

**AGENDA
COUNCIL MEETING
315 WESTFIELD AVE., CLARK, NJ 07066
August 15, 2022
7:30 pm**

ROLL CALL:

Councilwoman Albanese _____	Councilman O'Connor _____
Councilman Hund _____	Councilman Smith _____
Councilman Mazzarella _____	Councilman Toal _____
	Council President Minniti _____

PLEDGE OF ALLEGIANCE TO THE FLAG: MOMENT OF SILENCE

This meeting is in compliance with the Open Public Meetings Act (Chapter 231, P.L.1975) as adequate notice of this meeting has been provided by mailing the Annual Schedule of meetings to the Star Ledger, Union County Hawk, Union County Local Source, and TAP into Clark, by posting such Annual Meeting Schedule on the bulletin board in Town Hall reserved for such announcements, the Official Website of the Township and the proper filing of said Notice. Formal action may be taken at this meeting.

COMMUNICATIONS FROM THE MAYOR AND REPORTS OF TOWNSHIP OFFICERS:

Mayor: Appoint Lance Steinberg as a Class IV Member of the Planning Board to fill the unexpired term of Matt Casey until December 31, 2022

Township Officers: Reports given this evening will be available in the Clerk's office and on the township website www.ourclark.com

REPORT OF COUNCIL COMMITTEES:

ORDINANCES, APPROPRIATIONS AND CLAIMS:

PUBLIC HEARING ON PROPOSED ORDINANCES:

(No objections have been received in connection with the proposed Ordinances)

1. 22-11 AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN LAND, KNOWN AS BLOCK 21 AND LOT 10.01, IN THE TOWNSHIP OF CLARK TO BE SOLD AT PRIVATE SALE IN ACCORDANCE WITH N.J.S.A. 40A:12-13(b)(5)
2. 22-12 AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN LAND, KNOWN AS BLOCK 38 AND LOT 13.01, IN THE TOWNSHIP OF CLARK TO BE SOLD AT PRIVATE SALE IN ACCORDANCE WITH N.J.S.A. 40A:12-13(b)(5)
3. 22-13 AN ORDINANCE AMENDING ORDINANCE 22-07 ENTITLED AN ORDINANCE TO AMEND ARTICLE I, CHAPTER 145, SECTION 3 OF THE CODE OF THE TOWNSHIP OF CLARK ENTITLED "POLICE DEPARTMENT"

PAYMENT OF CLAIMS:

Councilman O'Connor, Chairman of Finance Committee will give a report on Current and Capital expenditures received and encumbered through August 11, 2022 in the amount of \$271,099.36

CITIZEN HEARING ON THE AGENDA:

Each person addressing the Council shall give their name and address to the Clerk. All remarks shall be addressed to the Council as a body and shall not exceed 10 minutes in duration.

The Public may speak on any agenda item that does not have its own public hearing

RESOLUTIONS:

4. Seeking approval of the Director of the Division of Local Government Services for insertion of a Special Item of Revenue in the amount of \$31,267.14 for the Clean Communities Grant
5. Seeking approval of the Director of the Division of Local Government Services for insertion of a Special Item of Revenue in the amount of \$12,480.00 for the Municipal Alliance Grant
6. Authorizing a one-year Extension of the Contract for the Collection and Disposal of Leaves to Frank Galbraith & Son Excavation and Demolition in the amount of \$43,200.00
7. Authorizing the Mayor to sign an agreement with Union County for Leaf Composting at a rate of \$4.00 per cubic yard loose or \$6.00 per cubic yard compacted
8. Designating Raritan Road Holdings LLC as the Conditional Redeveloper of 1072 to 1088 Raritan Road
9. Authorizing and directing the Chief Financial Officer to refund duplicate payment of a Certificate of Continued Occupancy for 56 Joseph Street in the amount of \$125.00

CONSENT AGENDA RESOLUTIONS:

10. Authorizing the Tax Collector to apply sewer account balance adjustments as credit in the amount of \$8,253.10
11. Authorizing the Tax Collector to refund overpayment of taxes in the amount of \$23,281.31

NEW BUSINESS ON THE CALENDAR:

PUBLIC COMMENTS:

Each person addressing the Council shall give their name and address to the Clerk. All remarks shall be addressed to the Council as a body and shall not exceed 10 minutes in duration.

MAYOR, COUNCIL AND PROFESSIONAL COMMENTS:

ADJOURNMENT:

TOWNSHIP OF CLARK

PH 1

Ordinance No. 22-11

Adopted August 15, 2022

Introduced: August 1, 2022 Public Hearing: August 15, 2022

AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN LAND, KNOWN AS BLOCK 21 AND LOT 10.01, IN THE TOWNSHIP OF CLARK TO BE SOLD AT PRIVATE SALE IN ACCORDANCE WITH N.J.S.A. 40A:12-13(b)(5)

WHEREAS, the Township Council has determined that certain municipally owned land designated as Block 21 Lot 10.01 on the Tax Map of the Township of Clark (hereinafter the "subject property" or the "property"), consisting of one undersized parcel of land, is no longer necessary for municipal purposes and as such shall be sold at private sale in accordance with N.J.S.A. 40A:12-13(b)(5); and

WHEREAS, the Local Lands and Building Law, N.J.S.A. 40A:12-1, et seq., authorizes the sale by municipalities of any real property, capital improvement, or personal property no longer needed for public use.

NOW, THEREFORE, BE IT ORDAINED, by the Township Council that the subject property shall be sold by private sale. The property is being sold by the Township "as is"; and

BE IT FURTHER ORDAINED, in accordance with N.J.S.A. 40A:12-13(b)(5) and with N.J.S.A. 40A:12-13.2, the subject property is being offered to the adjacent property owners as it is an undersized lot; and

BE IT FURTHER ORDAINED, the following terms and conditions shall apply:

SECTION 1:

1. The subject property being sold is subject to the express condition that it shall be added to and become a part of the adjacent lands of the purchaser and it shall for all future purposes be considered as one parcel.

2. The Township Council reserves the right to reject all bids.

3. The minimum bid the Township will consider is \$400.00, plus the cost of recording the deed, agrees that deeds shall be recorded by the purchaser, and shall be responsible for all Township cost associated with the sale of the property. Including, but not limited to, attorney cost and any and all advertisement fees.

4. All bids shall be submitted as sealed bids clearly indicating on the face of the envelope it is a "Bid for Block 21, Lot 10.01" and shall be submitted within twenty (20) days after advertisement of sale required by N.J.S.A. 40A:12-13(b)5.

5. Potential Bidders are advised:

A. To conduct all necessary title searches prior to the date of the sale

B. That the description of the property is intended as a general guide only and may not be accurate. No representations of any kind are made by the Township of Clark as to the conditions of the property; the premises are being sold in their present conditions "as is".

C. That the sale is made subject to all applicable laws, statutes, regulations and ordinances of the United States, State of New Jersey and the Township of Clark.

D. That no employee, agent or officer of the Township of Clark has any authority to waive, modify or amend any of the conditions of the sale.

E. That offers for the property must be made for a sum equal or greater to the minimum bid price of \$400.00.

F. The property will be conveyed by a Quit Claim Deed and such conveyance shall be subject to all covenants, restrictions, reservations and easements established of record or by prescription and without representation as to character of title of the property to be conveyed.

6. Additional Terms the Successful Bidder must comply with:

A. Bidder shall deposit cash, check, or money order in the amount of not less than 10% of the bid price within 10 days of notice of acceptance of their bid. In the event the bidder fails to timely deposit 10% of the bid price, the Township may re-auction the subject property.

B. The property purchased shall be merged with the bidder's existing property.

C. The successful bidder shall pay at the time of closing: (1) The balance of the purchase price and (2) The cost of recording deeds and agrees that deeds shall be recorded by the purchaser.

D. To pay prorated real estate taxes for the balance of the current year as of the date of closing.

E. To abide by appropriate zoning, subdivision, health and building regulations and codes and stipulate that this sale will not be used as grounds to support any variance from the regulations.

F. That the failure to close title as agreed shall forfeit to the Township of Clark any and all money deposited with the Township.

G. That the purchase price shall not be used before any County Board of Taxation, Tax Court of New Jersey, or in any court of this State as grounds to support a challenge of the existing assessments with regard to other property.

H. That the title shall close on or before October 31, 2022, and that date shall be considered time of the essence. The Township reserves the right to require that two or more pieces of contiguous property be merged and treated as one piece of property.

I. The Township reserves the right to withdraw the offer of sale and reject any and all bids.

J. All sales are subject to final approval by the Township Council.

K. Parties interested in submitting bids and who require additional information, should contact Edie Merkel, Township Clerk, Municipal Building, 430 Westfield Avenue, Clark, New Jersey 07066.

7. The Township does not warrant or certify title to the property and in no event shall the Township of Clark be liable for any damages to the purchaser/successful bidder if title is found unmarketable for any reason and the purchaser/successful bidder waives any and all right in damages or by way of liens against the Township, the sole remedy being the right to receive a refund, prior to closing, of the deposit paid in the event title is found unmarketable. It shall be the obligation of the successful purchaser to examine title to the premises prior to the closing. In the event of closing and later finding of defect of title, the Township shall not be responsible for the same, shall not be required to refund money or correct any defect in title or be held liable for damages.

8. Acceptance of the bids shall constitute a binding agreement of sale, and the purchaser shall be deemed to agree to comply with the terms of conditions of the sale herein contained.

9. The sale is subject to all of the terms and conditions as provided for in the Notice of Sale.

SECTION 2:

CONSTRUCTION: Where consistent with the context in which used in this ordinance, words importing the singular shall include the plural; words importing the plural shall include the singular; and words importing one gender shall include all other genders.

SECTION 3:

INCONSISTENCY: Should any provision of this ordinance be inconsistent with the provisions of any prior ordinances, the inconsistent provisions of said prior ordinances are hereby repealed, but only to the extent of such inconsistencies.

SECTION 4:

SEVERABILITY: In the event that any provision of this ordinance, or the application thereof to any person or circumstance is declared invalid by a court of competent jurisdiction, such declaration of invalidity shall not affect any other provision or application of this ordinance which

TOWNSHIP OF CLARK
Ordinance No. 22- 12
Adopted August 15, 2022

PH 2

Introduced: August 1, 2022 Public Hearing: August 15, 2022

**AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN LAND, KNOWN AS
BLOCK 38 AND LOT 13.01, IN THE TOWNSHIP OF CLARK TO BE SOLD AT
PRIVATE SALE IN ACCORDANCE WITH N.J.S.A. 40A:12-13(b)(5)**

WHEREAS, the Township Council has determined that certain municipally owned land designated as Block 38 Lot 13.01 on the Tax Map of the Township of Clark (hereinafter the "subject property" or the "property"), consisting of one undersized parcel of land, is no longer necessary for municipal purposes and as such shall be sold at private sale in accordance with N.J.S.A. 40A:12-13(b)(5); and

WHEREAS, the Local Lands and Building Law, N.J.S.A. 40A:12-1, et seq., authorizes the sale by municipalities of any real property, capital improvement, or personal property no longer needed for public use.

NOW, THEREFORE, BE IT ORDAINED, by the Township Council that the subject property shall be sold by private sale. The property is being sold by the Township "as is"; and

BE IT FURTHER ORDAINED, in accordance with N.J.S.A. 40A:12-13(b)(5) and with N.J.S.A. 40A:12-13.2, the subject property is being offered to the adjacent property owners as it is an undersized lot; and

BE IT FURTHER ORDAINED, the following terms and conditions shall apply:

SECTION 1:

1. The subject property being sold is subject to the express condition that it shall be added to and become a part of the adjacent lands of the purchaser and it shall for all future purposes be considered as one parcel.

2. The Township Council reserves the right to reject all bids.

3. The minimum bid the Township will consider is \$2,000.00, plus the cost of recording the deed, agrees that deeds shall be recorded by the purchaser, and shall be responsible for all Township cost associated with the sale of the property. Including, but not limited to, attorney cost and any and all advertisement fees.

4. All bids shall be submitted as sealed bids clearly indicating on the face of the envelope it is a "Bid for Block 38, Lot 13.01", and shall be submitted within twenty (20) days after advertisement of sale required by N.J.S.A. 40A:12-13(b)5.

5. Potential Bidders are advised:

A. To conduct all necessary title searches prior to the date of the sale

B. That the description of the property is intended as a general guide only and may not be accurate. No representations of any kind are made by the Township of Clark as to the conditions of the property; the premises are being sold in their present conditions "as is".

C. That the sale is made subject to all applicable laws, statutes, regulations and ordinances of the United States, State of New Jersey and the Township of Clark.

D. That no employee, agent or officer of the Township of Clark has any authority to waive, modify or amend any of the conditions of the sale.

E. That offers for the property must be made for a sum equal or greater to the minimum bid price of \$2,000.00.

F. The property will be conveyed by a Quit Claim Deed and such conveyance shall be subject to all covenants, restrictions, reservations and easements established of record or by prescription and without representation as to character of title of the property to be conveyed.

6. Additional Terms the Successful Bidder must comply with:

A. Bidder shall deposit cash, check, or money order in the amount of not less than 10% of the bid price within 10 days of notice of acceptance of their bid. In the event the bidder fails to timely deposit 10% of the bid price, the Township may re-auction the subject property.

B. The property purchased shall be merged with the bidder's existing property.

C. The successful bidder shall pay at the time of closing: (1) The balance of the purchase price and (2) The cost of recording deeds and agrees that deeds shall be recorded by the purchaser.

D. To pay prorated real estate taxes for the balance of the current year as of the date of closing.

E. To abide by appropriate zoning, subdivision, health and building regulations and codes and stipulate that this sale will not be used as grounds to support any variance from the regulations.

F. That the failure to close title as agreed shall forfeit to the Township of Clark any and all money deposited with the Township.

G. That the purchase price shall not be used before any County Board of Taxation, Tax Court of New Jersey, or in any court of this State as grounds to support a challenge of the existing assessments with regard to other property.

H. That the title shall close on or before October 31, 2022, and that date shall be considered time of the essence. The Township reserves the right to require that two or more pieces of contiguous property be merged and treated as one piece of property.

I. The Township reserves the right to withdraw the offer of sale and reject any and all bids.

J. All sales are subject to final approval by the Township Council.

K. Parties interested in submitting bids and who require additional information, should contact Edie Merkel, Township Clerk, Municipal Building, 430 Westfield Avenue, Clark, New Jersey 07066.

7. The Township does not warrant or certify title to the property and in no event shall the Township of Clark be liable for any damages to the purchaser/successful bidder if title is found unmarketable for any reason and the purchaser/successful bidder waives any and all right in damages or by way of liens against the Township, the sole remedy being the right to receive a refund, prior to closing, of the deposit paid in the event title is found unmarketable. It shall be the obligation of the successful purchaser to examine title to the premises prior to the closing. In the event of closing and later finding of defect of title, the Township shall not be responsible for the same, shall not be required to refund money or correct any defect in title or be held liable for damages.

8. Acceptance of the bids shall constitute a binding agreement of sale, and the purchaser shall be deemed to agree to comply with the terms of conditions of the sale herein contained.

9. The sale is subject to all of the terms and conditions as provided for in the Notice of Sale.

SECTION 2:

CONSTRUCTION: Where consistent with the context in which used in this ordinance, words importing the singular shall include the plural; words importing the plural shall include the singular; and words importing one gender shall include all other genders.

SECTION 3:

INCONSISTENCY: Should any provision of this ordinance be inconsistent with the provisions of any prior ordinances, the inconsistent provisions of said prior ordinances are hereby repealed, but only to the extent of such inconsistencies.

SECTION 4:

SEVERABILITY: In the event that any provision of this ordinance, or the application thereof to any person or circumstance is declared invalid by a court of competent jurisdiction, such declaration of invalidity shall not affect any other provision or application of this ordinance which may be given effect and, to realize this intent, the provisions and applications of this ordinance are declared to be severable.

TOWNSHIP OF CLARK

Ordinance No. 22-13

Adopted August 15, 2022

PH 3

Introduced: August 1, 2022 Public Hearing: August 15, 2022

**AN ORDINANCE AMENDING ORDINANCE 22-07 ENTITLED
AN ORDINANCE TO AMEND ARTICLE I, CHAPTER 145, SECTION 3
OF THE CODE OF THE TOWNSHIP OF CLARK
ENTITLED "POLICE DEPARTMENT"**

BE IT ORDAINED by the Governing Body of the Township of Clark, County of Union, State of New Jersey that Chapter 145, Section 3 of the Code is hereby amended as follows:

SECTION 1: §145-3E.(1)(d) is amended as follows:

(d) Use of a police vehicle (local use only) shall be fixed at ~~\$108.00~~
\$150.00

SECTION 2: §145-3E.(2)(b) is amended as follows:

(b) All requests for outside police details under this section shall give at least one hours' advance notice. Failure to provide such advance notice shall result in an increase of the hourly fee for such detail from \$60 per hour to ~~\$70~~\$90 per hour

SECTION 3: **Inconsistent Ordinances:**

Any ordinances of the Township of Clark which are inconsistent with the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

SECTION 4: **Effective Date:**

This Ordinance shall take effect upon adoption and publication, according to law.

Effective Date: September 7, 2022

ATTEST:

APPROVED:

EDITH L. MERKEL, RMC
Township Clerk

ANGEL ALBANESE
Council Vice President

TOWNSHIP OF CLARK
Resolution 22-127
August 15, 2022

4

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

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

NOW, THEREFORE, BE IT RESOLVED that the Municipal Council of the Township of Clark, in the County of Union, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year 2022 in the sum of \$31,267.14 which is now available from the State of New Jersey in the amount of \$31,267.14; and

BE IT FURTHER RESOLVED that the like sum of \$31,267.14 is hereby appropriated under the caption Clean Communities Grant; and

BE IT FURTHER RESOLVED that the above is the result of funds from the State of New Jersey in the amount of \$31,267.14.

ATTEST:

APPROVED:

EDITH L. MERKEL, RMC
Township Clerk

ANGEL ALBANESE
Council Vice President

Res22/8-15Ch159Clean Communities

	Motion	Second	Aye	Nay	Abstain	Absent
Hund						
Mazzarella						
Minniti						✓
O'Connor						
Smith						
Toal						
Albanese						
Entire Council						
TOTAL						

**Resolution Requesting Approval of an Item of Revenue and Appropriation
 N.J.S.A. 40A:4-87**

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

WHEREAS the Director may also approve the insertion of an appropriation for equal amount.

NOW, THEREFORE, BE IT RESOLVED that the Municipal Council of the Township of Clark, in the County of Union, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year 2022 in the sum of \$12,480.00 which is now available as a revenue from the County of Union pursuant to the provision of the statute; and

BE IT FURTHER RESOLVED that the like sum of \$12,480.00 is hereby appropriated under the caption Municipal Alliance Grant; and

BE IT FURTHER RESOLVED that the sum of \$3,120.00 representing the amount required for the municipality's share of the aforementioned undertaking, funded by the Recreation Trust Fund and is hereby appropriated under the caption of Municipal Alliance Grant; and

BE IT FURTHER RESOLVED that the above is the result of a County grant of \$12,480.00 from the County of Union.

ATTEST:

APPROVED:

 EDITH L. MERKEL, RMC
 Township Clerk

 ANGEL ALBANESE
 Council Vice President

Res22/8-15Ch159MunicipalAlliance

	Motion	Second	Aye	Nay	Abstain	Absent
Hund						
Mazzarella						
Minniti						✓
O'Connor						
Smith						
Toal						
Albanese						
Entire Council						
TOTAL						

TOWNSHIP OF CLARK
Resolution 22-129
August 15, 2022

6

WHEREAS Frank Galbraith & Son Excavation and Demolition (the vendor) was awarded the contract for the Collection and Disposal of Leaves for the 2021 season through a formal bidding process; and

WHEREAS the Vendor has submitted a written request to be considered for a one (1) year extension of this contract; and

WHEREAS the contract may be extended in accordance with Part D-6 of the bid specifications entitled "Special Conditions" at the sole option of the Township for up to an additional one (1) year, in the event of such an extension, the bid price for the extension year shall be agreed upon by negotiations; and

WHEREAS the Business Administrator has agreed to the negotiated terms and price of \$43,200.00 which meets the needs of the Township; and

WHEREAS the Chief Financial Officer has ascertained funds are available in the 2022 Municipal Budget, Account Number 26-306-223.

NOW, THEREFORE BE IT RESOLVED by the Governing Body of the Township of Clark, County of Union, State of New Jersey that it hereby awards an additional one-year contract to Frank Galbraith & Son Excavation and Demolition and authorizes and directs the Business Administrator to execute said contract.

ATTEST:

APPROVED:

EDITH L. MERKEL, RMC
Township Clerk

ANGEL ALBANESE
Council Vice President

Res22/8-15ExtendLeafCollectionContract-Galbraith

	Motion	Second	Aye	Nay	Abstain	Absent
Hund						
Mazzarella						
Minniti						✓
O'Connor						
Smith						
Toal						
Albanese						
Entire Council						
TOTAL						

TOWNSHIP OF CLARK
Resolution 22-130
August 15, 2022

7

WHEREAS the Governing Body of the Township of Clark, County of Union, New Jersey desires to enter into a Memorandum of Understanding and a Hold Harmless Agreement with the County of Union for leaf composting; and

WHEREAS leaf composting at the Union County Facility is charged at the rate of \$4.00 per cubic yard loose or \$6.00 per cubic yard compacted; and

WHEREAS the Chief Financial Officer has ascertained funds are available in the 2022 Municipal Budget, Account Number 26-306-223.

NOW THEREFORE BE IT RESOLVED by the Governing Body of the Township of Clark, County of Union, New Jersey that it hereby directs the Mayor to sign the agreement for leaf composting at the Union County Facility on behalf of the Township of Clark.

ATTEST:

APPROVED:

EDITH L. MERKEL, RMC
Township Clerk

ANGEL ALBANESE
Council Vice President

Res22/8-15UCLeafCompostingAgrmt

	Motion	Second	Aye	Nay	Abstain	Absent
Hund						
Mazzarella						
Minniti						✓
O'Connor						
Smith						
Toal						
Albanese						
Entire Council						
TOTAL						

TOWNSHIP OF CLARK
Resolution 22-131
August 15, 2022

WEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq., as amended from time to time (the “Redevelopment Law”), provides a process for municipalities to participate in the redevelopment and improvement of areas in need of redevelopment; and

WHEREAS, on June 6, 2022, the Township Council adopted a redevelopment plan entitled “the Raritan Road Redevelopment Plan (“Redevelopment Plan”) for certain properties identified as 1088 Raritan Road (Block 60, Lot 60.01), 1084 Raritan Road (Block 60, Lot 61 and 62), 1072 Raritan Road (Block 60, Lot 63) on the Municipal Tax Map (“Property”) in accordance with the Redevelopment Law; and

WHEREAS, Raritan Road Holdings LLC is the contract purchaser of the Property and desires to be designated by the Township as the Conditional Redeveloper for the Property; and

WHEREAS, Raritan Road Holdings LLC has proposed to construct a CubeSmart branded self-storage facility, comprised of a three story, 95,839 square feet building, supported by a ten (10)-space off-street parking and loading area that will be accessed via a full-movement driveway; and

WHEREAS, after considering the qualifications of Raritan Road Holdings LLC and recommendations by Township professionals, the Township wishes to designate Raritan Road Holdings LLC as Conditional Redeveloper of the Property and authorize executions of the aforementioned Redevelopment Agreement; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Clark, in the County of Union, State of New Jersey, as follows:

1. The foregoing recitals are incorporated herein as if set forth in full; and
2. Raritan Road Holdings LLC is hereby designated the Conditional Redeveloper of the Property, subject the following conditions:
 - a. Within 30 (30) days of the date hereof, Raritan Road Holdings LLC shall establish a professional escrow to reimburse the Township for all professional fees incurred in connection with this redevelopment project; and
 - b. Within ninety (90) days of the date hereof, Raritan Road Holdings LLC shall execute a redevelopment agreement, acceptable to the Township.
3. None of the approvals or designation contained in this Resolution shall become effective until such time as the aforementioned redevelopment agreement is fully executed by Raritan Road LLC and the Township of Clark.

ATTEST:

APPROVED:

EDITH L. MERKEL, RMC
Township Clerk

ANGEL ALBANESE
Council Vice President

Res22/8-15Designation-RaritanRoadLLC

	Motion	Second	Aye	Nay	Abstain	Absent
Hund						
Mazzarella						
Minniti						✓
O'Connor						
Smith						
Toal						
Albanese						
Entire Council						
TOTAL						

TOWNSHIP OF CLARK
Resolution 22-132
August 15, 2022

9

WHEREAS Robert Prygrocki, owner of 56 Joseph Street, Clark, New Jersey 07066 has requested a refund of One Hundred Twenty-Five Dollars (\$125.00) due to the duplicate payment of a Certificate of Continued Occupancy; and

WHEREAS the Construction Official has recommended to Council that authorization for the refund be granted.

NOW, THEREFORE BE IT RESOLVED by the Governing Body of the Township of Clark, that the Chief Financial Officer is hereby authorized and directed to refund One Hundred Twenty-Five Dollars (\$125.00) as hereinabove stated.

ATTEST:

APPROVED:

EDITH L. MERKEL, RMC
Township Clerk

ANGEL ALBANESE
Council Vice President

Res22/8-15RefundCCO-56JosephSt

	Motion	Second	Aye	Nay	Abstain	Absent
Hund						
Mazzarella						
Minniti						✓
O'Connor						
Smith						
Toal						
Albanese						
Entire Council						
TOTAL						

TOWNSHIP OF CLARK
Resolution 22-133
August 15, 2022

CA 10

WHEREAS the Tax Collector has certified that sewer utility account(s) require balance adjustments; and

WHEREAS the Business Administrator has reviewed and approved the sewer fee adjustment(s).

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Clark, County of Union, State of New Jersey, that the Tax Collector be authorized to apply the sewer account balance adjustments according to the attached schedule.

ATTEST:

APPROVED:

EDITH L. MERKEL, RMC
Township Clerk

ANGEL ALBANESE
Council Vice President

Res22/8-15SewerAdj

	Motion	Second	Aye	Nay	Abstain	Absent
Hund						
Mazzarella						
Minniti						✓
O'Connor						
Smith						
Toal						
Albanese						
Entire Council						
TOTAL						

SEWER BILLING ADJUSTMENT 2022

CLARK TOWNSHIP

REF #	Acct#	Name	#	Address	Reason	Original	Revised	Credit	Addl	Comments
22	64	3884-0	Mekovetz, John	127	Georgia Street	water co issue	\$ 4,380.00	\$ 2,000.00	\$ 2,380.00	
22	65	1889-0	Bosonac, Stephen	979	Raritan Road	water meter issue	\$ 5,578.10	\$ 280.00	\$ 5,298.10	
22	66	1318-0	Andrew Keating	6	Mae Belle Rd	new owner	\$ 715.00	\$ 140.00	\$ 575.00	
Total Credit									\$ 8,253.10	

TOWNSHIP OF CLARK
Resolution 22-134
August 15, 2022

CA 11

WHEREAS in accordance with a request from the Tax Collector for authorization to refund overpayment of 2022 taxes; the Mayor has recommended to Council that such authorization be granted.

NOW, THEREFORE, BE IT RESOLVED by the Governing Body of the Township of Clark, that the Tax Collector is hereby authorized and directed to make refund(s) in accordance with the following schedule:

BLOCK	LOT	QUAL.	NAME	#	ADDRESS	REFUND
30.03	8		Stephen Brophy	74	Hall Drive	\$ 3,829.37
42	15		GSM Group LLC	17	Oleander Way	\$ 507.59
58	4		L'Oréal USA S/D Inc.	111	Terminal Avenue	\$ 237.57
60	11.01		CCC 315 LLC	301	Central Avenue	\$ 16,086.76
92	2		Azin Mohanadi-Khan	11	Lincoln Blvd	\$ 486.60
102	1		Omar Navarro	11	Harding Avenue	\$ 305.67
105	26.01		URC Family LLC	5	Somerset Road	\$ 262.64
148	23		Raritan Rd Part % Mackevich & Et Al	1435	Raritan Road-Box 919	\$ 316.50
185	16.01		Woodlawn Partners LLC	32	Ross Street	\$ 1,248.61
Total Refunds						\$ 23,281.31

ATTEST:

APPROVED:

EDITH L. MERKEL, RMC
Township Clerk

ANGEL ALBANESE
Council Vice President

Res22/8-15TaxRefund(s)

	Motion	Second	Aye	Nay	Abstain	Absent
Hund						
Mazzarella						
Minniti						✓
O'Connor						
Smith						
Toal						
Albanese						
Entire Council						
TOTAL						