Hamilton, Ewing and Lawrence, NJ.

5. Dewcon, Inc., was called out to make repairs to the water main breaks as well as restore any loss of water supply to the areas.

6. Dewcon, Inc., had the necessary experience and expertise and provided the required supervision, labor, material and equipment to make the repairs to the water mains.

7. The actions undertaken to have this emergency repair work done are in accordance with N.J.S.A. 40A:11-6.

8. I certify that the foregoing statements made by me are true to the best of my knowledge and belief.

M. Sean Semple
Director – Water & Sewer

DCA/DLGS Waiver No. _____ (If Applicable) # RESOLUTION No. 26-457

Date of Adoption _____

Approved as to Form and Legality

Wesley, Bridges, Esq., CITY ATTORNEY

Factual content certified by

M. Sean Semple, Director of Water & Sewer

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING CHANGE ORDER NUMBER ONE (1) TO THE CONTRACT AWARDED THROUGH RESOLUTION 25-300 TO ROMAN E&G CORPORATION FOR LEAD SERVICE LINE REPLACEMENT PROGRAM PHASE 5A TO INCREASE THE TOTAL AMOUNT TO NOT EXCEED $6,111,545.00 – BID2025-18A

WHEREAS, Resolution 25-300, adopted on August 7, 2025, awarded a contract to Roman E&G Corporation, 14 Ogden Street, Newark, NJ 07104, for Lead Service Line Replacement Program – Phase 5A in an amount not to exceed $5,845,485.00 for a period of two (2) years from the date of award; and

WHEREAS, Trenton Water Works (TWW) is obligated to remove all lead service lines from the entire distribution system by 2031. TWW is expecting to remove approximately 1,600 – 2,000 Lead Service lines as an annual average. TWW is subject to DEP oversight and the DEP has prioritized Lead Service Line projects; and

WHEREAS, TWW projected for Phase 5A that approximately 25% of the unknown service lines in the project area eventually would be discovered to be lead or galvanized. The contract under Resolution 25-300 was set to cover 150 test pits to determine what the unknown service lines were and as of August 3, 2026, the number of test pits completed were 411, resulting in an overrun of 261 test pits; and

WHEREAS, the unit price for test pits has been renegotiated and it requires an increase in the contract amount of $266,060.00 . The observed percentage of unknown service lines is less than was assumed, therefore, the proportion of test pits occurring is greater than was expected when the contract was written. Note that on page 1 of 4, on the Contract Modification Proposal and Acceptance form, attached, the Reduced Quantities section outlines which quantities within the contract are being reduced to compensate for the increase in test pits. (Exhibit A) in order to minimize the cost of the change order; and

WHEREAS, the cost of this change order is in an amount not to exceed $266,060.00 increasing the total contract amount to $6,111,545.00 and funds have been certified to be available in the account C-06-25-55-006A-300; and

NOW, THEREFORE, IT IS RESOLVED, by City Council of the City of Trenton, the Mayor is hereby authorized to execute change order number one (1) to Resolution 25-300 with Roman E&G Corporation, 14 Ogden Street, Newark, NJ 07104 for additional number of test pits completed that will be included in the scope of work at a cost increase of $266,060.00 for Trenton Water Works for the said purposes in the manner prescribed by law.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

President of Council

City Clerk

CITY OF TRENTON
DEPARTMENT OF FINANCE

CERTIFICATION OF AVAILABILITY OF FUNDS

I, Lynn Au, Chief Financial Officer of the City of Trenton, do hereby certify, to the best of my knowledge and belief, that there are now sufficient funds to Contract with:

Vendor Name:	Roman E&G Corporation
Address:	14 Ogden Street
City:	Newark
State:	NJ
Zip Code:	07104
PURPOSE:	Change Order No.1 to Resolution 25-300 for Lead Service Line Replacement Phase 5A
REQ:	Q6-05646
TOTAL:	$266,060.00
Fund:	Capital (I-Bank Project)
Account Number:	C-06-25-55-006A-300
Vendor ID:	ROMAN022

Lynn Au OK, BT

Chief Financial Officer

10/9/2025

Date

DCA/DLGS Waiver No. _____ (If Applicable) **RESOLUTION** No. **26-458**

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by

M. Sean Semple, Director of Water & Sewer

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION AUTHORIZING PAYMENT FOR AN EMERGENCY CONTRACT WITH MUNICIPAL MAINTENANCE CO., 1352 TAYLORS LANE, CINNAMINSON, NJ 08077, AWARDED ON AN EMERGENCY BASIS FOR THE EMERGENCY REPAIRS OF THREE PUMP MOTORS AND RENTAL OF GODWIN BYPASS PUMPS AT THE INTERMEDIATE PUMP STATION, FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON SEWER UTILITY, IN AN AMOUNT NOT TO EXCEED $637,250.00

WHEREAS, an emergency contract was awarded to Municipal Maintenance Company, 1352 Taylors Lane, Cinnaminson, NJ 08077 for the emergency repairs of three (3) pump motors and rental of Godwin bypass pumps at the Intermediate Pump Station for the Department of Water & Sewer, Trenton Sewer Utility; and

WHEREAS, the Intermediate Pump Station is a biological wastewater treatment system where microorganisms on a fixed media degrade organic pollutions as wastewater flows over it; and

WHEREAS, on May 25, 2026, the Intermediate Pump Station experienced major flooding due to a cracked valve connected to pump number five (5) in which the valve failure caused the entire pump station basement to flood, submerging all of the five pump motors and electrical components underwater; and

WHEREAS, Municipal Maintenance provided the Godwin bypass pump rental to prevent the discharge of untreated wastewater into the Delaware River that would have put the sewer plant in violation with the NJ Department of Environmental Protection, as well as a public health risk; and

WHEREAS, Municipal Maintenance Company removed and rebuilt three (3) pump motors at the Intermediate Pump Station and restored the electric including the replacement of the old sump pumps and installation of two (2) new Grundfos brand sump pumps that now connects to the control panels in the operators room for emergency alerts; and

WHEREAS, the maximum amount of the contract is not to exceed $637,250.00 and funds have been certified to be available in the Trust Fund Account T-03-SP-30-2510-001; and

RESOLUTION

WHEREAS, the Local Public Contracts Law N.J.S.A. 40A:11-6 provides that "[a]ny contract may be negotiated or awarded . . . without public advertising for bids and bidding therefore, notwithstanding that the contract price will exceed the bid threshold, when an emergency affecting the public health, safety and welfare requires the immediate . . . performance of services", subject to the award being made pursuant to the manner set forth therein; and

WHEREAS, the official in charge Dalia Ghobrial, Acting, General Superintendent – Trenton Sewer Utility submitted the attached certification that an emergency existed, and that immediate services to remedy the emergency were required.

NOW THEREFOE IT BE RESOVLED, by the City Council of the City of Trenton, in the County of Mercer as follows:

1. The Mayor is hereby authorized to execute payment in an amount not to exceed $637,250.00 to Municipal Maintenance Co, 1352 Taylors Lane, Cinnaminson, NJ 08077 for the emergency repairs of three (3) pump motors and rental of Godwin bypass pumps at the Intermediate Pump Station for the Trenton Sewer Utility.

2. This contract was awarded without competitive bidding as an emergency pursuant to N.J.S.A. 40A: 11-6 of the Local Public Contracts Law.

3. A notice of this action shall be printed once in the official newspaper for the City of Trenton, and the resolution and contract shall remain on file in the City Clerk's office.

4. The Emergency Procurement Report shall be filed with the Director of the Division of Local Government Services within 30 days pursuant to N.J.S.A 19:44A-20.12.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ _____

President of Council City Clerk

CITY OF TRENTON
DEPARTMENT OF FINANCE

CERTIFICATION OF AVAILABILITY OF FUNDS

I, Lynn Au, Chief Financial Officer of the City of Trenton, do hereby certify, to the best of my knowledge and belief, that there are now adequate funds to contract with:

Vendor Name:	Municipal Maintenance Company
Address:	1352 Taylors Lane
City/State/Zip:	Cinnaminson, NJ 08077
Purpose:	Emergency Repairs at the Intermediate Pump Station
Fund:	Trust Fund Account
Account Number:	T-03-SP-30-2510-001
Vendor ID:	MUNIC035
Requisition Number:	Q6-05025
Amount not to exceed:	$637,250.00

Lynn Au OK, BOT

Chief Financial Officer

10/9/2026

Date

CERTIFICATION OF EMERGENCY

I, Dalia Ghobrial, of full age, hereby certify:

1. I am the Acting General Superintendent – Trenton Sewer Utility.

2. On May 25, 2026, the Intermediate Pump Station experienced major flooding due to a cracked valve connected to pump number five (5) in which the valve failure caused the entire pump station basement to flood, submerging all the five pump motors and electrical components underwater.

3. The incident was directly related to the age and deteriorating condition of the facility infrastructure. The treatment filter pumps were last replaced on March 18, 1980. Due to extensive age-related corrosion and rust, pump no. 5 failed. This then resulted in catastrophic flooding within the station.

4. In response to the emergency, the sewer utility coordinated with the Municipal Maintenance Company for the necessary repairs at the Intermediate Pump Station.

5. These repairs included the rebuild of three (3) pump motors, the purchase and installation of two (2) Grundfos sump pumps, purchase and installation of Knife Gate Valve & one (1) Tee (3 way) valve and the bypass pump rental.

6. The actions undertaken to have this emergency repair work done are in accordance with N.J.S.A. 40A:11-6.

7. I certify that the foregoing statements made by me are true to the best of my knowledge and belief.

Dalia Ghobrial
Acting General Superintendent-
Trenton Sewer Utility

DCA/DLGS Waiver No. _____ (If Applicable)

RESOLUTION No. 26-459

Date of Adoption _____

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., DIRECTOR OF LAW

Factual content certified by

SEAN SEMPLE, DIRECTOR OF WATER AND SEWER

Councilman /woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION REJECTING PROPOSALS RECEIVED FOR THE RE-ADVERTISEMENT FOR PROFESSIONAL SERVICES OPERATIONS FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT RFP2026-01

WHEREAS, two (2) sealed proposals were received on February 5, 2026, at 11:00 am by the Purchasing Agent in the Division of Purchasing for the re-advertisement for professional services operations for the Department of Water and Sewer, Trenton Water Works, Water Filtration Plant; and

WHEREAS, the proposals received from Operation Services, Inc., 10281 Old 27 S., Gaylord, MI 49735, and Axion Black, LLC, 511 South Orange Avenue 2238, Newark, NJ 07103 substantially exceed the appropriations for the services requested; and

WHEREAS, pursuant to Local Public Contract Law N.J.S.A. 40A:11-13.2(b), a contracting unit may reject proposals when the proposals substantially exceed the contracting unit's appropriation for the services requested. It is in the best interest of the City of Trenton to reject the proposals received ; and

NOW, THEREFORE, IT IS RESOLVED by the City Council of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration Plant that the proposals received be rejected.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA				
										KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

President of Council

City Clerk

PURCHASING-CC

DCA/DLGS Waiver No. _____ (If Applicable) **RESOLUTION** No. 26-461

Date of Adoption _____

Approved as to Form and Legality

Wesley Bridges, ESQ CITY ATTORNEY

Factual content certified by

Paul Harris, Interim Director, Recreation, Natural Resources & Culture

Councilman/woman _____ presents the following Resolution:

SPONSORED BY _____

RESOLUTION AUTHORIZING CHANGE ORDER No. 2 TO THE CONTRACT WITH HALL CONSTRUCTION CO. FOR THE TRENTON CITY HALL FRONT PLAZA RESTORATION PROJECT FOR THE DEPARTMENT OF RECREATION, NATURAL RESOURCES, AND CULTURE IN THE AMOUNT OF $37,541.87, FOR A REVISED CONTRACT AMOUNT NOT TO EXCEED $6,570,293.92

WHEREAS, Resolution 26-007 (BID2025-81), adopted on January 6, 2026, authorized a contract in an amount not to exceed $6,297,000.00 with Hall Construction Co., 1720 Highway 34, P.O. Box 1448, Wall, NJ 07719, for the Trenton City Hall Front Plaza Restoration Project for the Department of Recreation, Natural Resources and Culture; and

WHEREAS, Hall Construction Co. was determined to be the sole responsive and responsible bidder for BID2025-81; and

WHEREAS, Change Order No. 1 was approved in the amount of $235,752.05 on Resolution 26-311 on August 6, 2026, increasing the original contract amount from $6,297,000.00 to $6,532,752.05; and

WHEREAS, Clarke Caton Hintz, the project architect, issued a memorandum dated October 12, 2026, recommending approval of two additional change items totaling $37,541.87 based on conditions identified during construction, limitations in the existing building's structural capacity, deterioration affecting electrical pathways; and

WHEREAS, Hall Control No. H-013a concerns the Vestibule Dome Ceiling, where demolition and field pull testing determined that the existing concrete structure could not safely support the new ceiling using the originally contemplated attachment method, requiring an alternative engineered sub-framing system at a cost of $18,942.21; and

WHEREAS, Hall Control No. H-019 concerns the four facade wall sconces, where deterioration of the masonry damaged or sealed the existing electrical pathways that the original design anticipated reusing, requiring new conduit, wiring, junction boxes, penetrations, sealing, and associated installation at a cost of $18,599.66; and

WHEREAS, Clarke Caton Hintz determined that these additional costs are reasonable in principle, are necessary to complete the work safely and properly, protect the historic fabric, and address verified construction conditions, and should not be characterized as elective improvements or unnecessary additions to the original scope; and

RESOLUTION

WHEREAS, the concealed conditions, structural limitations, and deterioration underlying these changes could not reasonably have been fully foreseen when the bid specifications were prepared and the contract was awarded and therefore constitute unforeseeable problems within the meaning of N.J.A.C. 5:30-11.8(c)(1); and

WHEREAS, the proposed changes do not materially expand the size, nature, or scope of the project as originally bid, and separately bidding these corrective items at this stage would unduly disrupt the ongoing restoration work and impose adverse cost and schedule consequences, consistent with N.J.A.C. 5:30-11.8(d); and

WHEREAS, Change Orders No. 1 and No. 2 will total $273,293.92, increasing the original contract amount by approximately 4.34 percent, from $6,297,000.00 to $6,570,293.92, which is below the 20 percent cumulative limitation established by N.J.A.C. 5:30-11.3(a)(9); and

WHEREAS, funds have been certified to be available in C-04-24-55-048B-002- ($21,951.01) and C-04-10-60-035B-001- ($15,590.86).

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to execute Change Order No. 2 with Hall Construction Co., 1720 Highway 34, P.O. Box 1448, Wall, NJ 07719, for the Trenton City Hall Front Plaza Restoration Project in an amount not to exceed $37,541.87, increasing the contract amount from $6,532,752.05 to an amount not to exceed $6,570,293.92, for the Department of Recreation, Natural Resources & Culture.

MOTION:									SECOND:					
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					GONZALEZ					FIGUEROA KETTENBURG				
FELICIANO					HARRISON									
FRISBY					WILLIAMS									

This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

_____ _____

President of Council City Clerk

CITY OF TRENTON
DEPARTMENT OF FINANCE

CERTIFICATION OF FUNDS

I, Lynn Au, Chief Financial Officer of the City of Trenton, do hereby certify, to the best of my knowledge and belief, that there are now sufficient funds to Contract with:

VENDOR NAME:	**HALL CONSTRUCTION CO. INC** **1720 HIGHWAY 34** **PO BOX 1448** **WALL, NJ 07719**	
Purpose:	**Change Order No. 2**	
Account Numbers:	**C-04-24-55-048B-002-** **C-04-10-60-035B-001-**	**$21,951.01** **$15,590.86**
Requisition Number:	**Q6-06570**	
Amount not to exceed:	**$37,541.87**	

Lynn Au

Chief Financial Officer

10/19/2026

Date

DCA/DLGS WAIVER NO. _____ (IF APPLICABLE) **ORDINANCE** No. 26-14

1st Reading _____ Date to Mayor _____

Public Hearing _____ Date Returned _____

2nd Reading & Passage _____ Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., CITY ATTORNEY

Factual content certified by

MARIA RICHARDSON, BUSINESS ADMINISTRATOR

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

BOND ORDINANCE PROVIDING FOR THE WATER MAIN REPLACEMENT PROJECT IN THE TRENTON WATER WORKS SERVICE AREA, BY AND IN THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY; APPROPRIATING $13,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $13,000,000 BONDS OR NOTES TO FINANCE THE COST THEREOF

BE IT ORDAINED AND ENACTED BY THE CITY COUNCIL OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (not less than two-thirds of all the members thereof affirmatively concurring), **AS FOLLOWS**:

SECTION 1. The improvements or purposes described in Section 3 of this bond ordinance are hereby authorized as general improvements or purposes to be undertaken by Trenton Water Works ("TWW"), which is a water utility ("Water Utility") of the City of Trenton, in the County of Mercer, State of New Jersey (the "City"). For the said improvements stated in Section 3, there is hereby appropriated the amount of $13,000,000. Pursuant to the provisions of N.J.S.A. 40A:2-11(c) of the Local Bond Law, N.J.S.A. 40A:2-1 et seq., as amended and supplemented (the "Local Bond Law"), no down payment is required as this bond ordinance involves environmental infrastructure projects, which are funded by loans from the New Jersey Infrastructure Bank (the "I-

Bank") and the State of New Jersey, acting by and through the Department of Environmental Protection ("NJDEP"). Additionally, pursuant to the provisions of N.J.S.A. 40A:2-7(h) and 40A:2-11(c) of the Local Bond Law, no down payment is required as the Water Utility of the City is self-liquidating.

SECTION 2. For the financing of said improvements or purposes described in Section 3 hereof and to fund the $13,000,000 appropriation, negotiable bonds of the City are hereby authorized to be issued in the principal amount of $13,000,000 pursuant to, and within all limitations prescribed by, the Local Bond Law. In anticipation of the issuance of said bonds and to temporarily finance said improvements or purposes, negotiable notes of the City in a principal amount not exceeding $13,000,000 are hereby authorized to be issued pursuant to, and within the limitations prescribed by, the Local Bond Law.

SECTION 3. The improvements hereby authorized and purposes for the financing of which said debt obligations are to be issued are for the replacement of the existing 16-inch water main located on North Olden Avenue in the Township of Ewing (from Southerland Road to Parkside Avenue and from Arctic Parkway to Princeton Avenue), which is a part of the TWW Service Area.

a. The improvements and purposes shall also include, but are not limited to, as applicable, all engineering and design work, surveying, construction planning and management, preparation of plans and specifications, permits, bid documents, construction inspection and contract administration, environmental reports and remediation, and studies and all work, tools, materials, equipment, labor, services, and appurtenances necessary therefor or incidental thereto.

b. The estimated maximum amount of bonds or notes to be issued for said improvements or purposes is $13,000,000.

c. The estimated cost of said improvements or purposes is $13,000,000.

SECTION 4. In the event the United States of America, the State of New Jersey, and/or the County of Mercer make a loan, contribution or grant-in-aid to the City for the improvements authorized hereby and the same shall be received by the City prior to the issuance of the bonds or notes authorized in Section 2 hereof, then the amount of such bonds or notes to be issued shall be reduced by the amount so received from the United States of America, the State of New Jersey, and/or the County of Mercer. In the event, however, that any amount so loaned, contributed or granted by the United States of America, the State of New Jersey, and/or the County of Mercer shall be received by the City after the issuance of the bonds or notes authorized in Section 2 hereof, then such funds shall be applied to the payment of the bonds or notes so issued and shall be used for no other purpose. This Section 4 shall not apply, however, with respect to any contribution or grant in aid received by the City as a result of using such funds from this bond ordinance as "matching local funds" to receive such contribution or grant in aid.

SECTION 5. All bond anticipation notes issued hereunder shall mature at such times as may be determined by the Chief Financial Officer of the City, provided that no note shall mature later than one (1) year from its date, unless such bond anticipation notes are permitted to mature at such later date in accordance with the provisions of the New Jersey Infrastructure Trust Act, N.J.S.A. 58:11B-1 ("NJIT Act"). The notes shall bear interest at such rate or rates and be in such form as may be determined by the Chief

Financial Officer. The Chief Financial Officer of the City shall determine all matters in connection with the notes issued pursuant to this bond ordinance, and the signature of the Chief Financial Officer upon the notes shall be conclusive evidence as to all such determinations. All notes issued hereunder may be renewed from time to time in accordance with the provisions of the Local Bond Law and, as applicable, the provisions of the NJIT Act. The Chief Financial Officer is hereby authorized to sell part or all of the notes from time to time at public or private sale and to deliver them to the purchaser thereof upon receipt of payment of the purchase price and accrued interest thereon from their dates to the date of delivery thereof. The Chief Financial Officer is directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the notes pursuant to this bond ordinance is made. The report must include the principal amount, the description, the interest rate, and the maturity schedule of the notes so sold, the price obtained and the name of the purchaser.

SECTION 6. The City hereby certifies that it has adopted a capital budget or a temporary capital budget of the Water Utility of the City, as applicable. The capital budget or temporary capital budget of the Water Utility of the City is hereby amended to conform with the provisions of this bond ordinance to the extent of any inconsistency herewith. To the extent that the purposes authorized herein are inconsistent with the adopted capital or temporary capital budget of the Water Utility of the City, a revised capital or temporary capital budget of the Water Utility of the City has been filed with the Division of Local Government Services.

SECTION 7. The following additional matters are hereby determined, declared, recited and stated:

a. The purposes described in Section 3 of this bond ordinance are not current expenses and are improvements which the City may lawfully undertake as general improvements for the Water Utility of the City, and no part of the cost thereof has been or shall be specially assessed on property specially benefited thereby.

b. The period of usefulness of said improvements or purposes within the limitations of the Local Bond Law, according to the reasonable life thereof computed from the date of the said bonds authorized by this bond ordinance, is thirty (30) years.

c. The supplemental debt statement required by the Local Bond Law has been duly made and filed in the Office of the Clerk of the City and a complete executed duplicate thereof has been filed in the Office of the Director of the Division of Local Government Services within the Department of Community Affairs of the State of New Jersey, and such statement shows that the gross debt of the City, as defined in the Local Bond Law, is increased by the authorization of the bonds and notes provided for in this bond ordinance by $13,000,000 and the obligations authorized by this bond ordinance will be within all debt limitations prescribed by said Local Bond Law.

d. An aggregate amount not exceeding $900,000 for items of expense listed in and permitted under Section 20 of the Local Bond Law is included in the estimated cost indicated herein for the improvements hereinbefore described.

e. This bond ordinance authorizes obligations of the City solely for purposes described in N.J.S.A. 40A:2-7(h). The obligations authorized herein are to be issued for purposes that are deemed to be self-liquidating pursuant to N.J.S.A. 40A:2-47(a) and are deductible from gross debt pursuant to N.J.S.A. 40A:2-44(c).

SECTION 8. The full faith and credit of the City are hereby pledged to the

punctual payment of the principal of and the interest on the debt obligations authorized by this bond ordinance. The debt obligations shall be direct, unlimited obligations of the City and, unless paid from other sources, the City shall be obligated to levy *ad valorem* taxes upon all the taxable property located within the City for the payment of the debt obligations and the interest thereon, without limitation as to rate or amount, unless paid from other sources, including, but not limited to, water revenues.

SECTION 9. The City reasonably expects to reimburse any expenditures toward the costs of the improvements or purposes described in Section 3 hereof and paid prior to the issuance of any bonds or notes authorized by this bond ordinance with the proceeds of such bonds or notes. This Section 9 is intended to be and hereby is a declaration of the City's official intent to reimburse any expenditures toward the costs of the improvements or purposes described in Section 3 hereof to be incurred and paid prior to the issuance of bonds or notes authorized herein in accordance with Treasury Regulations Section 150-2.

SECTION 10. The City covenants to maintain the exclusion from gross income under section 103(a) of the Internal Revenue Code of 1986, as amended, of the interest on all bonds and notes issued under this ordinance on a tax-exempt basis.

SECTION 11. The Chief Financial Officer of the City is hereby authorized to prepare and to update from time to time as necessary a financial disclosure document to be distributed in connection with the sale of obligations of the City, which are authorized herein, and to execute such disclosure document on behalf of the City. The Chief Financial Officer is further authorized to enter into the appropriate undertaking to provide secondary market disclosure on behalf of the City pursuant to Rule 15c2-12 of the Securities and Exchange

ORDINANCE

Commission (the "Rule") for the benefit of holders and beneficial owners of obligations of the City, which are authorized herein, and to amend such undertaking from time to time in connection with any change in law, or interpretation thereof, provided such undertaking is and continues to be, in the opinion of a nationally recognized bond counsel, consistent with the requirements of the Rule. In the event that the City fails to comply with its undertaking, the City shall not be liable for any monetary damages, and the remedy shall be limited to specific performance of the undertaking.

SECTION 12. The bonds authorized herein shall be designated as "Qualified Bonds", pursuant to the Municipal Qualified Bond Act, N.J.S.A. 40A:3-1 et seq. (the "Municipal Qualified Bond Act"), and shall contain a recital that it is issued pursuant to Title 40A of the New Jersey Statutes and is entitled to the benefits of the provisions of the Municipal Qualified Bond Act. The City shall certify to the State Treasurer the name and address of the paying agent, the maturity schedule, the interest rates and the dates of payment of debt service on such Qualified Bonds within ten (10) days after the date of issuance of such Qualified Bonds.

SECTION 13. This bond ordinance shall take effect twenty (20) days after the first publication hereof after final adoption, as provided by the Local Bond Law.

ITRODUCTION:	MOTION:				SECOND:				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
DWARDS									GONZALEZ									FIGUEROA KETTENBURG								
ELICIANO									HARRISON																	
RISBY									WILLIAMS																	

V - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on _____

Adopted on second reading after the public hearing on _____

_____ APPROVED / REJECTED
Mayor

_____ AYE / NAY
Reconsidered by Council – Override Vote

_____
President of Council

_____
City Clerk

DCA/DLGS WAIVER NO. _____ (IF APPLICABLE) **ORDINANCE** No. 26-115

1st Reading _____ Date to Mayor _____

Public Hearing _____ Date Returned _____

2nd Reading & Passage _____ Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., CITY ATTORNEY

Factual content certified by

MARIA RICHARDSON, BUSINESS ADMINISTRATOR

COUNCILMAN / WOMAN _____ PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

BOND ORDINANCE PROVIDING FOR THE UPGRADE OF THE TRENTON WATER WORKS SCADA SYSTEM, BY AND IN THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY; APPROPRIATING $3,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $3,000,000 BONDS OR NOTES TO FINANCE THE COST THEREOF

BE IT ORDAINED AND ENACTED BY THE CITY COUNCIL OF THE CITY OF TRENTON, IN THE COUNTY OF MERCER, STATE OF NEW JERSEY (not less than two-thirds of all the members thereof affirmatively concurring), **AS FOLLOWS:**

SECTION 1. The improvements or purposes described in Section 3 of this bond ordinance are hereby authorized as general improvements or purposes to be undertaken by Trenton Water Works ("TWW"), which is a water utility ("Water Utility") of the City of Trenton, in the County of Mercer, State of New Jersey (the "City"). For the said improvements stated in Section 3, there is hereby appropriated the amount of $3,000,000. Pursuant to the provisions of N.J.S.A. 40A:2-11(c) of the Local Bond Law, N.J.S.A. 40A:2-1 et seq., as amended and supplemented (the "Local Bond Law"), no down payment is required as this bond ordinance involves environmental infrastructure projects, which are funded by loans from the New Jersey Infrastructure Bank (the "I-Bank") and the State of New Jersey, acting by and through the Department of Environmental Protection

("NJDEP"). Additionally, pursuant to the provisions of N.J.S.A. 40A:2-7(h) and 40A:2-11(c) of the Local Bond Law, no down payment is required as the Water Utility of the City is self-liquidating.

SECTION 2. For the financing of said improvements or purposes described in Section 3 hereof and to fund the $3,000,000 appropriation, negotiable bonds of the City are hereby authorized to be issued in the principal amount of $3,000,000 pursuant to, and within all limitations prescribed by, the Local Bond Law. In anticipation of the issuance of said bonds and to temporarily finance said improvements or purposes, negotiable notes of the City in a principal amount not exceeding $3,000,000 are hereby authorized to be issued pursuant to, and within the limitations prescribed by, the Local Bond Law.

SECTION 3. The improvements hereby authorized and purposes for the financing of which said debt obligations are to be issued are for upgrades to the TWW SCADA system in order to be in compliance with State of New Jersey mandated cyber security requirements. The upgrades to the TWW SCADA System will include new servers, and updated networking and security hardware.

a. The improvements and purposes shall also include, but are not limited to, as applicable, all engineering and design work, surveying, construction planning and management, preparation of plans and specifications, permits, bid documents, construction inspection and contract administration, environmental reports and remediation, and studies and all work, tools, materials, equipment, labor, services, and appurtenances necessary therefor or incidental thereto.

b. The estimated maximum amount of bonds or notes to be issued for said improvements or purposes is $3,000,000.

c. The estimated cost of said improvements or purposes is $3,000,000.

SECTION 4. In the event the United States of America, the State of New Jersey, and/or the County of Mercer make a loan, contribution or grant-in-aid to the City for the improvements authorized hereby and the same shall be received by the City prior to the issuance of the bonds or notes authorized in Section 2 hereof, then the amount of such bonds or notes to be issued shall be reduced by the amount so received from the United States of America, the State of New Jersey, and/or the County of Mercer. In the event, however, that any amount so loaned, contributed or granted by the United States of America, the State of New Jersey, and/or the County of Mercer shall be received by the City after the issuance of the bonds or notes authorized in Section 2 hereof, then such funds shall be applied to the payment of the bonds or notes so issued and shall be used for no other purpose. This Section 4 shall not apply, however, with respect to any contribution or grant in aid received by the City as a result of using such funds from this bond ordinance as "matching local funds" to receive such contribution or grant in aid.

SECTION 5. All bond anticipation notes issued hereunder shall mature at such times as may be determined by the Chief Financial Officer of the City, provided that no note shall mature later than one (1) year from its date, unless such bond anticipation notes are permitted to mature at such later date in accordance with the provisions of the New Jersey Infrastructure Trust Act, N.J.S.A. 58:11B-1 ("NJIT Act"). The notes shall bear interest at such rate or rates and be in such form as may be determined by the Chief Financial Officer. The Chief Financial Officer of the City shall determine all matters in connection with the notes issued pursuant to this bond ordinance, and the signature of

the Chief Financial Officer upon the notes shall be conclusive evidence as to all such determinations. All notes issued hereunder may be renewed from time to time in accordance with the provisions of the Local Bond Law and, as applicable, the provisions of the NJIT Act. The Chief Financial Officer is hereby authorized to sell part or all of the notes from time to time at public or private sale and to deliver them to the purchaser thereof upon receipt of payment of the purchase price and accrued interest thereon from their dates to the date of delivery thereof. The Chief Financial Officer is directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the notes pursuant to this bond ordinance is made. The report must include the principal amount, the description, the interest rate, and the maturity schedule of the notes so sold, the price obtained and the name of the purchaser.

SECTION 6. The City hereby certifies that it has adopted a capital budget or a temporary capital budget of the Water Utility of the City, as applicable. The capital budget or temporary capital budget of the Water Utility of the City is hereby amended to conform with the provisions of this bond ordinance to the extent of any inconsistency herewith. To the extent that the purposes authorized herein are inconsistent with the adopted capital or temporary capital budget of the Water Utility of the City, a revised capital or temporary capital budget of the Water Utility of the City has been filed with the Division of Local Government Services.

SECTION 7. The following additional matters are hereby determined, declared, recited and stated:

a. The purposes described in Section 3 of this bond ordinance are not current expenses and are improvements which the City may lawfully undertake as

general improvements for the Water Utility of the City, and no part of the cost thereof has been or shall be specially assessed on property specially benefited thereby.

b. The period of usefulness of said improvements or purposes within the limitations of the Local Bond Law, according to the reasonable life thereof computed from the date of the said bonds authorized by this bond ordinance, is ten (10) years.

c. The supplemental debt statement required by the Local Bond Law has been duly made and filed in the Office of the Clerk of the City and a complete executed duplicate thereof has been filed in the Office of the Director of the Division of Local Government Services within the Department of Community Affairs of the State of New Jersey, and such statement shows that the gross debt of the City, as defined in the Local Bond Law, is increased by the authorization of the bonds and notes provided for in this bond ordinance by $3,000,000 and the obligations authorized by this bond ordinance will be within all debt limitations prescribed by said Local Bond Law.

d. An aggregate amount not exceeding $600,000 for items of expense listed in and permitted under Section 20 of the Local Bond Law is included in the estimated cost indicated herein for the improvements hereinbefore described.

e. This bond ordinance authorizes obligations of the City solely for purposes described in N.J.S.A. 40A:2-7(h). The obligations authorized herein are to be issued for purposes that are deemed to be self-liquidating pursuant to N.J.S.A. 40A:2-47(a) and are deductible from gross debt pursuant to N.J.S.A. 40A:2-44(c).

SECTION 8. The full faith and credit of the City are hereby pledged to the punctual payment of the principal of and the interest on the debt obligations authorized by this bond ordinance. The debt obligations shall be direct, unlimited obligations of the

City and, unless paid from other sources, the City shall be obligated to levy *ad valorem* taxes upon all the taxable property located within the City for the payment of the debt obligations and the interest thereon, without limitation as to rate or amount, unless paid from other sources, including, but not limited to, water revenues.

SECTION 9. The City reasonably expects to reimburse any expenditures toward the costs of the improvements or purposes described in Section 3 hereof and paid prior to the issuance of any bonds or notes authorized by this bond ordinance with the proceeds of such bonds or notes. This Section 9 is intended to be and hereby is a declaration of the City's official intent to reimburse any expenditures toward the costs of the improvements or purposes described in Section 3 hereof to be incurred and paid prior to the issuance of bonds or notes authorized herein in accordance with Treasury Regulations Section 150-2.

SECTION 10. The City covenants to maintain the exclusion from gross income under section 103(a) of the Internal Revenue Code of 1986, as amended, of the interest on all bonds and notes issued under this ordinance on a tax-exempt basis.

SECTION 11. The Chief Financial Officer of the City is hereby authorized to prepare and to update from time to time as necessary a financial disclosure document to be distributed in connection with the sale of obligations of the City, which are authorized herein, and to execute such disclosure document on behalf of the City. The Chief Financial Officer is further authorized to enter into the appropriate undertaking to provide secondary market disclosure on behalf of the City pursuant to Rule 15c2-12 of the Securities and Exchange Commission (the "Rule") for the benefit of holders and beneficial owners of obligations of the City, which are authorized herein, and to amend such undertaking from time to time in

connection with any change in law, or interpretation thereof, provided such undertaking is and continues to be, in the opinion of a nationally recognized bond counsel, consistent with the requirements of the Rule. In the event that the City fails to comply with its undertaking, the City shall not be liable for any monetary damages, and the remedy shall be limited to specific performance of the undertaking.

SECTION 12. The bonds authorized herein shall be designated as "Qualified Bonds", pursuant to the Municipal Qualified Bond Act, N.J.S.A. 40A:3-1 et seq. (the "Municipal Qualified Bond Act"), and shall contain a recital that it is issued pursuant to Title 40A of the New Jersey Statutes and is entitled to the benefits of the provisions of the Municipal Qualified Bond Act. The City shall certify to the State Treasurer the name and address of the paying agent, the maturity schedule, the interest rates and the dates of payment of debt service on such Qualified Bonds within ten (10) days after the date of issuance of such Qualified Bonds.

SECTION 13. This bond ordinance shall take effect twenty (20) days after the first publication hereof after final adoption, as provided by the Local Bond Law.

TRODUCTION:	MOTION:				SECOND:				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB.		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
DWARDS									GONZALEZ									FIGUEROA KETTENBURG								
BLICIANO									HARRISON																	
RISBY									WILLIAMS																	

V - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on _____

Adopted on second reading after the public hearing on _____

_____ APPROVED / REJECTED
Mayor

_____ AYE / NAY
Reconsidered by Council – Override Vote

_____
President of Council

_____
City Clerk

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE

No. 26-148

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

_____

WESLEY BRIDGES CITY ATTORNEY

Factual content certified by

_____

YOLANDA VAZQUEZ, INTERIM DIRECTOR HOUSING & ECONOMIC DEVELOPMENT

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

AN ORDINANCE AMENDING CHAPTER 42 OF THE CODE OF THE CITY OF TRENTON TO ESTABLISH MECHANICAL PERMIT FEES

WHEREAS N.J.A.C. 5:23-4.18 authorizes municipalities to establish fees for mechanical inspections and permits; and

WHEREAS the City desires to establish a mechanical permit fee to provide for the proper administration and inspection of mechanical work performed within applicable structures classified as Use Group R-3 or R-5; and

WHEREAS, establishing a specific mechanical permit fee will provide a clear and consistent fee for applicants and assist the Division of Technical Services in administering the Uniform Construction Code

NOW, THEREFORE, BE IT ORDAINED, by the City Council of the City of Trenton, County of Mercer and State of New Jersey, that Chapter 42 of the Code of the City of Trenton is hereby amended as follows:

Section 1. Amending Chapter 42-12 (Permit Fees)

K. Mechanical Permit Fees **(New Section)**

For mechanical work requiring a permit and inspection pursuant to the New Jersey Uniform Construction Code in existing structures classified as Use Group R-3 or R-5, the following fees shall apply:

1. First mechanical device, appliance, equipment or system: $75.
2. Each additional mechanical device, appliance, equipment or system included under the same permit: $35.

ORDINANCE

Section 2 Severability. Should any section, clause, sentence, phrase or provision of this article be declared unconstitutional or invalid by a court of competent jurisdiction, such decision shall not affect the remaining portions of this article.

Section 3 Repealer. All prior ordinances or parts of same inconsistent with any provisions of this article are hereby repealed to the extent of such inconsistency.

Section 4 Effective Date. This ordinance shall take effect upon final adoption and publication in accordance with law.

INTRODUCTION:	MOTION:				SECOND:				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV
EDWARDS									GONZALEZ									FIGUEROA KETTENBURG							
FELICIANO									HARRISON																
FRISBY									WILLIAMS																

NV – NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on _____

Adopted on second reading after the public hearing on _____

_____ APPROVED / REJECTED
Mayor

_____ AYE / NAY
Reconsidered by Council – Override Vote

_____
President of Council

_____
City Clerk

ORDINANCE No. 26-149

1st Reading _____ Date to Mayor _____

Public Hearing _____ Date Returned _____

2nd Reading & Passage _____ Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., CITY ATTORNEY

Factual content certified by

BRANDON L. GARCIA, RMC, CITY CLERK

Councilman/woman _____ presents the following Ordinance:

Sponsored by: _____

AN ORDINANCE RESCINDING TRENTON MUNICIPAL ORDINANCE 26-128 ADOPTED ON OCTOBER 20, 2026

WHEREAS on October 20, 2026, the City Council of the City of Trenton passed and adopted Ordinance 26-128 Amending and Supplementing Chapter 315, Article 8.3 of the Land Development Ordinance of the City of Trenton; and

WHEREAS due to a technical error, it is necessary to rescind the aforesaid Ordinance, which will be replaced by the introduction of a new Ordinance;

NOW IT IS HEREBY ORDAINED by the City Council of the City of Trenton that Ordinance 26-128, adopted October 20, 2026, be and hereby rescinded in its entirety and deemed invalid; and it is

FURTHER ORDAINED that this Ordinance shall take effect pursuant to N.J.S.A. 40:69A-181 and any other applicable law.

NTRODUCTION:	MOTION:				SECOND:				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	
DWARDS									GONZALEZ									FIGUEROA KETTENBURG								
ELICIANO									HARRISON																	
RISBY									WILLIAMS																	

NV - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on _____

Adopted on second reading after the public hearing on _____

_____ APPROVED / REJECTED
Mayor

_____ AYE / NAY
Reconsidered by Council – Override Vote

_____
President of Council

_____
City Clerk

ORDINANCE No. 26-150

1st Reading _____ Date to Mayor _____

Public Hearing _____ Date Returned _____

2nd Reading & Passage _____ Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

_____

WESLEY BRIDGES, ESQ., CITY ATTORNEY

Factual content certified by

_____

BRANDON L. GARCIA, RMC, CITY CLERK

Councilman /woman _____ presents the following Ordinance:

Sponsored by: _____

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 315, ARTICLE 8.3 OF THE LAND DEVELOPMENT ORDINANCE OF THE CITY OF TRENTON TO ADD A NEW SECTION A.3.

IT IS HEREBY ORDAINED by the City Council of the City of Trenton that Chapter 315, Article 8.3 of the Land Development Ordinance of the City of Trenton be and hereby is amended and supplemented as follows:

ADD New Section A.3. as follows:

DATA CENTER – Commonly known, and sometimes referred to as "internet data center" or "cloud data center" (and any and all functionally equivalent but differently-named uses, structures and facilities) that house computer systems and include associated components such as telecommunication and data storage systems; redundant or "backup" power and data storage components; electrical transformers, substations and other power supply infrastructure; data communication connections; environmental and safety controls for building climate, equipment cooling, and fire suppression and security devices, systems, and installations, to serve as off-site or remote accessory facilities available and accessible to users via telecommunication or internet utilities for the purposes of aggregating collective computing demands for cloud services, video streaming, blockchain and crypto mining, artificial intelligence and machine learning, virtual reality, and other internet, telecommunication, computing and data storage, maintenance, processing, and transmission purposes.

ORDINANCE

IT IS FURTHER ORDAINED that in the event this Ordinance is inconsistent with any other Ordinance, Resolution or enactment of the City of Trenton, it shall supersede same to the extent of any such inconsistency; and

IT IS FURTHER ORDAINED that in the event any part of this Ordinance is determined to be invalid by a Court of competent jurisdiction, the remainder shall remain in full force and effect; and

IT IS FURTHER ORDAINED that this Ordinance shall take effect pursuant to the provisions of N.J.S.A. 40:55D-62 et seq., N.J.S.A. 40:69A-181, and any other applicable law.

VTRODUCTION:	MOTION:				SECOND:				ORD. AUTHORED BY:									ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB	AYE	NAY	NV	AB
DWARDS									GONZALEZ									FIGUEROA KETTENBURG								
ELICIANO									HARRISON																	
RISBY									WILLIAMS																	

V - NO VOTE AB – ABSENT

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on _____

Adopted on second reading after the public hearing on _____

_____ APPROVED / REJECTED
Mayor

_____ AYE / NAY
Reconsidered by Council – Override Vote

_____
President of Council

_____
City Clerk