


<p>MEMBERS JASI M. EDWARDS CRYSTAL M. FELICIANO JENNA L. FIGUEROA KETTENBURG TESKA T. FRISBY YAZMINELLY GONZALEZ JOSEPH A. HARRISON JENNIFER C. WILLIAMS</p>		<p>CITY COUNCIL OFFICE: (609) 989-3147 FAX: (609) 989-3190</p> <p>CITY CLERK BRANDON L. GARCIA OFFICE: (609) 989-3187 FAX: (609) 989-3190</p>
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TRENTON CITY COUNCIL CONFERENCE SESSION AND REGULAR MEETING

TRENTON CITY HALL, CITY COUNCIL
CHAMBERS, 319 EAST STATE STREET
TUESDAY, JUNE 17, 2025 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. PRESENTATIONS: Water Rate Study Presentation**
- VII. PUBLIC COMMENT FOR AGENDA ITEMS ONLY**
- VIII. APPROVAL OF COMMUNICATIONS/PETITIONS/REPORTS**
- IX. OLD BUSINESS [Ordinances 2nd Reading and Public Hearing]**
- X. NEW BUSINESS:**
 - a. RESOLUTIONS**
 - b. ORDINANCES [1st Reading and Introduction]**
 - c. OTHER**
- XI. PUBLIC COMMENT**
- XII. CIVIC COMMENT**
- 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
TUESDAY, JUNE 17, 2025

1. MINUTES FOR APPROVAL

NONE

2. COMMUNICATIONS AND PETITIONS

- 2a Tort Claim – Garces, Grabler & LeBrocq filed a claim against the City of Trenton on behalf of Ashley Day for personal injury and property damaged
- 2b Tort Claim - Garces, Grabler & LeBrocq filed a claim against the City of Trenton on behalf of Bronx Wells for personal injury
- 2c Tort Claim – Tiffany N. Bruno filed a claim against the City of Trenton for property damages
- 2d Tort Claim – Szaferman Lakind filed a notice claim against the City of Trenton on behalf of Jamie Hopkins for personal injury
- 2e Civil Action – Pellegrino & Feldstein, LLC on the matter of Broadway NY, LLC vs Johnnie Vaughan, his wife; Johnnie Vaughan, Jr.; Victoria V. Burrell; Derek Burrell; Michelle Floyd; Chris Floyd; Deadra D. White; Ricky White; City of Trenton; American Trading Company; Dianne Conklin; Spring Lake Board of Education; Highland Lakes Country Club and Community Association; Hudson Co Board of Social Services; Deanna B. Webb a/k/a Geanna Webb; CACV of New Jersey, LLC; Keith Winters & Wenning; Alert Ambulance Service; Advanced Radiology; Nicholas Hatfield; State of New Jersey
- 2f Civil Action - Gary C. Zeitz, LLC on the matter of PRO CAP 8 FBO Firsttrust Bank vs 805 Beatty House Land Trust, et al
- 2g Foreclosure Notice – Law Office of Martone & Uhlmann for 233 Bayad Street
- 2h Foreclosure Notice – Brock & Scott, PLLC for 730-732 Roebling Avenue
- 2i Foreclosure Notice – McCalla Raymer Leibert Pierce, LLP for 225 Richland Avenue
- 2j Foreclosure Notice – Stern & Eisenberg, PC for 765 East State Street
- 2k Foreclosure Notice – Brock & Scott, PLLC for 214 Mercer Street
- 2l Tax Sale Certificate Redemption Notice – Pellegrino & Feldstein, LLC for Tax Sale Certificate No. 21-01305
- 2m Foreclosure Notice – Pluese, Becker, Saltzman & Thomas, LLC for 232 North Broad Street
- 2n Foreclosure Notice – Brock & Scott, PLLC for 542 Emmett Avenue
- 2o Tort Claim Letter – Anthony McLeon, Hamilton, New Jersey filed a claim against the City of Trenton for personal injury
- 2p Township of Lawrence – Notice of Public Hearing regarding the Housing Plan Element of the Master Plan

3. REPORTS

NONE

4. ORDINANCES - 2nd Reading and Public Hearing

- 25-022 ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY COMMONLY KNOWN AS 35 DAYMOND STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 11003, LOT 50 PURSUANT TO N.J.S.A. 40A:12-13(B)(5), TO ENID M. CUNNINGHAM FOR THE SALE PRICE OF TWO THOUSAND FIVE HUNDRED (\$2,500.00) DOLLARS

- 25-023 ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY COMMONLY KNOWN AS LIPTON AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 34005, LOT 6 PURSUANT TO N.J.S.A. 40A:12-13(B)(5), TO DAVID W. BOSTED FOR THE SALE PRICE OF TWO THOUSAND FIVE HUNDRED (\$2,500.00) DOLLARS
- 25-031 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 141-147 W. INGHAM AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 6804, LOT 13, PURSUANT TO N.J.S.A. 40A:12-13(C), TO ULOCHI GLOBAL INVESTMENTS, LLC FOR THE SALE PRICE OF THIRTY THOUSAND (\$30,000.00) DOLLARS
- 25-033 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 46, 48 & 50 TYRELL AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 1803, LOT/S 19, 18 & 17, PURSUANT TO N.J.S.A. 40A:12-13 (C), TO TYRELL ST. REDEVELOPMENT, LLC FOR THE SALE PRICE OF FIFTEEN THOUSAND (\$15,000.00) DOLLARS
- 25-048 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 24 HART AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 21403, LOT 16, PURSUANT TO N.J.S.A. 40A:12-13(C), TO ASIATA IBRAHEEM FOR THE SALE PRICE OF FIVE THOUSAND (\$5,000.00) DOLLARS
- 25-049 ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY COMMONLY KNOWN AS 37 TYRELL AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 1701, LOT 50, PURSUANT TO N.J.S.A. 40A:12-13(B)(5), TO RUTH ROSE HAWKINS FOR THE SALE PRICE OF ONE THOUSAND FIVE HUNDRED (\$1,500.00) DOLLARS
- 25-051 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 457 WEST HANOVER STREET, 29 MARION STREET, 315, 323, & 327 RUTHERFORD AVENUE, AND IDENTIFIED ON THE CITY TAX MAP AS BLOCK 2303, LOT 20, BLOCK 4601, LOT 8, BLOCK 4601, LOT/S 45, 41 & 39, PURSUANT TO N.J.S.A. 40A:12-13(C), SM TRENTON REDEVELOPMENT, LLC FOR THE SALE PRICE OF ONE HUNDRED THOUSAND (\$100,000.00) DOLLARS
- 25-052 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 21 NORTH OLDEN AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 26003, LOT 16, PURSUANT TO N.J.S.A. 40A:12-13(C), TO YOICE MARIA LAINEZ REYES FOR THE SALE PRICE OF TWENTY-FIVE THOUSAND (\$25,000.00) DOLLARS
- 25-053 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 10 BEAKES STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 8703, LOT 13, PURSUANT TO N.J.S.A. 40A:12-12(C), TO HECTOR WEAH FOR THE SALE PRICE OF FOUR THOUSAND (\$4,000.00) DOLLARS
- 25-054 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 271 TYLER STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 13805, LOT 5, PURSUANT TO N.J.S.A. 40A:12-13(C), TO LUIS PESANTEZ AND RENE REYES FOR THE SALE PRICE OF THIRTEEN THOUSAND (\$13,000.00) DOLLARS

- 25-055 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 61 ANDERSON STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 14705, LOT 44, PURSUANT TO N.J.S.A. 40A:12-13(C), TO JAE Y. YU FOR THE SALE PRICE OF ONE HUNDRED FIFTY THOUSAND (\$150,000.00) DOLLARS
- 25-056 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 630 EDGEWOOD AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 2702, LOT 16, PURSUANT TO N.J.S.A. 40A:12-13(C), TO EBONIE DAY FOR THE SALE PRICE OF THREE THOUSAND (\$3,000.00) DOLLARS
- 25-057 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 36 BRYN MAWR AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 6202, LOT 44, PURSUANT TO N.J.S.A. 40A:12-13(C), TO LAZARO DUBON FOR THE SALE PRICE OF TWENTY-FIVE THOUSAND (\$25,000.00) DOLLARS
- 25-063 AN ORDINANCE REQUIRING THE DISTRIBUTION OF UTILITY NOTICES TO RESIDENTIAL TENANTS BY LANDLORDS OR OWNERS OF RESIDENTIAL PREMISE WITHIN THE CITY OF TRENTON
- 25-064 AN ORDINANCE REVISING, AMENDING AND SUPPLEMENTING CHAPTER A316 RULES OF PROCEDURE OF THE TRENTON MUNICIPAL CODE

5. RESOLUTIONS

DEPARTMENT OF POLICE, STEVE WILSON, DIRECTOR

- 25-224 RESOLUTION AUTHORIZING THE ACCEPTANCE OF THE SUMMER EXPANSION PROGRAM #J-J:6-28-21 IN THE AMOUNT OF \$29,724.00, FROM THE STATE OF NEW JERSEY DEPARTMENT OF LAW AND PUBLIC SAFETY, OFFICE OF THE ATTORNEY GENERAL, YOUTH JUSTICE COMMISSION

DEPARTMENT OF FINANCE

- 25-225 RESOLUTION AUTHORIZING ASSIGNMENT OF 56 TAX SALE CERTIFICATES IN THE AMOUNT OF \$1,026,951.89 PURSUANT N.J.S.A. 54:5-113
- 25-226 RESOLUTION AUTHORIZING THE USE OF AN ESTIMATED TAX LEVY FOR THE PURPOSES OF ISSUING 2025 3RD QUARTER (AUGUST) TAX BILLS

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

- 25-227 RESOLUTION AWARDING A CONTRACT THROUGH A FAIR AND OPEN PROCESS IN ACCORDANCE WITH N.J.S.A. 19:44 A-20 ET SEQ., TO ARCHITECTURAL PRESERVATION STUDIOS FOR CONSULTING SERVICES FOR HISTORIC PRESERVATION SERVICES TO CONDUCT A PRESERVATION PLAN FOR ELLARSLIE MANSION FOR THE DEPARTMENT OF RECREATION, NATURAL RESOURCES AND CULTURE IN AN AMOUNT NOT TO EXCEED \$108,000.00 FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD – RFP2024-40

DEPARTMENT OF WATER AND SEWER, SEAN SEMPLE, DIRECTOR

- 25-228 RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO PVS TECHNOLOGIES, INC., FOR THE FURNISHING AND DELIVERY OF FERRIC CHLORIDE FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD IN AN AMOUNT NOT TO EXCEED \$1,767,000.00 (\$1,178.00/DT) – BID2025-44
- 25-229 RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO FERGUSON WATER WORKS, FOR THE FURNISHING AND DELIVERY OF MUELLER CO. A-2361 RESILIENT WEDGE OPEN RIGHT M.J. X M.J. U.S. PIPE MECHANICAL JOINT GATE VALVES 4-12 INCHES DESIGNED FOR POTABLE WATER SYSTEMS TO TRENTON WATER WORKS CORTLAND STREET YARD FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER UTILITY FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD IN AN AMOUNT NOT TO EXCEED \$57,078.31 – BID2025-34
- 25-230 RESOLUTION EXERCISING THE OPTION TO EXTEND THE CONTRACT TO MUNICIPAL MAINTENANCE COMPANY FOR SLUDGE REMOVAL FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT FOR AN ADDITIONAL ONE (1) YEAR FROM JUNE 21, 2025, TO JUNE 20, 2026, IN AN AMOUNT NOT TO EXCEED \$370,000.00 – BID2024-15
- 25-231 RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO CHEMRITE, INC., FOR THE FURNISHING AND DELIVERY OF COPPER SULFATE FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD IN AN AMOUNT NOT TO EXCEED \$86,670.00 (\$5,778.00 PER TON) WITH THE OPTION TO EXTEND ONE (1) ADDITIONAL YEAR – BID2025-43
- 25-232 RESOLUTION REJECTING PROPOSALS RECEIVED FOR GENERAL ENGINEERING AND REGULATORY COMPLIANCE ON AN AS-NEEDED BASIS FOR A PERIOD OF THIRTY-SIX (36) MONTHS FOR THE CITY OF TRENTON, TRENTON WATER WORKS, DEPARTMENT OF WATER AND SEWER – CC2025-02

DEPARTMENT OF PUBLIC WORKS, WAHAB ONITIRI, DIRECTOR

- 25-233 RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO EARLE ASPHALT COMPANY FOR WEST STATE STREET MA-221 FOR THE DEPARTMENT OF PUBLIC WORKS, DIVISION OF TRAFFIC AND TRANSPORTATION FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD IN AN AMOUNT NOT TO EXCEED \$949,913.13 – BID2025-48
- 25-234 RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO EARLE ASPHALT COMPANY FOR THE CHESTNUT AVENUE REHABILITATION PROJECT FOR THE DEPARTMENT OF PUBLIC WORKS, DIVISION OF TRAFFIC AND TRANSPORTATION FOR A PERIOD OF SEVENTY-FIVE (75) CALENDAR DAYS FROM “NOTICE TO PROCEED” IN AN AMOUNT NOT TO EXCEED \$277,013.13 – BID2025-41

6. ORDINANCES - 1ST Reading and Introduction

- 25-020 ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY COMMONLY KNOWN AS 36 SOUTHARD STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 1102, LOT 21 PURSUANT TO N.J.S.A. 40A:12-13(B)(5), TO SALAAM RUTHERFORD FOR THE SALE PRICE OF THREE THOUSAND (\$3,000.00) DOLLARS
- 25-021 ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY COMMONLY KNOWN AS 23 SUMMER STREET, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 4004, LOT 47 PURSUANT TO N.J.S.A. 40A:12-13(B)(5), TO JEAN LAVARIN FOR THE SALE PRICE OF TWO THOUSAND FIVE HUNDRED (\$2,500.00) DOLLARS
- 25-025 ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY COMMONLY KNOWN AS 35 MONTGOMERY PLACE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 2205, LOT 5 PURSUANT TO N.J.S.A. 40A:12-13(B)(5), TO SHELDENE MILLINGTON FOR THE SALE PRICE OF ONE THOUSAND FIVE HUNDRED (\$1,500.00) DOLLARS
- 25-028 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 155 HOUGHTON AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 21601, LOT 15, PURSUANT TO N.J.S.A. 40A:12-13(C), TO ELBA I. COLON FOR THE SALE PRICE OF TWO THOUSAND FIVE HUNDRED (\$2,500.00) DOLLARS
- 25-058 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 257 AND 255 WALNUT AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 27601, LOT/S 14 & 15, PURSUANT TO N.J.S.A. 40A:12-13(C), TO SAMUEL ROBINSON FOR THE SALE PRICE OF TWENTY THOUSAND (\$20,000.00) DOLLARS
- 25-059 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 447 PARKWAY AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 35002, LOT 4, PURSUANT TO N.J.S.A. 40A:12-13(C), TO JOSHUA L. BAKER FOR THE SALE PRICE OF TWO THOUSAND FIVE HUNDRED (\$2,500.00) DOLLARS
- 25-060 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 294 RUTHERFORD AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 4403, LOT 11, PURSUANT TO N.J.S.A. 40A:12-13(C), TO MICAH PROPERTIES, LLC FOR THE SALE PRICE OF FIVE THOUSAND (\$5,000.00) DOLLARS
- 25-061 ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY COMMONLY KNOWN AS 942 SOUTH CLINTON AVENUE, 101 MULBERRY STREET, 31 & 35 SANHICAN DRIVE, 714 STUYVESANT AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 16210, LOT 1, BLOCK 22802, LOT 8, BLOCK 34404, LOT/S 17 & 15, BLOCK 6102, LOT 29, PURSUANT TO N.J.S.A. 40A:12-12(C), TO SABABU DEVELOPMENT, LLC FOR THE SALE PRICE OF ONE HUNDRED TWENTY THOUSAND (\$120,000.00) DOLLARS
- 25-065 ORDINANCE AUTHORIZING THE ACQUISITION OF CERTAIN REAL PROPERTY LOCATED AT 218 BREUNIG AVENUE (BLOCK 22802, LOT 25) TRENTON FOR \$110,000.00 FROM BARRERA PROPERTIES, LLC PURSUANT TO N.J.S.A. 40A:12-3

- 25-066 ORDINANCE AUTHORIZING THE ACQUISITION OF CERTAIN REAL PROPERTY LOCATED AT 222 BREUNIG AVENUE (BLOCK 22802, LOT 27) TRENTON FOR \$110,000.00 FROM VINCENT PADALINO PURSUANT TO N.J.S.A. 40A:12-3
- 25-067 ORDINANCE AMENDING ORDINANCE 25-011 FOR THE SALE OF CITY-OWNED PROPERTY COMMONLY KNOWN AS 14 WARD AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 25702, LOT 34, PURSUANT TO N.J.S.A. 40A:12-13(B)(5), TO JOSHUA S. VEGA TO CORRECT THE SALE PRICE

Public hearing and 2nd reading for ordinances to be held on July 1, 2025.

ORDINANCE

No. 25 - 0221st Reading MAY 20 2025

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

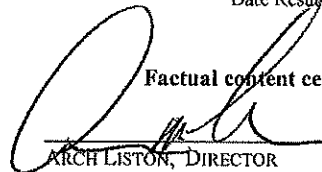
Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality


Wesley Bridges, CITY ATTORNEY

Factual content certified by


ARCH LISTON, DIRECTOR
Housing & Economic Development

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY
COMMONLY KNOWN AS 35 DAYMOND STREET, AND IDENTIFIED ON THE
CITY TAX MAP, BLOCK 11003, LOT 50 PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO
ENID M. CUNNINGHAM FOR THE SALE PRICE OF TWO THOUSAND FIVE
HUNDRED (\$2,500.00) DOLLARS**

WHEREAS, there is within the City of Trenton certain city-owned real property located at 35 Daymond Street, designated as Block 11003, Lot 50 on the City of Trenton Tax Map (hereinafter, the "Property"); and

WHEREAS, the Property is a small vacant narrow strip of land that has been unused and city owned since August/2004, does not meet the minimum lot size requirements for development under the municipal zoning ordinance, and thereby, does not allow for any other viable use other than a side lot for the contiguous property; and

WHEREAS, the City of Trenton (the "City"), pursuant to N.J.S.A. 40A:12-13(b)(5), has the statutory authority to sell undersized, vacant, city-owned property to the contiguous property owner for the fair market value, which may be negotiated when there is only one contiguous owner; and

WHEREAS, Enid M. Cunningham, the contiguous property owner at 37 Daymond Street (hereinafter, the "Purchaser"), submitted an application to purchase the Property, for the stated purpose of cleaning and fencing the lot to expand the existing footprint of her property; and

WHEREAS, upon negotiation between Purchaser and the City, the Parties have agreed to a purchase price of Two Thousand Five (\$2,500.00) Dollars, which the City deems reasonable based upon the size, location, condition of the Property, merger requirements and the fact that the Property would be returned to the tax rolls.

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. Pursuant to N.J.S.A. 40A:12-13(b)(5), the City is authorized to convey 35 Daymond Street, designated as Block 11003, Lot 50 at private sale to the Purchaser, Enid M. Cunningham for Two Thousand Five Hundred (\$2,500.00) Dollars.

ORDINANCE

3. The Mayor is hereby authorized to execute any documents necessary for the conveyance of the Property to the Purchaser.
4. The City Clerk is hereby directed to publish this Ordinance as required by applicable law.
5. This Ordinance shall take effect after final reading, adoption and the expiration of twenty (20) days and, shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:				MOTION: <i>Frisby</i>				SECOND: <i>Edwards</i>				ORD. AUTHORED BY:				ADOPTION				MOTION:				SECOND:			
				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	✓								FRISBY	✓								GONZALEZ	✓								
FELICIANO	✓								HARRISON			✓															
FIGUEROA KETTENBURG	✓								WILLIAMS	✓																	
NV - NO VOTE				AB - ABSENT																							

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

Adopted on second reading after the public hearing on _____

Mayor

APPROVED
REJECTED

Reconsidered by Council - Override Vote

AYE
NAY

President of Council

City Clerk

ORDINANCE

No. 25-0231st Reading MAY 06 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

ARCH LESTON, DIRECTOR
Housing & Economic Development

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY
COMMONLY KNOWN AS LIPTON AVENUE, AND IDENTIFIED ON THE CITY
TAX MAP, BLOCK 34005, LOT 6 PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO DAVID
W. BOSTED FOR THE SALE PRICE OF TWO THOUSAND FIVE HUNDRED
(\$2,500.00) DOLLARS**

WHEREAS, there is within the City of Trenton certain city-owned real property located at Lipton Ave, designated as Block 34005, Lot 6 on the City of Trenton Tax Map (hereinafter, the "Property"); and

WHEREAS, the Property is a small vacant narrow strip of land that has been unused and city owned since December/1981, does not meet the minimum lot size requirements for development under the municipal zoning ordinance, and thereby, does not allow for any other viable use other than a side lot for the contiguous property; and

WHEREAS, the City of Trenton (the "City"), pursuant to N.J.S.A. 40A:12-13(b)(5), has the statutory authority to sell undersized, vacant, city-owned property to the contiguous property owner for the fair market value, which may be negotiated when there is only one contiguous owner; and

WHEREAS, David W. Bosted, the contiguous property owner at 1428 Riverside Drive (hereinafter, the "Purchaser"), submitted an application to purchase the Property, for the stated purpose of cleaning and fencing the lot to expand the existing footprint of his property; and

WHEREAS, upon negotiation between the Purchaser and the City, the Parties have agreed to a purchase price of Two Thousand Five Hundred (\$2,500.00) Dollars, which the City deems reasonable based upon the size, location, condition of the Property, merger requirements and the fact that the Property would be returned to the tax rolls.

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.

ORDINANCE

2. Pursuant to N.J.S.A. 40A:12-13(b)(5), the City is authorized to convey Lipton Avenue, designated as Block 34005, Lot 6 at private sale to the Purchaser, David J. Bosted for Two Thousand Five Hundred (\$2,500.00) Dollars.
3. The Mayor is hereby authorized to execute any documents necessary for the conveyance of the Property to the Purchaser.
4. The City Clerk is hereby directed to publish this Ordinance as required by applicable law.
5. This Ordinance shall take effect after final reading, adoption and the expiration of twenty (20) days and, shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: Williams				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	AB
EDWARDS	✓								FRISBY	✓								GONZALEZ	✓							
FELICIANO	✓								HARRISON				✓													
FIGUEROA KETTENBURG	✓								WILLIAMS	✓																
NV - NO VOTE										AB - ABSENT																

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on MAY 06 2025

Adopted on second reading after the public hearing on _____

Mayor

APPROVED
REJECTED

Reconsidered by Council – Override Vote

AYE
NAY

President of Council

City Clerk

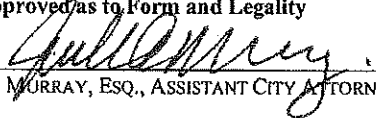
ORDINANCE

No. **25 - 031**

1st Reading **MAY 20 2025**
Public Hearing _____
2nd Reading & Passage _____
Withdrawn _____ Lost _____

Date to Mayor _____
Date Returned _____
Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY

COUNCILMAN / WOMAN _____

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 141-147 W. INGHAM AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 6804, LOT 13, PURSUANT TO N.J.S.A. 40A:12-13(c), TO ULOCHI GLOBAL
INVESTMENTS LLC FOR THE SALE PRICE OF THIRTY THOUSAND (\$30,000.00) DOLLARS**

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 141-147 W. Ingham Avenue, designated as Block 6804, Lot 13 on the City of Trenton Tax Map (hereinafter, the “Parcel”); and

WHEREAS, Ulochi Global Investments LLC (the “Applicant”) and contiguous property owner at 197 W. Ingham Avenue purposes to purchase the Parcel, Block 6804, Lot 13 commonly known as 141-147 W. Ingham Avenue (the “Parcel”); and

WHEREAS, the Applicant proposes to pay Thirty Thousand (\$30,000.00) Dollars, (the “Purchase Price”); and

WHEREAS, in accordance with the Rehabilitation Plan, among other things the Applicant is proposing to repave the Parcel, mark for parking spaces to support his banquet hall which is contiguous to the Parcel; 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 (the “PSARA”).

ORDINANCE PAGE 2

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. Ulochi Global Investments LLC, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 6804, Lot 13, commonly known as 141-147 W. Ingham 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: <i>Frisby</i>				SECOND: <i>Edwards</i>				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	✓								FRISBY	✓								GONZALEZ	✓									
FELICIANO	✓								HARRISON				✓															
FIGUEROA KETTENBURG	✓								WILLIAMS	✓																		
NV - NO VOTE		AB - ABSENT																										

NV - NO VOTE

AB - ABSENT

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

Adopted on second reading after the public hearing on _____

AYE
Mayor
NAY

APPROVED
REJECTED

Reconsidered by Council - Override Vote

President of Council

City Clerk

ORDINANCE

No. **25-033**

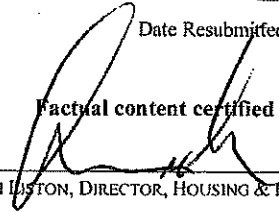
1st Reading **MAY 20 2025**
Public Hearing _____
2nd Reading & Passage _____
Withdrawn _____ Lost _____

Date to Mayor _____
Date Returned _____
Date Resubmitted to Council _____

Approved as to Form and Legality


WESLEY BRIDGES, ESQ., CITY ATTORNEY

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 46, 48 & 50 TYRELL AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 1803, LOT/S 19, 18 & 17, PURSUANT TO N.J.S.A. 40A:12-13 (c), TO TYRELL ST.
REDEVELOPMENT LLC FOR THE SALE PRICE OF FIFTEEN THOUSAND (\$15,000.00) DOLLARS**

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 46, 48 & 50 Tyrell Avenue, designated as Block 1803, Lot/s 19, 18 & 17 on the City of Trenton Tax Map (hereinafter, the "Properties"); and

WHEREAS, Tyrell St. Redevelopment LLC (the "Applicant") and contiguous property owner located at 52 Tyrell Avenue purposes to purchase and redevelop Block 1803, Lot/s 19, 18 & 17 commonly known as 46, 48 & 50 Tyrell Avenue (the "Properties"); and

WHEREAS, the Applicant proposes to pay Fifteen Thousand Dollars (\$15,000.00), (the "Purchase Price"); and

WHEREAS, in accordance with the Rehabilitation Plan, among other things the Applicant is proposing to renovate the Properties to sell to an owner-occupants; 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 (the "PSARA") attached to hereto in substantial form as Attachment "B"

ORDINANCE PAGE 2

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. Tyrell St. Redevelopment LLC, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 1803, Lot/s 19, 18 & 17, commonly known as 46, 48 & 50 Tyrell 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: <i>Frisky</i>				SECOND: <i>Edwards</i>				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	✓								FRISBY	✓								GONZALEZ	✓							
FELICIANO	✓								HARRISON				✓													
FIGUEROA KETTENBURG	✓								WILLIAMS	✓																
NV - NO VOTE				AB - ABSENT																						

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

Adopted on second reading after the public hearing on _____

AYE _____ APPROVED
 Mayor
 NAY _____ REJECTED
 Reconsidered by Council - Override Vote

President of Council _____
 City Clerk _____

ORDINANCE

No. **25-048**

1st Reading **MAY 20 2025**

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Approved as to Form and Legality


WESLEY BRIDGES, ESQ., CITY ATTORNEY

COUNCILMAN / WOMAN _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 24 HART AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 21403, LOT 16, PURSUANT TO N.J.S.A. 40A:12-13(c), TO ASIATA IBRAHEEM FOR
THE SALE PRICE OF FIVE THOUSAND (\$5,000.00) DOLLARS**

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 24 Hart Avenue, designated as Block 21403, Lot 16 on the City of Trenton Tax Map (hereinafter, the “Property”); and

WHEREAS, Asiata Ibraheem (the “Applicant”) purposes to purchase and redevelop Block 21403, Lot 16 commonly known as 24 Hart Avenue (the ‘Property”); and

WHEREAS, the Applicant proposes to pay Five Thousand (\$5,000.00) Dollars, (the “Purchase Price”); and

WHEREAS, once renovations have been completed, the Applicant intends to reside in the Property 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 PAGE 2

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. Asiata Ibraheem, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 21403, Lot 16, commonly known as 24 Hart 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: <i>Frisky</i>				SECOND: <i>Edwards</i>				ORD. AUTHORED BY:								ADOPTION		MOTION:				SECOND:												
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	AYE	NAY	NV	AB					
EDWARDS	✓								FRISBY	✓								GONZALEZ	✓																
FELICIANO	✓								HARRISON				✓																						
FIGUEROA	✓								WILLIAMS	✓																									
NV - NO VOTE				AB - ABSENT																															

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

Adopted on second reading after the public hearing on _____

AYE
Mayor
NAY

APPROVED
REJECTED

Reconsidered by Council - Override Vote

President of Council

City Clerk

ORDINANCE

No. 25 - 0491st ReadingMAY 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

ARCH LESTON, DIRECTOR
Housing & Economic Development

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY
COMMONLY KNOWN AS 37 TYRELL AVENUE, AND IDENTIFIED ON THE CITY
TAX MAP, BLOCK 1701, LOT 50, PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO RUTH
ROSE HAWKINS FOR THE SALE PRICE OF ONE THOUSAND FIVE HUNDRED
(\$1,500.00) DOLLARS**

WHEREAS, there is within the City of Trenton certain city-owned real property located at 37 Tyrell Avenue, designated as Block 1701, Lot 50 on the City of Trenton Tax Map (hereinafter, the "Property"); and

WHEREAS, the Property is a small vacant narrow strip of land that has been unused and city owned since October/2004, does not meet the minimum lot size requirements for development under the municipal zoning ordinance, and thereby, does not allow for any other viable use other than a side lot for the contiguous property; and

WHEREAS, the City of Trenton (the "City"), pursuant to N.J.S.A. 40A:12-13(b)(5), has the statutory authority to sell undersized, vacant, city-owned property to the contiguous property owner for the fair market value, which may be negotiated when there is only one contiguous owner; and

WHEREAS, Ruth Rose Hawkins, the contiguous property owner at 35 Tyrell Avenue (hereinafter, the "Purchaser"), submitted an application to purchase the Property, for the stated purpose of cleaning and fencing the lot to expand the existing footprint of her property; and

WHEREAS, upon negotiation between Purchaser and the City, the Parties have agreed to a purchase price of One Thousand Five Hundred (\$1,500.00) Dollars, which the City deems reasonable based upon the size, location, and condition of the Property, and the fact that the Property would be returned to the tax rolls.

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. Pursuant to N.J.S.A. 40A:12-13(b)(5), the City is authorized to convey 37 Tyrell Avenue, designated as Block 1701, Lot 50 at private sale to the Purchaser, Ruth Rose Hawkins for One Thousand Five Hundred (\$1,500.00) Dollars.

ORDINANCE

3. The Mayor is hereby authorized to execute any documents necessary for the conveyance of the Property to the Purchaser.
4. The City Clerk is hereby directed to publish this Ordinance as required by applicable law.
5. This Ordinance shall take effect after final reading, adoption and the expiration of twenty (20) days and, shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION: <i>Frisky</i>				SECOND: <i>Edwards</i>				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
EDWARDS	✓								FRISBY	✓								GONZALEZ	✓							
FELICIANO	✓								HARRISON				✓													
FIGUEROA KETTENBURG	✓								WILLIAMS	✓																
NV - NO VOTE										AB - ABSENT																

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

Adopted on second reading after the public hearing on _____

Mayor _____ APPROVED _____
REJECTED _____ Reconsidered by Council - Override Vote _____
AYE _____
NAY _____

President of Council _____ City Clerk _____

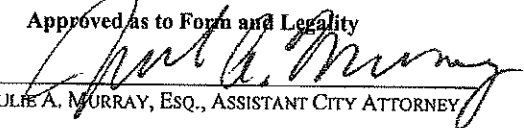
ORDINANCE

No. 25 - 051

1st Reading MAY 20 2025
Public Hearing _____
2nd Reading & Passage _____
Withdrawn _____ Lost _____

Date to Mayor _____
Date Returned _____
Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 457 WEST HANOVER STREET, 29 MARION STREET, 315, 323, & 327
RUTHERFORD AVENUE, AND IDENTIFIED ON THE CITY TAX MAP AS BLOCK 2303, LOT 20,
BLOCK 4601, LOT 8, BLOCK 4601, LOT/S 45, 41 & 39, PURSUANT TO N.J.S.A. 40A:12-13(c), SM
TRENTON REDEVELOPMENT LLC FOR THE SALE PRICE OF ONE HUNDRED THOUSAND
(\$100,000.00) DOLLARS**

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 457 West Hanover Street, 29 Marion Street, 315, 323 & 327 Rutherford Avenue, designated as Block 2303, Lot 20, Block 4601, Lot 8, Block 4601, Lot/s 45, 41 & 39, on the City of Trenton Tax Map (hereinafter, the "Properties"); and

WHEREAS, SM Trenton Redevelopment LLC (the "Applicant") purposes to purchase and redevelop Block 2303, Lot 20, Block 4601, Lot 8, Block 4601, Lot/s 45, 41 & 39, commonly known as 457 West Hanover Street, 29 Marion Street, 315, 323 & 327 Rutherford Avenue (the "Properties"); and

WHEREAS, the Applicant proposes to pay One Hundred Thousand Dollars (\$100,000.00), (the "Purchase Price"); and

WHEREAS, in accordance with the Rehabilitation Plan, among other things the Applicant is proposing to renovate the Properties to sell to first time buyers and/or 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 PAGE 2

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. SM Trenton Redevelopment LLC, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 2303, Lot 20, Block 4601, Lot 8, Block 4601, Lot/s 45, 41 & 39, commonly known as 457 West Hanover Street, 29 Marion Street, 315, 323 & 327 Rutherford 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: <i>Frisky</i>				SECOND: <i>Edwards</i>				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
EDWARDS		✓								FRISBY		✓								GONZALEZ		✓							
FELICIANO		✓								HARRISON				✓															
FIGUEROA		✓								WILLIAMS		✓																	
KETTENBURG		✓																											
NV - NO VOTE		AB - ABSENT																											

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

Adopted on second reading after the public hearing on _____

AYE
Mayor
NAY

APPROVED

REJECTED

Reconsidered by Council - Override Vote

President of Council

City Clerk

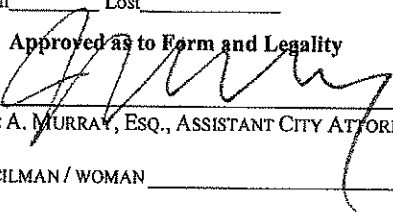
ORDINANCE

No. **25 - 052**

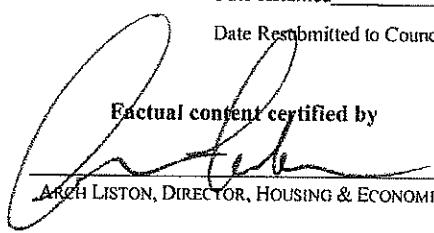
1st Reading **MAY 20 2025**
Public Hearing _____
2nd Reading & Passage _____
Withdrawn _____ Lost _____

Date to Mayor _____
Date Returned _____
Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 21 NORTH OLDEN AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 26003, LOT 16, PURSUANT TO N.J.S.A. 40A:12-13(c), TO YOICE MARIA LAINEZ
REYES FOR THE SALE PRICE OF TWENTY-FIVE THOUSAND (\$25,000.00) DOLLARS**

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 21 North Olden Avenue, designated as Block 26003, Lot 16 on the City of Trenton Tax Map (hereinafter, the “Property”); and

WHEREAS, Yoice Maria Lainez Reyes (the “Applicant”) purposes to purchase and redevelop Block 26003, Lot 16 commonly known as 21 North Olden Avenue (the ‘Property”); and

WHEREAS, the Applicant proposes to pay Twenty-Five Thousand (\$25,000.00) Dollars, (the “Purchase Price”); and

WHEREAS, once renovations have been completed, the Applicant intends to reside in the Property 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 PAGE 2

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. Yoice Maria Lainez Reyes, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 26003, Lot 16 commonly known as 21 North Olden 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: <i>Frisby</i>				SECOND: <i>Edwards</i>				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	
EDWARDS	✓								FRISBY	✓								GONZALEZ	✓								
FELICIANO	✓								HARRISON				✓														
FIGUEROA KETTENBURG	✓								WILLIAMS	✓																	
NV - NO VOTE				AB - ABSENT																							

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

Adopted on second reading after the public hearing on _____

AYE _____ APPROVED
 Mayor
 NAY _____ REJECTED
 Reconsidered by Council - Override Vote

President of Council

City Clerk

ORDINANCE

No. 25-053

1st Reading MAY 20 2025

Public Hearing _____

2nd Reading & Passage _____

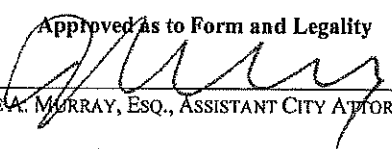
Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY

COUNCILMAN / WOMAN _____

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 10 BEAKES STREET, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 8703, LOT 13, PURSUANT TO N.J.S.A. 40A:12-13(c), TO HECTOR WEAH FOR THE
SALE PRICE OF FOUR THOUSAND (\$4,000.00) DOLLARS**

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 10 Beakes Street, designated as Block 8703, Lot 13 on the City of Trenton Tax Map (hereinafter, the “Property”); and

WHEREAS, Hector Weah (the “Applicant”) purposes to purchase and redevelop Block 8703, Lot 13 commonly known as 10 Beakes Street (the ‘Property”); and

WHEREAS, the Applicant proposes to pay Four Thousand (\$4,000.00) Dollars, (the “Purchase Price”); and

WHEREAS, once renovations have been completed, the Applicant intends to reside in the Property 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.

PAGE 2

1. The above recitals are incorporated herein as if set forth at length herewith.
2. Hector Weah, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 8703, Lot 13 commonly known as 10 Beakes 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.

NY-NO VOTE

AB - ABSENT

MAY 20 2025

AVE
Mayor
NAY

APPROVED

REJECTED

Reconsidered by Council -- Override Vote

City Clerk

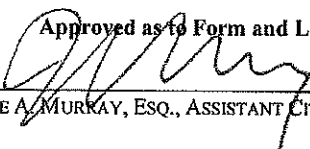
ORDINANCE

No. 25 - 054


1st Reading MAY 20 2025
Public Hearing _____
2nd Reading & Passage _____
Withdrawn _____ Lost _____

Date to Mayor _____
Date Returned _____
Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 271 TYLER STREET, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 13805, LOT 5, PURSUANT TO N.J.S.A. 40A:12-13(c), TO LUIS PESANTEZ AND RENE
REYES FOR THE SALE PRICE OF THIRTEEN THOUSAND (\$13,000.00) DOLLARS**

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 271 Tyler Street, designated as Block 13805, Lot 5 on the City of Trenton Tax Map (hereinafter, the “Property”); and

WHEREAS, Luis Pesantez and Rene Reyes (the “Applicant”) purposes to purchase and redevelop Block 13805, Lot 5 commonly known as 271 Tyler Street (the ‘Property”); and

WHEREAS, the Applicant proposes to pay Thirteen Thousand (\$13,000.00) Dollars, (the “Purchase Price”); and

WHEREAS, once renovations have been completed, the Applicant intends to reside in the Property 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 PAGE 2

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. Luis Pesantez and Rene Reyes, are hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 13805, Lot 5 commonly known as 271 Tyler 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: <i>Frisky</i>				SECOND: <i>Feliciano</i>				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	
EDWARDS	<input checked="" type="checkbox"/>								FRISBY	<input checked="" type="checkbox"/>								GONZALEZ	<input checked="" type="checkbox"/>								
FELICIANO	<input checked="" type="checkbox"/>								HARRISON				<input checked="" type="checkbox"/>														
FIGUEROA KETTENBURG	<input checked="" type="checkbox"/>								WILLIAMS	<input checked="" type="checkbox"/>																	
NV - NO VOTE				AB - ABSENT																							

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

Adopted on second reading after the public hearing on _____

AYE _____ APPROVED
 Mayor _____ REJECTED
 NAY _____ Reconsidered by Council - Override Vote

President of Council _____ City Clerk _____

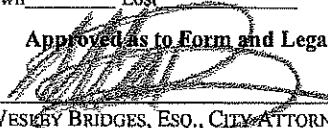
ORDINANCE

No. 25-055

1st Reading MAY 20 2025
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


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 61 ANDERSON STREET, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 14705, LOT 44, PURSUANT TO N.J.S.A. 40A:12-13(c), TO JAE Y. YU FOR THE SALE
PRICE OF ONE HUNDRED FIFTY THOUSAND (\$150,000.00) DOLLARS**

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 61 Anderson Street, designated as Block 14705, Lot 44 on the City of Trenton Tax Map (hereinafter, the "Property"); and

WHEREAS, Jae Y. Yu (the "Applicant") purposes to purchase and redevelop Block 14705, Lot 44 commonly known as 61 Anderson Street (the "Property"); and

WHEREAS, the Applicant proposes to pay One Hundred Fifty Thousand (\$150,000.00) Dollars, (the "Purchase Price"); and

WHEREAS, once renovations have been completed, the Applicant intends to operate a full service coin laundromat; 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 PAGE 2

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. Jae Y. Yu, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 14705, Lot 44, commonly known as 61 Anderson 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: <i>Ed Williams</i>				SECOND: <i>Frisby</i>				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
EDWARDS		<input checked="" type="checkbox"/>								FRISBY		<input checked="" type="checkbox"/>								GONZALEZ		<input checked="" type="checkbox"/>							
FELICIANO		<input checked="" type="checkbox"/>								HARRISON					<input checked="" type="checkbox"/>														
FIGUEROA KETTENBURG		<input checked="" type="checkbox"/>								WILLIAMS		<input checked="" type="checkbox"/>																	
NV - NO VOTE		AB - ABSENT																											

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

MAY 20 2025

Adopted on second reading after the public hearing on

AYE
Mayor
NAY

APPROVED
REJECTED

Reconsidered by Council – Override Vote

President of Council

City Clerk

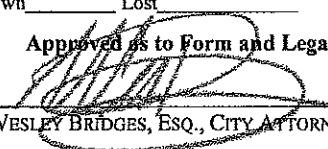
ORDINANCE

No. 25-056

1st Reading MAY 20 2025
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


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 630 EDGEWOOD AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 2702, LOT 16, PURSUANT TO N.J.S.A. 40A:12-13(c), TO EBONIE DAY FOR THE SALE
PRICE OF THREE THOUSAND (\$3,000.00) DOLLARS**

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 630 Edgewood Avenue, designated as Block 2702, Lot 16 on the City of Trenton Tax Map (hereinafter, the “Property”); and

WHEREAS, Ebonie Day (the “Applicant”) purposes to purchase and redevelop Block 2702, Lot 16 commonly known as 630 Edgewood Avenue (the ‘Property”); and

WHEREAS, the Applicant proposes to pay Three Thousand (\$3,000.00) Dollars, (the “Purchase Price”); and

WHEREAS, once renovations have been completed, the Applicant intends to reside in the Property 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 PAGE 2

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. Ebonie Day, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 2702, Lot 16, commonly known as 630 Edgewood 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: <i>Frisby</i>				SECOND: <i>Feliciano</i>				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	AYE	NAY	NV	AB					
EDWARDS	✓								FRISBY	✓								GONZALEZ	✓																
FELICIANO	✓								HARRISON				✓																						
FIGUEROA KETTENBURG	✓								WILLIAMS	✓																									
NV - NO VOTE				AB - ABSENT																															

NV - NO VOTE AB - ABSENT

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

Adopted on second reading after the public hearing on _____

AYE _____ APPROVED
Mayor
NAY _____ REJECTED
Reconsidered by Council - Override Vote

President of Council _____ City Clerk _____

ORDINANCE

No. **25-057**

1st Reading **MAY 20 2025**

Date to Mayor _____

Public Hearing _____

Date Returned _____

2nd Reading & Passage _____

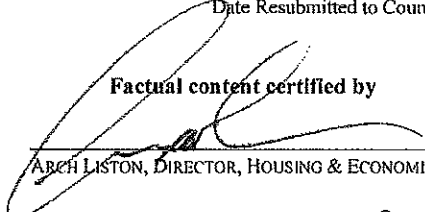
Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

Factual content certified by


WESLEY BRIDGES, ESQ., CITY ATTORNEY


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 36 BRYN MAWR AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 6202, LOT 44, PURSUANT TO N.J.S.A. 40A:12-13(c), TO LAZARO DUBON FOR THE
SALE PRICE OF TWENTY-FIVE THOUSAND (\$25,000.00) DOLLARS**

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 36 Bryn Mawr Avenue, designated as Block 6202, Lot 44 on the City of Trenton Tax Map (hereinafter, the “Property”); and

WHEREAS, Lazaro Dubon (the “Applicant”) and current tenant of the property located at 36 Bryn Mawr Avenue propose to purchase and redevelop Block 6202, Lot 44 commonly known as 36 Bryn Mawr Avenue (the “Property”); and

WHEREAS, the Applicant propose to pay Twenty-Five Thousand (\$25,000.00) Dollars, (the “Purchase Price”); and

WHEREAS, in accordance with the Rehabilitation Plan, among other things the Applicant was tenant of the owner/landlord at the time the City acquired the Property through in-rem foreclosure in September/2020. As tenant, the Applicant had certain rights to occupy the Property after foreclosure. The Applicant propose to complete renovations and continue living in the Property as his primary residence.

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 PAGE 2

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. Lazaro Dubon, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 6202, Lot 44, commonly known as 36 Bryn Mawr 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: <i>Frisby</i>				SECOND: <i>Williams</i>				ORD. AUTHORED BY:	ADOPTION	MOTION:				SECOND:			
	INTRODUCTION				ADOPTION						INTRODUCTION				ADOPTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB			AYE	NAY	NV	AB	AYE	NAY	NV	AB
EDWARDS	✓								FRISBY	✓					GONZALEZ	✓		
FELICIANO	✓								HARRISON									
FIGUEROA KETTENBURG	✓								WILLIAMS	✓								
NV - NO VOTE AB - ABSENT																		

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

Adopted on second reading after the public hearing on _____

AYE _____ APPROVED _____
 Mayor _____ REJECTED _____ Reconsidered by Council – Override Vote _____
 NAY _____

President of Council

City Clerk

ORDINANCE

25 - 063

1st Reading JUN 03 2025

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

No. _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Factual content certified by

WESLEY BRIDGES, ESQ., CITY ATTORNEY

BRANDON L. GARCIA, RMC, CITY CLERK

Councilman /woman _____ Feliciano _____ presents the following Ordinance:

AN ORDINANCE REQUIRING THE DISTRIBUTION OF UTILITY NOTICES TO RESIDENTIAL TENANTS BY LANDLORDS OR OWNERS OF RESIDENTIAL PREMISE WITHIN THE CITY OF TRENTON

WHEREAS the City of Trenton recognizes the importance of keeping Residential Tenants informed of Utility related Notices that may affect their access to essential services or provide advisory warnings affecting overall health and usage issues; and

WHEREAS the City Council of the City of Trenton has determined it to be in the best interests of Trenton's Residential Tenants to establish guidelines requiring Landlords or Owners to share such Notices with Residential Tenants in a transparent and timely manner;

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

Section 1. Definitions

For the purposes of this Ordinance:

Landlord or Owner shall mean any real person, corporation or other entity that owns, operates, or controls a residential premises which contains dwelling units leased or rented to Residential Tenants for payment.

Residential Tenant shall mean any person or entity that leases or rents a residential dwelling unit from a Landlord or Owner for payment.

Utility Notice shall mean any written notice received by a Landlord or Owner from any public or private utility which contains advisory warnings; notice of past due bills; notice of potential disconnection or cessation of service; notice of potential service interruptions; scheduled maintenance, or any other information which is reasonably of interest to a residential tenant.

A public or private utility shall include any utility which provides electric, gas, water, cable television, or sewer services.

ORDINANCE

Section 2. Mandatory Distribution of Notices

Any Landlord or Owner who receives a Utility Notice as defined above shall, with three (3) business days of receipt, provide a copy of same to every Residential Tenant occupying the subject premises, by (1) personal service; (2) posting same on the tenants' door; and in a publicly accessible common area (3) via Certified Mail, Return Receipt Requested or (4) via electronic communication if such Information has been provided by the Residential Tenant for this purpose. If requested by a Residential Tenant, the Landlord or Owner shall provide a translated version of such Utility Notice.

Section 3. Penalties for Non-Compliance

The penalties for violation of any provision of this Ordinance shall be as follows:

First Violation: A written warning by the City and proof of compliance within 5 business days therefrom. If proof of compliance is not provided, the Penalties for A Second Violation shall apply.

Second Violation: A fine of \$500 for each Residential Tenant dwelling unit affected.

Third or Subsequent Violation: A fine of \$1,000 for each Residential Tenant dwelling unit affected.

IT IS FURTHER ORDAINED that this Ordinance shall take effect pursuant to NJSA 40:69A-181 and other applicable law.

INTRODUCTION:		MOTION: <i>Frisky</i>				SECOND: <i>Feliciano</i>				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			
EDWARDS	<i>✓</i>								FRISBY	<i>✓</i>								GONZALEZ	<i>✓</i>										
FELICIANO	<i>✓</i>								HARRISON																				
FIGUEROA KETTENBURG	<i>✓</i>								WILLIAMS	<i>✓</i>																			
NV - NO VOTE										AB - ABSENT																			

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

JUN 03 2025

Adopted on second reading after the public hearing on

Mayor

APPROVED
REJECTED

Reconsidered by Council – Override Vote

AYE
NAY

President of Council

City Clerk

ORDINANCE

No. 25 - 064

1st Reading JUN 03 2025

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Factual content certified by

WESLEY BRIDGES, ESQ., CITY ATTORNEY

BRANDON L. GARCIA, RMC, CITY CLERK

Councilman /woman _____ presents the following Ordinance:

AN ORDINANCE REVISING, AMENDING AND SUPPLEMENTING CHAPTER A316 RULES OF PROCEDURE OF THE TRENTON MUNICIPAL CODE

IT IS HEREBY ORDAINED by the City Council of the City of Trenton that the following Sections of Chapter A316 (Rules of Procedure) be and are hereby revised, amended and supplemented as follows:

RULE II A - Meetings; Council Conference

(Delete in its Entirety. Replace with the following:)

RULE II A - Meetings; Council Conference

Regular Meetings: The Council shall hold Regular Meetings on the first and third Tuesday of every month, except that only one Regular Meeting shall be held during the months of July and August on a date to be set by the Council. Notice of all Regular and Special Meetings shall be in accordance with the provisions of the Open Public Meetings Act (NJSA 10:4-6 et seq.). Said Meetings shall commence at 5:30pm. Unless otherwise determined by Council, all Meetings shall be held in the Council Chamber on the second floor of the Trenton City Hall.

RULE II D

(Delete in its entirety)

RULE IV - The Presiding Officer

- A. Delete: "The Council President may not succeed himself or herself in such position".
Insert: The Council President may not succeed himself or herself in such position for more than two terms.
- B. Delete: "The Council Vice President may not succeed himself or herself in such position".
Insert: The Council Vice President may not succeed himself or herself in such position for more than two terms.
- C. Delete in its Entirety.

ORDINANCE

RULE XII - Committees

(Add as a New Last Line:)

"Any Ad Hoc Committee created by Council pursuant to NJSA 40:69A-36h shall submit a written Summary of its Meetings to Council not later than 72 hours following such Meeting."

RULE XIII A - Nominations and Appointments

(Add as a New Second Line:)

"All nominees shall appear before Council at the Meeting at which their nomination will be considered to address Council and respond to any questions prior to a vote on the nomination."

RULE XIII B

(Add as a New Last Line:)

"All nominees for any Council Member appointment shall appear before Council at the Meeting at which appointments will be considered to address the Council and respond to any questions prior to a vote on the appointment."

IT IS FURTHER ORDAINED that this Ordinance shall take effect pursuant to NJSA 40:69-181 and other applicable law.

INTRODUCTION:				MOTION: <i>Feliciano</i>				SECOND: <i>Frisby</i>				ORD. AUTHORED BY:				ADOPTION				MOTION:				SECOND:			
				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	
EDWARDS	✓								FRISBY	✓								GONZALEZ	✓								
FELICIANO	✓								HARRISON																		
FIGUEROA	✓								WILLIAMS				✓														
KETTENBURG	✓																										
NY - NO VOTE				AB - ABSENT																							

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on JUN 03 2025

Adopted on second reading after the public hearing on _____

Mayor

APPROVED
REJECTED

Reconsidered by Council - Override Vote

AYE
NAY

President of Council

City Clerk


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 AUTHORIZING THE ACCEPTANCE OF THE SUMMER EXPANSION PROGRAM #J-J:6-28-21 IN THE AMOUNT OF \$29,724.00, FROM THE STATE OF NEW JERSEY DEPARTMENT OF LAW AND PUBLIC SAFETY, OFFICE OF THE ATTORNEY GENERAL, YOUTH JUSTICE COMMISSION

WHEREAS, the State of New Jersey Department of Law and Public Safety, Office of the Attorney General has been designated to implement the #J-J:6-28-21 Summer Expansion Programming from April 1, 2025 through September 30, 2025; and

WHEREAS, the program is a joint effort between the State of New Jersey Department of Law and Public Safety, Office of the Attorney General Office and the City of Trenton, Police Department to run Police Department summer programming from July 7, 2025 through August 22, 2025, in the City of Trenton. This grant will assist the City of Trenton to coordinate with community partners to run summer camp programming and enrichment that has positive youth interaction with police; and

WHEREAS, the State of New Jersey Department of Law and Public Safety, Office of the Attorney General Office, Youth Justice Commissions has offered to provide a grant in the amount of \$29,724.00 with no required match; and

NOW, THEREFORE, IT IS RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to accept the #J-J:6-28-21, distributed by the City of Trenton, and to execute any and all documents pertaining to said grant.

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

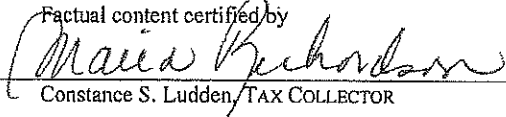
This Resolution was adopted at a Meeting of the City Council of the City of Trenton on _____

President of Council_____
City Clerk

Date of Adoption _____

Approved as to Form and Legality

Factual content certified by


Wesley Bridges, Esq., CITY ATTORNEY
Constance S. Ludden, TAX COLLECTOR

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

**RESOLUTION AUTHORIZING ASSIGNMENT OF 56 TAX SALE CERTIFICATES
IN THE AMOUNT OF \$1,026,951.89 PURSUANT N.J.S.A. 54:5-113**

WHEREAS pursuant to the provisions of N.J.S.A. 54:5-113, various entities, as listed on the attached Schedule A have tendered to the City of Trenton the total amount due in tax arrearages, TWW arrearages along with all interest, costs and fees represented by the tax sale certificates listed on said schedule and have applied pursuant to said statute for the assignment of the Tax Sale Certificates representing said arrearages to them, and

WHEREAS appropriate notice of said assignment has been published, posted and mailed to the owners of said properties as required by N.J.S.A. 54:5-113;

NOW THEREFORE IT IS RESOLVED by the City Council of the City of Trenton that it does hereby authorize the assignment of said 56 Tax Sale Certificates totaling \$1,026,951.89 for the purposes aforesaid pursuant to the attached schedule A, and directs that the appropriate documentation be prepared and furnished by the Tax Collector of the City of Trenton.

MOTION:					SECON D:									
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					FRISBY					GONZALEZ				
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

6/17/2025		Schedule A	Assignment List			
BLOCK	LOT	Cert #	PROPERTY LOCATION	OWNER OF RECORD	TOTAL COST	ASSIGNEE
1802	13	23-00058	14 Hurley St.	Schreiber, Avraham c/o Moneywell	\$4,404.91	Zion Investment Group LLC
2103	64	21-00087	213 Church St.	Parlay Trenton Group	\$4,705.92	Zion Investment Group LLC
2301	37	18-01102	211 Passaic St.	P&P Renovation LLC	\$23,587.92	Trenton Opportunity 9 LLC
2804	5	11-01570	130 Boudinot St.	Zweiback, Avrohom	\$18,438.30	Trenton Opportunity 9 LLC
3302	27	18-01180	102 S Overbrook Ave.	Grant, Horace E Jr	\$13,771.17	Trenton Opportunity 9 LLC
3702	27	20-01069	212 Calhoun St.	Rehrer, Gina	\$14,959.66	Zion Investment Group LLC
3708	9	22-00258	325 1/2 W Hanover St.	Thompson, Linda	\$8,062.10	Zion Investment Group LLC
4001	12	24-01396	16 Belvidere St.	Belvidere Homes LLC	\$1,291.54	Zion Investment Group LLC
4001	15	24-01398	22 Belvidere St.	Belvidere Homes LLC	\$1,987.58	Zion Investment Group LLC
4502	37	24-01413	12 Dunham St.	Mutakabbir Labeebah	\$2,764.45	Zion Investment Group LLC
5801	5	19-01156	755 Stuyvesant Ave.	McCray, Nathaniel	\$20,193.17	Trenton Opportunity 9 LLC
5801	25	18-01273	705 Stuyvesant Ave.	Warner J B Est	\$34,699.06	Trenton Opportunity 9 LLC
5901	7	17-02391	643 Stuyvesant Ave.	Goodman, Antwan	\$34,534.00	Trenton Opportunity 9 LLC
5901	19	17-02392	675 Stuyvesant Ave.	Williams, Joseph Sr	\$38,995.64	Trenton Opportunity 9 LLC
6104	7	11-01850	41 Hayes Ave.	Opara Osondu	\$29,840.06	Trenton Opportunity 9 LLC
6105	3	15-02013	515 Mrtn King Jr Blvd.	Lewis, Cleo Ann	\$35,344.77	Trenton Opportunity 9 LLC
6201	22	16-01928	39 Bryn Mawr Ave.	Scarborough Karen	\$11,118.75	Zion Investment Group LLC
7006	9	09-01827	653 Mrtn King Jr Blvd.	Johnson Chad	\$28,994.26	Zion Investment Group LLC
7013	9	14-01980	519 Mrtn King Jr Blvd.	Willie, James	\$28,813.12	Trenton Opportunity 9 LLC
7013	11	15-02013	515 Mrtn King Jr Blvd.	Dessalines, Alfred & Michel, Louise	\$27,802.75	Trenton Opportunity 9 LLC
8001	14	10-01759	401 1/2 N Montgomery St.	Jones, Bernadette	\$22,719.28	Trenton Opportunity 9 LLC
8302	11	19-01247	33 Sanford St.	Beckford, Hartley	\$35,560.45	Trenton Opportunity 9 LLC
8302	35	24-00007	10 Cavell Ave.	Gonzalez, Rogelio C	\$6,729.99	Zion Investment Group LLC
8404	31	17-02571	8 Sanford St.	8 Sanford, LLC	\$36,192.68	Trenton Opportunity 9 LLC
8404.03	9	21-00473	45 Rose St-Middle	Brown, Regina	\$14,677.30	Zion Investment Group LLC
8603	34	06-01301	31 Trent St.	Hogan Barry EST	\$25,018.18	Trenton Opportunity 9 LLC
8605	14	24-01579	128 W Ingham Ave.	Chay Samuel Daniel & Juan Manuel	\$496.88	Zion Investment Group LLC
8808	43	21-00519	42 Race St.	Gina Enterprises, LLC	\$6,237.23	Zion Investment Group LLC
8902	46	24-01609	902 Mrtn King Jr Blvd.	White Capital Realty LLC	\$1,054.19	Zion Investment Group LLC
9302	21	23-00537	32 W Paul Ave.	New Look Construction & Renovations	\$1,708.65	Zion Investment Group LLC
10303	1.04	24-00008	242 Centre St.	Codett Development	\$7,957.81	Zion Investment Group LLC
11004	53	17-02772	57 Asbury St.	Roldan Eliud & Conover Rhason L	\$38,116.60	Zion Investment Group LLC
12804	1	22-00722	24 Walnut Ave.	Abelto Francis	\$13,384.93	Zion Investment Group LLC
12908	5	24-01750	109 Chambers St.	Dat Alliance Corp LLC	\$2,243.85	Zion Investment Group LLC
12908	6	24-01751	111 Chambers St.	Dat Alliance Corp LLC	\$2,228.76	Zion Investment Group LLC
12911	5	24-01755	31 Chambers St.	Dat Alliance Corp LLC	\$2,115.83	Zion Investment Group LLC
12911	6	24-01756	33 Chambers St.	Dat Alliance Corp LLC	\$2,018.67	Zion Investment Group LLC
13101	57	19-01385	15 Walnut Ave.	HSN Quality, Inc.	\$23,621.80	Trenton Opportunity 9 LLC
14103	19	15-02494	25 McKinley Ave.	Hatzala2013 LLC	\$36,836.91	Trenton Opportunity 9 LLC
15801	30	24-01857	70 Clark St.	Clark St Properties LLC	\$1,215.75	Zion Investment Group LLC
15801	31	24-01858	68 Clark St.	Clark St Properties LLC	\$1,291.54	Zion Investment Group LLC
16206	10	21-00867	818 S Clinton Ave.	Davis Gregory	\$22,455.47	Trenton Opportunity 9 LLC
16206	11	19-01461	816 S Clinton Ave.	Davis Gregory	\$30,210.03	Trenton Opportunity 9 LLC
17501	6	16-02572	264 Home Ave.	Kokinda, Stanislav	\$11,060.34	Trenton Opportunity 9 LLC
21501	17	12-02535	24 Eastburn Ave.	Rutledge, Craig	\$35,616.62	Trenton Opportunity 9 LLC
22801	2	16-02910	239 Breunig Ave.	Kamal, Mustafa	\$31,494.01	Trenton Opportunity 9 LLC
25901	12	22-01295	121 Ward Ave.	Poreda, Jacqueline	\$10,483.33	Zion Investment Group LLC
25902	31	18-02300	1234 E State St.	Tolocka R EST c/o R Tolocka Jr EXC	\$35,281.92	Trenton Opportunity 9 LLC
26001	2	08-02361	1146 E State St.	150 West State Street Corporation	\$28,048.19	Trenton Opportunity 9 LLC
26802	1	18-02325	466 Walnut Ave.	Adly Properties LLC	\$38,778.16	Trenton Opportunity 9 LLC
27003	14	15-03408	136 Cleveland Ave.	Jordan, Kifano	\$37,418.43	Trenton Opportunity 9 LLC
27601	1	22-01369	283 Walnut Ave.	Godbolt Bettie R	\$10,628.10	Zion Investment Group LLC
27601	37	24-02243	114 Chambers St.	Dat Alliance Corp LLC	\$1,473.98	Zion Investment Group LLC
33303	23	20-02399	520 Pennington Ave.	YE Real Estate LLC	\$28,998.38	Trenton Opportunity 9 LLC
33303	32	24-00005	536 Pennington Ave.	Guerrero Elizabeth & Colin Daniel	\$6,761.39	Zion Investment Group LLC
34404	10	14-03126	45 Sanhican Dr.	Green, Keith	\$32,507.13	Trenton Opportunity 9 LLC

Date of Adoption _____

Approved as to Form and Legality

Factual content certified by

Wesley, Bridges, Esq., CITY ATTORNEY

Constance S. Ludden, TAX COLLECTOR

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

**RESOLUTION AUTHORIZING THE USE OF AN ESTIMATED TAX LEVY FOR THE PURPOSES
OF ISSUING 2025 3rd QUARTER (August) TAX BILLS**

WHEREAS, NJSA 54:4-66.4 provides that whenever the governing body of a municipality determines that the Tax Collector will be unable to complete the mailing and/or delivery of tax bills by the statutory deadline of June 14, estimated bills may be authorized; and

WHEREAS, the CFO has computed an estimated 2025 tax levy, as per the attached calculation worksheet and in accordance with NJSA 54:4-66.3 which is within the range permitted and as such the Director of the Division of Local Government Services does not need to approve said estimated levy; and

WHEREAS, the approval of this estimated levy will enable the City of Trenton to meet its financial obligations, provide taxpayers with a consistent regular schedule to remit quarterly tax payments and save the unnecessary cost of interest on borrowing.

NOW, THEREFORE BE IT RESOLVED, by the City Council of the City of Trenton, County of Mercer, State of New Jersey that the entire estimated levy for 2025 shall be \$131,561,420.26; and

BE IT FURTHER RESOLVED, that the Tax Collector is hereby authorized and directed to issue estimated tax bills for the third installment of 2025 and in accordance with law, the third installment of 2025 taxes shall not be subject to interest until the later of August 10th or the twenty-fifth calendar day after the date the estimated tax bills are mailed. Said estimated tax bills shall contain the specific date on which interest may begin to accrue.

MOTION:					SECON					D:				
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					FRISBY					GONZALEZ				
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

Date of Adoption _____

Approved as to Form and Legality


Wesley Bridges, Esq., CITY ATTORNEY

Factual content certified by


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

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 ARCHITECTURAL PRESERVATION STUDIOS FOR CONSULTING SERVICES FOR HISTORIC PRESERVATION SERVICES TO CONDUCT A PRESERVATION PLAN FOR ELLARSLIE MANSION FOR THE DEPARTMENT OF RECREATION, NATURAL RESOURCES AND CULTURE IN AN AMOUNT NOT TO EXCEED \$108,000.00 FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD - RFP2024-40

WHEREAS, the City has a need for Consulting Services for Historic Preservation Services to Conduct a Preservation Plan for Ellerslie Mansion for the City of Trenton, Department of Recreation, Natural Resources and Culture for a period of one (1) year from the date of award; and

WHEREAS, a request for proposal was advertised, and three (3) sealed proposals were received on January 24, 2025 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 Architectural Preservation Studios, 116 Village Blvd., Princeton, New Jersey 08540 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 \$108,000.00 have been certified to be available in the following account numbers: G-SS-25-70-631B-290 (\$75,000.00) and C-04-24-70-048J-002 (\$33,000.00) for a period of one (1) year from date of award.

RESOLUTION

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 Architectural Preservation Studios, 116 Village Blvd., Princeton, New Jersey 08540 for Consulting Services for Historic Preservation Services to Conduct a Preservation Plan for Ellerslie Mansion in an amount not to exceed \$108,000.00 for a period of one (1) year from the date of award for the City of Trenton, Department of Recreation, Natural Resources and Culture; and
2. This contract is awarded pursuant to the authority set forth in the Local Public Contracts Law at N.J.S.A. 40A:11-5.
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.

MOTION:					SECON									
	Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent		Aye	Nay	Abstain	Absent
EDWARDS					FRISBY					GONZALEZ				
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

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: ARCHITECTURAL PRESERVATION STUDIOS
Address# 1: 116 VILLAGE BLVD.
City: PRINCETON
State: NJ
Zip Code: 08540

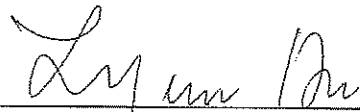
Purpose: CONSULTING SERVICES FOR HISTORIC PRESERVATION SERVICES
TO CONDUCT A PRESERVATION PLAN FOR ELLARSLIE MANSION

Account Number(s): G-SS-25-70-631B-290 (\$75,000.00)
C-04-24-70-048J-002 (\$33,000.00) *MB*

Vendor ID: ARCHI025

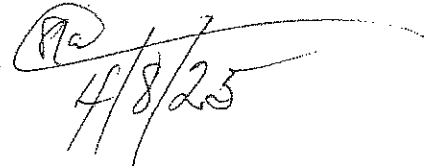
Requisition Number: Q5-01903

Amount not to exceed: \$108,000.00



Chief Financial Officer
4/9/25

Date



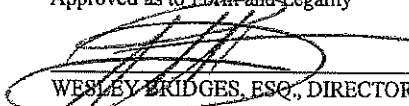
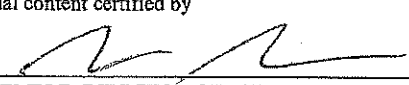
4/8/25

RESOLUTION No. 25-228

Date of Adoption _____

Approved as to Form and Legality

Factual content certified by


WESLEY BRIDGES, ESQ., DIRECTOR OF LAW
SEAN SAMPLE, DIRECTOR OF WATER AND SEWER

Councilman /woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO PVS TECHNOLOGIES, INC., FOR THE FURNISHING AND DELIVERY OF FERRIC CHLORIDE FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD IN AN AMOUNT NOT TO EXCEED \$1,767,000.00 (\$1,178.00/DT)– BID2025-44

WHEREAS, two (2) sealed bids were received in the Division of Purchasing on April 30, 2025, at 11:00 am, by the Purchasing Agent for the Furnishing and Delivery of Ferric Chloride for the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration Plant; and

WHEREAS, the lowest bidder of PVS Technologies, Inc., 10900 Harper Avenue, Detroit, MI 48213, is made pursuant to the advertisement, be and is hereby accepted, as the lowest, responsible, responsive bidder complying with terms and specifications on file in the Division of Purchasing; and

WHEREAS, funds in an amount not to exceed \$1,767,000.00 (\$1,178.00/DT) have been certified to be available in the following account number: 5-05-55-5506-821-001. This contract shall be awarded for a period of one (1) year from the date of award; and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to execute a contract with PVS Technologies, Inc., 10900 Harper Avenue, Detroit, MI 48213, for the Furnishing and Delivery of Ferric Chloride for the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration plant for a period of one (1) year in an amount not to exceed \$1,767,000.00 (\$1,178.00/DT) from the date of award 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					FRISBY					GONZALEZ					
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

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: PVS Technologies, Inc.
Address: 10900 Harper Avenue
City/State/Zip: Detroit, MI 48213
Purpose: CY'2025 Furnishing & Delivery of Ferric Chloride
Bid No. 2025-44
Fund: Operating
Account Number: 05-05- -55-5506-821-001
Vendor ID: PVSTE005
Requisition Number: Q5-03148
Amount not to exceed: \$1,767,000.00



Chief Financial Officer




Date

RESOLUTION No. 25-229

Date of Adoption _____

Approved as to Form and Legality

Factual content certified by


 WESLEY BRIDGES, ESQ., DIRECTOR OF LAW


 SEAN SEMPLE, DIRECTOR OF WATER AND SEWER

Councilman /woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO FERGUSON WATER WORKS, FOR THE FURNISHING AND DELIVERY OF MUELLER CO. A-2361 RESILIENT WEDGE OPEN RIGHT M.J. X M.J. U.S. PIPE MECHANICAL JOINT GATE VALVES 4-12 INCHES DESIGNED FOR POTABLE WATER SYSTEMS TO TRENTON WATER WORKS CORTLAND STREET YARD FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER UTILITY FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD IN AN AMOUNT NOT TO EXCEED \$57,078.31 – BID2025-34

WHEREAS, four (4) sealed bids were received in the Division of Purchasing on March 21, 2025, at 11:00 am, by the Purchasing Agent for the Furnishing and Delivery of Mueller Co. A-2361 Resilient Wedge Open Right M.J. X M.J. U.S. Pipe Mechanical Joint Gate Valves 4-12 Inches Designed for Potable Water Systems to Trenton Water Works Cortland Street Yard for the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Utility; and

WHEREAS, the low bid of Core & Main, L.P., withdrew their bid because they received the wrong pricing on a couple of valves that they bid on. The second low bid of Ferguson Waterworks, 507 Oak Glen Road, Howell, New Jersey 07731, is made pursuant to the advertisement, be and is hereby accepted, as the lowest, responsible, responsive bidder complying with terms and specifications on file in the Division of Purchasing; and

WHEREAS, funds in an amount not to exceed \$57,078.31 have been certified to be available in the following account number: 5-05-55-5504-835-008. This contract shall be awarded for a period of one (1) year from the date of award; and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to execute a contract with Ferguson Waterworks, 507 Oak Glen Road, Howell, New Jersey 07731, for the Furnishing and Delivery of Mueller Co. A-2361 Resilient Wedge Open Right M.J. X M.J. U.S. Pipe Mechanical Joint Gate Valves 4-12 Inches Designed for Potable Water Systems to Trenton Water Works Cortland Street Yard for the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Utility for a period of one (1) year in an amount not to exceed \$57,078.31 from the date of award 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					FRISBY					GONZALEZ					
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

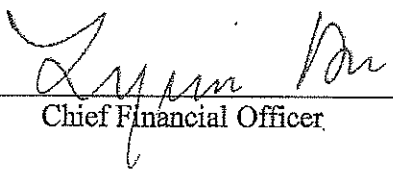
PURCHASING

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: FERGUSON WATERWORKS
Address: 507 OAK GLEN RD
City: HOWELL
State: NEW JERSEY
Zip Code: 07731
PURPOSE: FURNISH AND DELIVERY OF MUELLER CO. A-261 RESILIENT
WEDGE OPEN RIGHT M.J X M.J GATE VALVES 4-12 INCHES
BID2025-34
REQ Q5-02584
TOTAL \$57,078.31
Fund: OPERATING BUDGET CY25
Account Number: 5-05-55-5504-835-008
Vendor ID: FERGU015




Chief Financial Officer

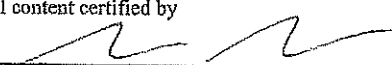


5/19/2025
Date

RESOLUTION No. 25-230

Date of Adoption _____

Approved as to Form and Legality

WESLEY BRIDGES, ESQ., DIRECTOR OF LAW

Factual content certified by

SEAN SEMPLE, DIRECTOR OF WATER & SEWER

Councilman /woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION EXERCISING THE OPTION TO EXTEND THE CONTRACT TO MUNICIPAL MAINTENANCE COMPANY FOR SLUDGE REMOVAL FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT FOR AN ADDITIONAL ONE (1) YEAR FROM JUNE 21, 2025, TO JUNE 20, 2026, IN AN AMOUNT NOT TO EXCEED \$370,000.00 - BID2024-15

WHEREAS, on June 20, 2024, Resolution No. 24-262 awarded a contract to Municipal Maintenance Company, 1352 Taylor's Lane, Cinnaminson, New Jersey 08077 for Sludge Removal in an amount not to exceed \$370,000.00 for a period of one (1) year with an option to extend the contract for an additional one (1) year in an amount not to exceed \$370,000.00 for the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration Plant; and

WHEREAS, pursuant to N.J.S.A. 40A:11-15 provides that service contracts may be extended for no more than (1) one two-year or (2) two one-year extensions; and

WHEREAS, The City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration Plant, has determined that Municipal Maintenance Company, 1352 Taylor's Lane, Cinnaminson, New Jersey 08077 has provided Sludge Removal for the City of Trenton in a satisfactory manner, and it is in the best interest of the city to exercise the option to extend the contract for an additional one (1) year from June 21, 2025, to June 20, 2026; and

WHEREAS, funds in an amount not to exceed \$370,000.00 have been certified to be available in the following account number: 05-05- -55-5506-826-005. The City of Trenton shall exercise the option to extend this contract from June 21, 2025, to June 20, 2026.

NOW, THEREFORE, IT IS RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to exercise the option to extend the contract for an additional one (1) year from June 21, 2025, to June 20, 2026, awarded to Municipal Maintenance Company, 1352 Taylor's Lane, Cinnaminson, New Jersey 08077 for Sludge Removal for the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration Plant 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					FRISBY					GONZALEZ				
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

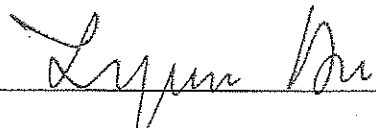
PURCHASING

CITY OF TRENTON
DEPARTMENT OF FINANCE

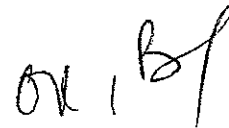
CERTIFICATION OF AVAILABILITY OF FUNDS

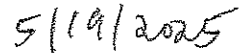
I, Lynn Au, Chief Financial Officer of the City of Trenton, do hereby certify, to the best of my knowledge and belief, that there are now adequate funds to contract with:

Vendor Name: Municipal Maintenance Company
Address: 1352 Taylors Lane
City/State/Zip: Cinnaminson, NJ 08077
Purpose: CY'2025 Sludge Removal (on an as needed basis) Contract
Extension, Bid No. 2024-15.
Fund: Operating
Account Number: 05-05- -55-5506-826-005
Vendor ID: MUNIC030
Requisition Number: Q5-02929
Amount not to exceed: \$370,000.00



Chief Financial Officer





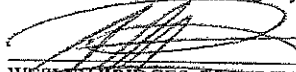
Date

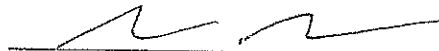
RESOLUTION No. 25-231

Date of Adoption _____

Approved as to Form and Legality

Factual content certified by


WESLEY BRIDGES, ESQ., DIRECTOR OF LAW


SEAN SEMPLE, DIRECTOR OF WATER AND SEWER

Councilman /woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO CHEMRITE, INC., FOR THE FURNISHING AND DELIVERY OF COPPER SULFATE FOR THE DEPARTMENT OF WATER AND SEWER, TRENTON WATER WORKS, WATER FILTRATION PLANT FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD IN AN AMOUNT NOT TO EXCEED \$86,670.00 (\$5,778.00 PER TON) WITH THE OPTION TO EXTEND ONE (1) ADDITIONAL YEAR- BID2025-43

WHEREAS, one (1) sealed bid was received in the Division of Purchasing on April 25, 2025, at 11:00 am, by the Purchasing Agent for the Furnishing and Delivery of Copper Sulfate for the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration Plant; and

WHEREAS, the low bid of Chemrite, Inc., 5202 Belle Wood Court, Suite 104, Buford, GA 30518, is made pursuant to the advertisement, be and is hereby accepted, as the lowest, responsible, responsive bidder complying with terms and specifications on file in the Division of Purchasing; and

WHEREAS, funds in an amount not to exceed \$86,670.00 (\$5,778.00 per ton) have been certified to be available in the following account number: 5-05-55-5506-821-006. This contract shall be awarded for a period of one (1) year from the date of award with the option to extend one (1) additional year in an amount not to exceed \$86,670.00 (\$5,778.00 per ton) contingent upon the temporary and final adoption of CY'26 budget; and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to execute a contract with Chemrite, Inc., 5202 Belle Wood Court, Suite 104, Buford, GA 30518, for the Furnishing and Delivery of Copper Sulfate for the City of Trenton, Department of Water and Sewer, Trenton Water Works, Water Filtration plant for a period of one (1) year in an amount not to exceed \$86,670.00 (\$5,778.00 per ton) from the date of award with the option to extend one (1) additional year 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					FRISBY					GONZALEZ					
FELICIANO					HARRISON										
FIGUEROA					WILLIAMS										
KETTENBURG															

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

President of Council

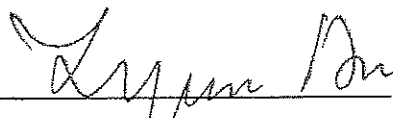
City Clerk

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: Chemrite Incorporated
Address: 5202 Belle Wood Court- Suite 104
City/State/Zip: Buford, GA 30518
Purpose: CY'2025 Furnishing & Delivery of Copper Sulfate
Bid No. 2025-43
Fund: Operating
Account Number: 05-05- -55-5506-821-006 (\$86,670.00)
06-05- -55-5506-821-006 (\$86,670.00)
Vendor ID: CHEM005
Requisition Number: Q5-03160
Amount not to exceed: \$86,670.00 (\$5,778.00 per ton)



Chief Financial Officer

OK, Bof

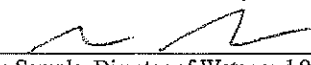
5/14/2025

Date

Date of Adoption _____

Approved as to Form and Legality

Factual content certified by


Wesley Bridges, Esq. CITY ATTORNEY
Sean Semple, Director of Water and Sewer

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING RESOLUTION:

SPONSORED BY: _____

RESOLUTION REJECTING PROPOSALS RECEIVED FOR GENERAL ENGINEERING AND REGULATORY COMPLIANCE ON AN AS-NEEDED BASIS FOR A PERIOD OF THIRTY-SIX (36) MONTHS FOR THE CITY OF TRENTON, TRENTON WATER WORKS, DEPARTMENT OF WATER AND SEWER – CC2025-02

WHEREAS, on February 26, 2025, at 11:00 am, the Purchasing Agent received four (4) sealed proposals in the Division of Purchasing; for General Engineering and Regulatory Compliance on an as needed basis for a period of thirty-six (36) months for the City of Trenton, Trenton Water Works, Department of Water and Sewer; and

WHEREAS, the proposals received from Roberts Engineering Group, LLC, 1670 Whitehorse-Hamilton Square Road, Hamilton NJ 0890, Bright View Engineering, 70 South Orange Avenue- Suite 109, Livingston, NJ 07068, CME Associates, 3141 Bordentown Avenue, Parlin, NJ 08859, and Arcadis U.S., Inc., 630 Plaza Drive -Suite 200 Highlands Ranch, CO 801129 are deemed rejected by Trenton Water Works, Department of Water and Sewer. Proper evaluation was not possible as Bright View Engineering withdrew thier proposal, and Arcadis U.S Inc.'s proposal was not in compliance with the requirements of the request for proposal.

WHEREAS, pursuant to N.J.S.A 40A:11-13.2 (d) allows the City of Trenton, Department of Water and Sewer, to reject requests for proposals received when the contracting unit wants to substantially revise the scope of services. It is in the best interest of the City of Trenton, Department of Water and Sewer, to reject requests for proposals received.

NOW, THEREFORE, IT IS RESOLVED by the City Council of Trenton, to reject all requests for proposals for General Engineering and Regulatory Compliance on an as-needed basis for a period of thirty-six (36) months for the City of Trenton, Trenton Water Works, Department of Water and Sewer. The Division of Purchasing will re-advertise the procurement process.

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

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

President of the Council_____
City Clerk

PURCHASING

RESOLUTION

No. 25-233

Date of Adoption _____

Approved as to Form and Legality

Factual content certified by

Wesley Bridges, Esq. CITY ATTORNEY

on behalf of: Wahab Onitiri, Director of Public Works

Councilman/woman _____

presents the following Resolution:

SPONSORED BY: _____

RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO EARLE ASPHALT COMPANY FOR WEST STATE STREET MA-221 FOR THE DEPARTMENT OF PUBLIC WORKS, DIVISION OF TRAFFIC AND TRANSPORTATION FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF AWARD IN AN AMOUNT NOT TO EXCEED \$949,913.13 - BID2025-48

WHEREAS, one (1) sealed bid was received on May 21, 2025, at 11:00 am, by the Purchasing Agent for West State Street MA-221 for the City of Trenton, Department of Public Works, Division of Traffic and Transportation for a period of one (1) year from the date of award; and

WHEREAS, the low bid of Earle Asphalt Company, P.O. Box 556, Farmington, NJ 07727 is made pursuant to the advertisement, be and is hereby accepted, as the lowest and legally responsible bidder complying with the terms and specifications on file in the Division of Purchasing; and

WHEREAS, funds in an amount not to exceed \$949,913.13 have been certified to be available in the following capital account: C-04-21-55-011C-001. This contract shall be awarded for a period of one (1) year from the date of award; and

NOW, THEREFORE, IT IS RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to execute a contract with Earle Asphalt Company, P.O. Box 556, Farmington, NJ 07727, for West State Street MA-221 for the Department of Public Works, Division of Traffic and Transportation for a period of one (1) year from the date of award in an amount not to exceed \$949,913.13 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					FRISBY					GONZALEZ				
FELICIANO					HARRISON									
FIGUEROA					WILLIAMS									
KETTENBURG														

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

President of Council_____
City Clerk

PURCHASING

DEPARTMENT OF FINANCE

CERTIFICATION OF AVAILABILITY 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 adequate funds to contract with:

Vendor Name: Earle Asphalt Co.
Address: P.O. Box 556
City/State/Zip: Farmingdale, New Jersey 07727

Purpose: Reconstruction of West State Street between Prospect Street and Parkside Avenue

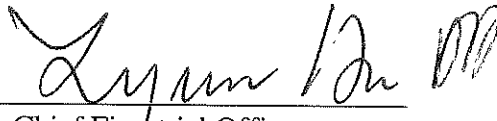
Fund: Capital

Account Number: C-04-21-55-011C-001

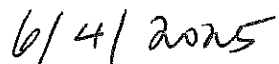
Vendor ID: EARLE005

Requisition Number: Q5-03568

Amount not to exceed: \$949,913.13



Chief Financial Officer



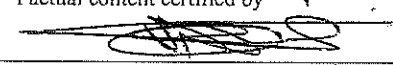
Date

RESOLUTION No. 25-234

Date of Adoption _____

Approved as to Form and Legality

Factual content certified by


Wesley Bridges, Esq. CITY ATTORNEY
Wahab Onitiri, Director of Public Works

Councilman/woman _____ presents the following Resolution:

SPONSORED BY: _____

RESOLUTION ACCEPTING A BID AND AWARDING A CONTRACT TO EARLE ASPHALT COMPANY FOR THE CHESTNUT AVENUE REHABILITATION PROJECT FOR THE DEPARTMENT OF PUBLIC WORKS, DIVISION OF TRAFFIC AND TRANSPORTATION FOR A PERIOD OF SEVENTY FIVE (75) CALENDAR DAYS FROM "NOTICE TO PROCEED" IN AN AMOUNT NOT TO EXCEED \$277,013.13 - BID2025-41

WHEREAS, two (2) sealed bids were received on April 24, 2025, at 11:00 am, by the Purchasing Agent for the Chestnut Avenue Rehabilitation Project for the City of Trenton, Department of Public Works, Division of Traffic and Transportation for a period of seventy five (75) calendar days from "Notice to Proceed"; and

WHEREAS, the low bid of Earle Asphalt Company, P.O. Box 556, Farmington, NJ 07727 is made pursuant to the advertisement, be and is hereby accepted, as the lowest and legally responsible bidder complying with the terms and specifications on file in the Division of Purchasing; and

WHEREAS, funds in an amount not to exceed \$277,013.13 have been certified to be available in the following capital account: C-04-22-55-007C-001. This contract shall be awarded for a period of seventy five (75) calendar days from "Notice to Proceed"; and

NOW, THEREFORE, IT IS RESOLVED, by the City Council of the City of Trenton that the Mayor is hereby authorized to execute a contract with Earle Asphalt Company, P.O. Box 556, Farmington, NJ 07727, for the Chestnut Avenue Rehabilitation Project for the Department of Public Works, Division of Traffic and Transportation for a period of seventy five (75) calendar days from "Notice to Proceed" in an amount not to exceed \$277,013.13 for the said purposes in the manner prescribed by law.

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

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

President of Council_____
City Clerk

PURCHASING

DEPARTMENT OF FINANCE

CERTIFICATION OF AVAILABILITY 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 adequate funds to contract with:

Vendor Name: Earle Asphalt Co.
Address: P.O. Box 556
City/State/Zip: Farmingdale, New Jersey 07727

Purpose: Rehabilitation of Chestnut Avenue Between Hamilton Avenue and Greenwood Avenue

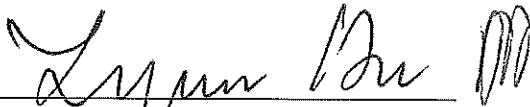
Fund: Capital

Account Number: C-04-22-55-007C-001

Vendor ID: EARLE005

Requisition Number: Q5-03002

Amount not to exceed: \$277,013.13



~~Acting~~ Chief Financial Officer

5/19/2025
Date

ORDINANCE

No. **25 - 020**

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

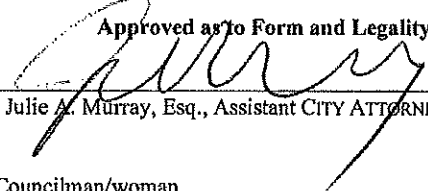
Withdrawn _____ Lost _____

Date to Mayor _____

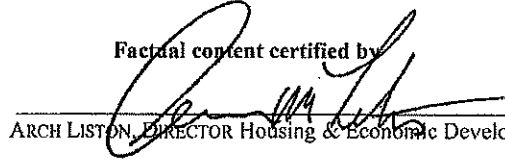
Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality


Julie A. Murray, Esq., Assistant CITY ATTORNEY

Factual content certified by


ARCH LISTON, DIRECTOR Housing & Economic Development

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY
COMMONLY KNOWN AS 36 SOUTHARD STREET, AND IDENTIFIED ON THE
CITY TAX MAP, BLOCK 1102, LOT 21 PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO
SALAAM RUTHERFORD FOR THE SALE PRICE OF THREE THOUSAND
(\$3,000.00) DOLLARS**

WHEREAS, there is within the City of Trenton certain city-owned real property located at 36 Southard Street, designated as Block 1102, Lot 21 on the City of Trenton Tax Map (hereinafter, the "Property"); and

WHEREAS, the Property is a small vacant narrow strip of land that has been unused and city owned since June/2015, does not meet the minimum lot size requirements for development under the municipal zoning ordinance, and thereby does not allow for any other viable use other than a side lot for the contiguous property; and

WHEREAS, the City of Trenton (the "City"), pursuant to N.J.S.A. 40A:12-13(b)(5), has the statutory authority to sell undersized, vacant, city-owned property to the contiguous property owner for the fair market value, which may be negotiated when there is only one contiguous owner; and

WHEREAS, Salaam Rutherford, the contiguous property owner at 34 Southard Street (hereinafter, the "Purchaser"), submitted an application to purchase the Property, for the stated purpose of cleaning and fencing the lot to expand the existing footprint of his property; and

WHEREAS, upon negotiation between Purchaser and the City, the Parties have agreed to a purchase price of Three Thousand (\$3,000.00) Dollars, which the City deems reasonable based upon the size, location, condition of the Property, merger requirements and the fact that the Property would be returned to the tax rolls.

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.

ORDINANCE

2. Pursuant to N.J.S.A. 40A:12-13(b)(5), the City is authorized to convey 36 Southard Street, designated as Block 1102, Lot 21 at private sale to the Purchaser, Salaam Rutherford for Three Thousand (\$3,000.00) Dollars.
3. The Mayor is hereby authorized to execute any documents necessary for the conveyance of the Property to the Purchaser.
4. The City Clerk is hereby directed to publish this Ordinance as required by applicable law.
5. This Ordinance shall take effect after final reading, adoption and the expiration of twenty (20) days and, shall be filed in the Office of the City Clerk in accordance with applicable 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									FRISBY									GONZALEZ							
FELICIANO									HARRISON																
FIGUEROA KETTENBURG									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 _____

Mayor

APPROVED
REJECTED

Reconsidered by Council - Override Vote

AYE
NAY

President of Council

City Clerk

ORDINANCE

No. 25-021

1st Reading _____

Date to Mayor _____

Public Hearing _____

Date Returned _____

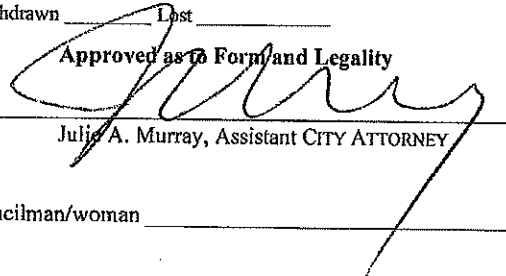
2nd Reading & Passage _____

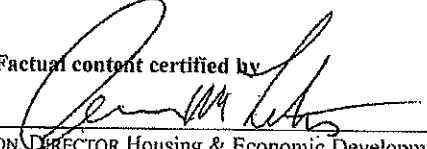
Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

Factual content certified by


Julie A. Murray, Assistant CITY ATTORNEY


ARCH LISTON, DIRECTOR Housing & Economic Development

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY
COMMONLY KNOWN AS 23 SUMMER STREET, AND IDENTIFIED ON THE CITY
TAX MAP, BLOCK 4004, LOT 47 PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO JEAN
LAVARIN FOR THE SALE PRICE OF TWO THOUSAND FIVE HUNDRED
(\$2,500.00) DOLLARS**

WHEREAS, there is within the City of Trenton certain city-owned real property located at 23 Summer Street, designated as Block 4004, Lot 47 on the City of Trenton Tax Map (hereinafter, the "Property"); and

WHEREAS, the Property is a small vacant narrow strip of land that has been unused and city owned since August/2017, does not meet the minimum lot size requirements for development under the municipal zoning ordinance, and thereby, does not allow for any other viable use other than a side lot for the contiguous property; and

WHEREAS, the City of Trenton (the "City"), pursuant to N.J.S.A. 40A:12-13(b)(5), has the statutory authority to sell undersized, vacant, city-owned property to the contiguous property owner for the fair market value, which may be negotiated when there is only one contiguous owner; and

WHEREAS, Jean Lavarin, the contiguous property owner at 21 Summer Street (hereinafter, the "Purchaser"), submitted an application to purchase the Property for the stated purpose of repairing the front sidewalk, cleaning the lot and expanding the existing footprint of his property; and

WHEREAS, upon negotiation between Purchaser and the City, the Parties have agreed to a purchase price of Two Thousand Five Hundred (\$2,500.00) Dollars, which the City deems reasonable based upon the size, location, merger requirements and condition of the Property, and the fact that the Property would be returned to the tax rolls.

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.

ORDINANCE

2. Pursuant to N.J.S.A. 40A:12-13(b)(5), the City is authorized to convey 23 Summer Street, designated as Block 4004, Lot 47 at private sale to the Purchaser, Jean Lavarin for Two Thousand Five Hundred (\$2,500.00) Dollars.
3. The Mayor is hereby authorized to execute any documents necessary for the conveyance of the Property to the Purchaser.
4. The City Clerk is hereby directed to publish this Ordinance as required by applicable law.
5. This Ordinance shall take effect after final reading, adoption and the expiration of twenty (20) days and, shall be filed in the Office of the City Clerk in accordance with applicable 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									FRISBY									GONZALEZ								
FELICIANO									HARRISON																	
FIQUEROA KETTENBURG									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 _____

 Mayor
 APPROVED
REJECTED
Reconsidered by Council – Override Vote
AYE
NAY

 President of Council
 City Clerk

ORDINANCE

No. 25-0251st Reading _____

Date to Mayor _____

Public Hearing _____

Date Returned _____

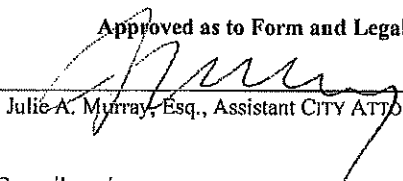
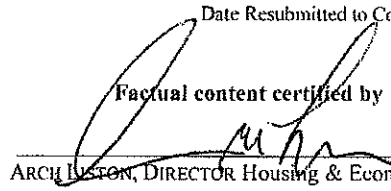
2nd Reading & Passage _____

Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

Factual content certified by


Julie A. Murray, Esq., Assistant CITY ATTORNEY
ARCH IUSTAN, DIRECTOR Housing & Economic Development

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY
COMMONLY KNOWN AS 35 MONTGOMERY PLACE, AND IDENTIFIED ON THE
CITY TAX MAP, BLOCK 2205, LOT 15 PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO
SHELDENE MILLINGTON FOR THE SALE PRICE OF ONE THOUSAND FIVE
HUNDRED (\$1,500.00) DOLLARS**

WHEREAS, there is within the City of Trenton certain city-owned real property located at 35 Montgomery Place, designated as Block 2205, Lot 15 on the City of Trenton Tax Map (hereinafter, the "Property"); and

WHEREAS, the Property is a small vacant narrow strip of land that has been unused and city owned since May/2010, does not meet the minimum lot size requirements for development under the municipal zoning ordinance, and thereby does not allow for any other viable use other than a side lot for the contiguous property; and

WHEREAS, the City of Trenton (the "City"), pursuant to N.J.S.A. 40A:12-13(b)(5), has the statutory authority to sell undersized, vacant, city-owned property to the contiguous property owner for the fair market value, which may be negotiated when there is only one contiguous owner; and

WHEREAS, Sheldene Millington, the contiguous property owner at 37 Montgomery Place (hereinafter, the "Purchaser"), submitted an application to purchase the Property, for the stated purpose of cleaning and fencing the lot to expand the existing footprint of her property; and

WHEREAS, upon negotiation between Purchaser and the City, the Parties have agreed to a purchase price of One Thousand Five (\$1,500.00) Dollars, which the City deems reasonable based upon the size, location, condition of the Property, merger requirements and the fact that the Property would be returned to the tax rolls.

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.

ORDINANCE

2. Pursuant to N.J.S.A. 40A:12-13(b)(5), the City is authorized to convey 35 Montgomery Place, designated as Block 2205, Lot 15 at private sale to the Purchaser, Sheldene Millington for One Thousand Five Hundred (\$1,500.00) Dollars.
3. The Mayor is hereby authorized to execute any documents necessary for the conveyance of the Property to the Purchaser.
4. The City Clerk is hereby directed to publish this Ordinance as required by applicable law.
5. This Ordinance shall take effect after final reading, adoption and the expiration of twenty (20) days and, shall be filed in the Office of the City Clerk in accordance with applicable law.

INTRODUCTION:	MOTION:				SECOND:				ORD. AUTHORED BY:	ADOPTION				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									FRISBY									GONZALEZ							
FELICIANO									HARRISON																
FIGUEROA KETTENBURG									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 _____

Mayor

APPROVED
REJECTED

Reconsidered by Council - Override Vote

AYE
NAY

President of Council

City Clerk

ORDINANCE

No. 25-028

1st Reading _____

Date to Mayor _____

Public Hearing _____

Date Returned _____

2nd Reading & Passage _____

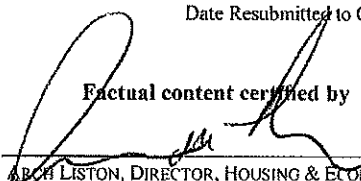
Date Resubmitted to Council _____

Withdrawn _____ Lost _____

Approved as to Form and Legality

Factual content certified by


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

COUNCILMAN / WOMAN _____

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 155 HOUGHTON AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 21601, LOT 15, PURSUANT TO N.J.S.A. 40A:12-13(c), TO ELBA I. COLON FOR THE
SALE PRICE OF TWO THOUSAND FIVE HUNDRED (\$2,500.00) DOLLARS**

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 155 Houghton Avenue, designated as Block 21601, Lot 15 on the City of Trenton Tax Map (hereinafter, the "Parcel"); and

WHEREAS, Elba I. Colon (the "Applicant") and contiguous property owner at 153 Houghton Avenue purposes to purchase the Parcel, Block 21601, Lot 15 commonly known as 155 Houghton Avenue (the "Parcel"); and

WHEREAS, the Applicant proposes to pay Two Thousand Five Hundred (\$2,500.00) Dollars, (the "Purchase Price"); and

WHEREAS, in accordance with the Rehabilitation Plan, among other things the Applicant is proposing to keep the Parcel clean and to expand the existing footprint of her property. The applicant will also complete a lot consolidation/merger with her 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 PAGE 2

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. Elba I. Colon, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 21601, Lot 15, commonly known as 155 Houghton 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:				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									FRISBY									GONZALEZ								
FELICIANO									HARRISON																	
FIGUEROA KETTENBURG									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 _____

AYE Mayor NAY	APPROVED REJECTED	Reconsidered by Council - Override Vote
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_____ President of Council	_____ City Clerk
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ORDINANCE

No. 25 - 058

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

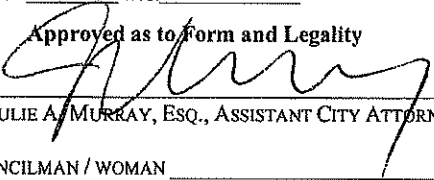
Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

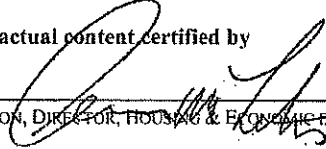
Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY

COUNCILMAN / WOMAN _____

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 257 AND 255 WALNUT AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 27601, LOT/14 & 15, PURSUANT TO N.J.S.A. 40A:12-13(c), TO SAMUEL ROBINSON
FOR THE SALE PRICE OF TWENTY THOUSAND (\$20,000.00) DOLLARS**

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 257 and 255 Walnut (side-lot) Avenue, designated as Block 27601, Lot/s 14 & 15 on the City of Trenton Tax Map (hereinafter, the "Properties"); and

WHEREAS, Samuel Robinson (the "Applicant") purposes to purchase and redevelop Block 27601, Lot/s 14 & 15 commonly known as 257 and 255 Walnut (side-lot) Avenue (the 'Properties'); and

WHEREAS, the Applicant proposes to pay the following for each property; \$15,000.00 for 257 Walnut Avenue and \$5,000.00 for 255 Walnut (side-lot) Avenue totaling Twenty Thousand (\$20,000.00) Dollars, (the "Purchase Price"); and

WHEREAS, once renovations have been completed, the Applicant intends to reside in the Property as an owner-occupant and merge/consolidate the lots; 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 PAGE 2

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. Samuel Robinson, is hereby designated as Redeveloper for certain city-owned properties identified on the City's tax map as Block 27601, Lot/s 14 & 15, commonly known as 257 and 255 (lot) Walnut 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:				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	
EDWARDS									FRISBY									GONZALEZ									
PELICIANO									HARRISON																		
FIGUEROA KETTENBURG									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
 Mayor
 _____ REJECTED
 _____ Reconsidered by Council – Override Vote

President of Council

City Clerk

ORDINANCE

No. 25 - 059

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

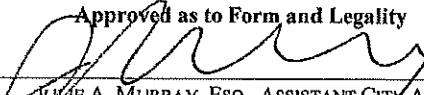
Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

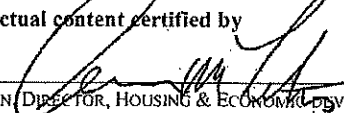
Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY

COUNCILMAN / WOMAN _____

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 447 PARKWAY AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 35002, LOT 4, PURSUANT TO N.J.S.A. 40A:12-13(c), TO JOSHUA L. BAKER FOR THE
SALE PRICE OF TWO THOUSAND FIVE HUNDRED (\$2,500.00) DOLLARS**

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 447 Parkway Avenue, designated as Block 35002, Lot 4 on the City of Trenton Tax Map (hereinafter, the "Parcel"); and

WHEREAS, the Parcel is a vacant strip of land measuring 28.54 X 100 on the side of the contiguous property owner that has been vacant since October/2017; and

WHEREAS, Joshua L. Baker (the "**Purchaser**") and contiguous property owner at 449 Parkway Avenue purposes to purchase the Parcel, Block 35002, Lot 4 commonly known as 447 Parkway Avenue (the "Parcel"); and

WHEREAS, the Purchaser proposes to pay Two Thousand Five Hundred (\$2,500.00) Dollars, (the "**Purchase Price**"); and

WHEREAS, in accordance with the Redevelopment Plan, among other things the Applicant is proposing to keep the Parcel clean and to extend the existing footprint of his property. The Applicant will also complete a lot consolidation with his 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 PAGE 2

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. Joshua L. Baker, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 35002, Lot 4, commonly known as 447 Parkway 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:				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									FRISBY									GONZALEZ							
FELICIANO									HARRISON																
FIGUEROA KETTENBURG									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 _____

_____ AYE Mayor NAY	APPROVED REJECTED	_____ Reconsidered by Council – Override Vote
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_____ President of Council	_____ City Clerk
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ORDINANCE

No. 25 - 060

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

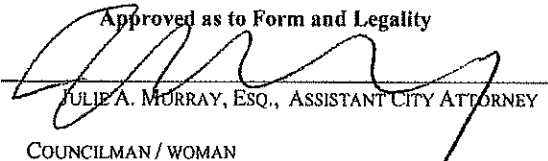
Withdrawn _____ Lost _____

Date to Mayor _____

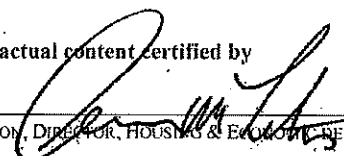
Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY
COUNCILMAN / WOMAN _____

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT
PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 294 RUTHERFORD AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 4403, LOT 11, PURSUANT TO N.J.S.A. 40A:12-13(c), TO MICAH PROPERTIES LLC
FOR THE SALE PRICE OF FIVE THOUSAND (\$5,000.00) DOLLARS**

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 294 Rutherford Avenue, designated as Block 4403, Lot 11 on the City of Trenton Tax Map (hereinafter, the "Property"); and

WHEREAS, Micah Properties LLC (the "Applicant") purposes to purchase and redevelop Block 4403, Lot 11 commonly known as 294 Rutherford Avenue (the "Property"); and

WHEREAS, the Applicant proposes to pay Five Thousand (\$5,000.00) Dollars, (the "Purchase Price"); and

WHEREAS, once renovations have been completed, the Applicant intends to sell the Property to 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 PAGE 2

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. Micah Properties LLC, is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 4403, Lot 11 commonly known as 294 Rutherford 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:				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
EDWARDS									FRISBY									GONZALEZ								
FELICIANO									HARRISON																	
FIGUEROA KETTENBURG									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 _____

AYE
Mayor
NAY

APPROVED
REJECTED

Reconsidered by Council - Override Vote

President of Council

City Clerk

ORDINANCE

No. **25-061**

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

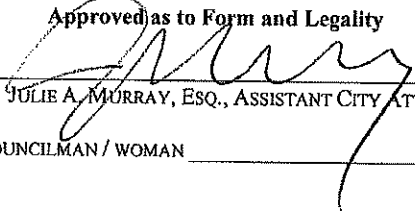
Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, ESQ., ASSISTANT CITY ATTORNEY

COUNCILMAN / WOMAN _____

Factual content certified by


ARCH LISTON, DIRECTOR, HOUSING & ECONOMIC DEVELOPMENT

PRESENTS THE FOLLOWING ORDINANCE:

SPONSORED BY: _____

**ORDINANCE AUTHORIZING THE SALE OF CITY OWNED PROPERTY
COMMONLY KNOWN AS 942 SOUTH CLINTON AVENUE, 101 MULBERRY STREET, 31 & 35
SANHICAN DRIVE, 714 STUYVESANT AVENUE, AND IDENTIFIED ON THE CITY TAX
MAP, BLOCK 16210, LOT 1, BLOCK 22802, LOT 8, BLOCK 34404, LOT/S 17 & 15, BLOCK 6102, LOT
29, PURSUANT TO N.J.S.A. 40A:12-13(c), TO SABABU DEVELOPMENT LLC FOR THE SALE PRICE
OF ONE HUNDRED TWENTY THOUSAND (\$120,000.00) DOLLARS**

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 942 South Clinton Avenue, 101 Mulberry Street, 31 & 35 Sanhican Drive, 714 Stuyvesant Avenue, designated as Block 16210, Lot 1, Block 22802, Lot 8, Block 34404, Lot/s 17 & 15, Block 6102, Lot 29, on the City of Trenton Tax Map (hereinafter, the "Properties"); and

WHEREAS, Sababu Development LLC (the "Applicant") purposes to purchase and redevelop Block 16210, Lot 1, Block 22802, Lot 8, Block 34404, Lot/s 17 & 15, Block 6102, Lot 29, commonly known as 942 South Clinton Avenue, 101 Mulberry Street, 31 & 35 Sanhican Drive, 714 Stuyvesant Avenue (the "Properties"); and

WHEREAS, the Applicant proposes to pay the following for each property; 942 South Clinton Avenue for \$30,000.00, 101 Mulberry Street for \$45,000.00, 31 Sanhican Drive for \$12,500.00, 35 Sanhican Drive for \$12,500.00, 714 Stuyvesant Avenue for \$20,000.00 totaling One Hundred Twenty Thousand (\$120,000.00) Dollars, (the "Purchase Price"); and

WHEREAS, in accordance with the Rehabilitation Plan, among other things the Applicant is proposing to renovate the residential Properties (31 & 35 Sanhican Drive) and sell to owner occupants. The commercial properties (942 South Clinton, 101 Mulberry, 714 Stuyvesant will be converted into market rate rental units; 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 PAGE 2

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. Sababu Development LLC., is hereby designated as Redeveloper for certain city-owned property identified on the City's tax map as Block 16210, Lot 1, Block 22802, Lot 8, Block 34404, Lot/s 17 & 15, Block 6102, Lot 29, commonly known as 942 South Clinton Avenue, 101 Mulberry Street, 31 & 35 Sanhican Drive, 714 Stuyvesant 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:				SECOND:				ORD. AUTHORED BY:	ADOPTION				MOTION:	SECOND:			
	INTRODUCTION				ADOPTION					INTRODUCTION					INTRODUCTION			
	AYE	NAY	NV	AB	AYE	NAY	NV	AB		AYE	NAY	NV	AB		AYE	NAY	NV	AB
EDWARDS									FRISBY					GONZALEZ				
FELICIANO									HARRISON									
FIGUEROA KETTENBURG									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 _____

AYE _____ APPROVED
 Mayor
 NAY _____ REJECTED

Reconsidered by Council - Override Vote

President of Council

City Clerk

ORDINANCE

No. 25-065

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

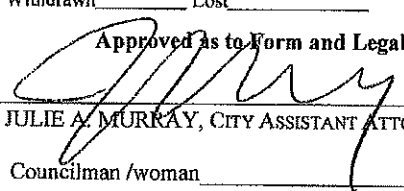
Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____


Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, CITY ASSISTANT ATTORNEY

Councilman /woman _____

Factual content certified by


ARCHIE LISTON, DIRECTOR
DEPARTMENT OF HOUSING & ECONOMIC DEVELOPMENT
presents the following Ordinance:

**ORDINANCE AUTHORIZING THE ACQUISITION OF CERTAIN REAL PROPERTY
LOCATED AT 218 BREUNIG AVENUE (BLOCK 22802, LOT 25) TRENTON FOR
\$110,000.00 FROM BARRERA PROPERTIES LLC PURSUANT TO N.J.S.A. 40A:12-3**

WHEREAS, there is certain real property located at 218 Breunig Avenue (the "Property") in the Cit of Trenton (the "City") having an address at 319 East State Street, Trenton, New Jersey 08608, which is presently owned by Barrera Properties LLC, (the "Owner"), having a mailing address at 165 Kenwood Drive North, Levittown, Pennsylvania 19055; and

WHEREAS, pursuant to a deed dated August 17, 2012, between Everth Barrera, Levittown, Pennsylvania (the "Former Owner") and the Owner, the Owner agreed to provide the City with first right of refusal at such time when the Property is voluntarily offered for sale; and

WHEREAS, the City has determined it is in the best interest to acquire the Property form the Owner due to liability for damages caused by the adjacent City-owned property; and

WHEREAS, pursuant to N.J.S.A. 40A:12-3, the City is permitted to acquire property as may be necessary and suitable for the performance of its function or for public purposes; and

WHEREAS, 218 Breunig Avenue has been appraised by a state-licensed independent appraiser and has been valued at \$110,000.00 (copy of appraisal attached hereto as Exhibit A); and

WHEREAS, the City has confirmed the proposed purchase price is One Hundred Ten Thousand and 00/100 Dollars (\$110,000.00) (the "Purchase Price"); and

WHEREAS, the funds will be available from the Capital, account number C-04-10-60-035H-001.

ORDINANCE

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

1. The City is hereby authorized to acquire the Property for the sum of One Hundred Ten Thousand and 00/100 Dollars (\$110,000.00).
2. The Mayor and the City Clerk are hereby authorized to execute any documents necessary for the acquisition of the Property.
3. The City Clerk is hereby directed to publish this Ordinance pursuant to applicable law.
4. This Ordinance shall take effect immediately after final passage and publication in accordance with applicable 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	AB	AYE	NAY	NV	AB		
EDWARDS									FRISBY									GONZALEZ														
FELICIANO									HARRISON																							
FIGUEROA									WILLIAMS																							
KETTENBURG																																
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 _____

Mayor _____ APPROVED
REJECTED

Reconsidered by Council - Override Vote _____ AYE
NAY

President of Council _____

City Clerk _____

ORDINANCE

No. 25-066

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

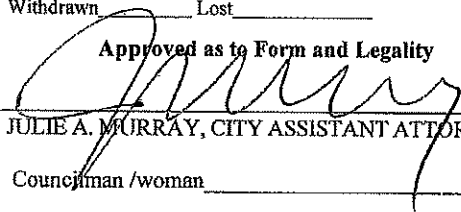
Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

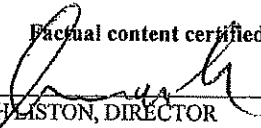
Date Resubmitted to Council _____

Approved as to Form and Legality


JULIE A. MURRAY, CITY ASSISTANT ATTORNEY

Councilman /woman _____

Factual content certified by


ARCH LISTON, DIRECTOR
DEPARTMENT OF HOUSING & ECONOMIC DEVELOPMENT
presents the following Ordinance:

**ORDINANCE AUTHORIZING THE ACQUISITION OF CERTAIN REAL PROPERTY
LOCATED AT 222 BREUNIG AVENUE (BLOCK 22802, LOT 27) TRENTON FOR
\$110,000.00 FROM VINCENT PADALINO PURSUANT TO N.J.S.A. 40A:12-3**

WHEREAS, there is certain real property located at 222 Breunig Avenue (the "Property") in the City of Trenton (the "City") having an address at 319 East State Street, Trenton, New Jersey 08608, which is presently owned by Vincent Padalino, (the "Owner"), having a mailing address at 1598 Harborton Rocktown Road, Lambertville, New Jersey 08530; and

WHEREAS, pursuant to a deed dated November 30, 2004, between Trenton Redevelopment I, LLC of Staten Island, New York (the "Former Owner") and the Owner, the Owner agreed to provide the City with first right of refusal at such time when the Property is voluntarily offered for sale; and

WHEREAS, the City has determined it is in the best interest to acquire the Property from the Owner due to liability for damages caused by the adjacent City-owned property; and

WHEREAS, pursuant to N.J.S.A. 40A:12-3, the City is permitted to acquire property as may be necessary and suitable for the performance of its function or for public purposes; and

WHEREAS, 222 Breunig Avenue has been appraised by a state-licensed independent appraiser and has been valued at \$128,000.00 (copy of appraisal attached hereto as Exhibit A); and

WHEREAS, the City has confirmed the proposed purchase price is One Hundred Ten Thousand and 00/100 Dollars (\$110,000.00) (the "Purchase Price"); and

WHEREAS, the funds will be available from Capital, account number C-04-10-60-035H-001.

ORDINANCE

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

1. The City is hereby authorized to acquire the Property for the sum of One Hundred Ten Thousand and 00/100 Dollars (\$110,000.00).
2. The Mayor and the City Clerk are hereby authorized to execute any documents necessary for the acquisition of the Property.
3. The City Clerk is hereby directed to publish this Ordinance pursuant to applicable law.
4. This Ordinance shall take effect immediately after final passage and publication in accordance with applicable 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	AB
EDWARDS									FRISBY									GONZALEZ							
FELICIANO									HARRISON																
FIGUEROA									WILLIAMS																
KETTENBURG																									
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 _____

Mayor _____ APPROVED
REJECTED

Reconsidered by Council - Override Vote _____ AYE
NAY

President of Council _____

City Clerk _____

DCA/DLGS Waiver No. _____ (If Applicable)

ORDINANCE

No. **25-067**

1st Reading _____

Public Hearing _____

2nd Reading & Passage _____

Withdrawn _____ Lost _____

Date to Mayor _____

Date Returned _____

Date Resubmitted to Council _____

Approved as to Form and Legality

Julie A. Murray, Assistant City Attorney

Factual content certified by

ARON LISTON, DIR. HOUSING & ECONOMIC DEVELOPMENT

Councilman/woman _____ presents the following Ordinance:

SPONSORED BY: _____

ORDINANCE AMENDING ORDINANCE 25-011 FOR THE SALE OF CITY-OWNED PROPERTY COMMONLY KNOWN AS 14 WARD AVENUE, AND IDENTIFIED ON THE CITY TAX MAP, BLOCK 25702, LOT 34, PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO JOSHUA S. VEGA TO CORRECT THE SALE PRICE

WHEREAS, by Ordinance number 25-011 the City of Trenton approved the sale of city-owned real property located 14 Ward Avenue, designated as Block 25702, Lot 34 on the City of Trenton Tax Map (hereinafter, the "Property") to Joshua S. Vega ("Purchaser"), a contiguous property owner; and

WHEREAS, Ordinance 25-011 contained an incorrect sale price of Five Thousand (\$5,000.00) Dollars. The correct, agreed upon sale price between the Purchaser and the City is One Thousand Dollars (\$1,000.00) which price is consistent with the value of this narrow, irregular sized lot and the requirement that the Purchaser merge the Property with his contiguous property,

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

1. Ordinance number 25-011 is hereby amended for the limited and sole purpose of changing the sale price to One Thousand Dollars (\$1,000.00)

This Ordinance shall take effect after final reading, adoption and the expiration of twenty (20) days and, shall be filed in the Office of the City Clerk in accordance with applicable 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	AB
EDWARDS									FRISBY									GONZALEZ							
FELICIANO									HARRISON																
FIGUEROA									WILLIAMS																
KETTENBURG																									
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 _____

Mayor

APPROVED
REFLECTED

Reconsidered by Council - Override Vote

AYE
NAY

President of Council

City Clerk