

LINWOOD COMMON COUNCIL
CAUCUS AGENDA
September 25, 2024
6:00 P.M.

**NOTICE OF THIS MEETING HAS BEEN PUBLISHED
IN ACCORDANCE WITH THE REQUIREMENTS OF
THE OPEN PUBLIC MEETINGS ACT.**

1. Roll Call Mayor Matik _____ Mrs. Albright _____ Mrs. DeDomenicis _____
 Mr. Kelly _____ Mr. Levinson _____ Mr. Michael _____
 Mr. Walcoff _____ Mr. Ford _____

- Professionals: Mr. Youngblood _____ Mr. Polistina/Ms. Heller _____ Mrs. Napoli _____
 Chief Cunningham _____ Mr. Strazzeri _____

2. Approval of Minutes Without Formal Reading

3. Mayor's Report

4. Councilwoman Albright
 - A. Planning, Engineering, & Development
 1. Ordinance authorizing the acceptance of an Easement at 110 Devonshire Avenue for stormwater infrastructure – final reading
 2. Resolution awarding a Contract to Mobile Dredging & Video Pipe, Inc for Wabash Avenue Storm Rehab Contract No. 53
 3. Resolutions authorizing temporary signage for the Coin Show and Panthers Football

5. Councilwoman DeDomenicis
 - A. Public Works

6. Councilman Kelly
 - A. Neighborhood Services

7. Councilman Levinson
 - A. Revenue & Finance

8. Councilman Michael
 - A. Public Safety
 1. Resolution hiring Shellymarie Magan as a Substitute School Crossing Guard

9. Councilman Walcoff
 - A. Shared Services

10. Council President Ford
 - A. Administration
 1. Resolution authorizing the execution of a Development Agreement with 1201 Linwood Acquisition, LLC as the Developer of Block 1, Lot 49

11. Solicitor's Report

**LINWOOD COMMON COUNCIL
AGENDA OF REGULAR MEETING
September 25, 2024**

CALL TO ORDER

**NOTICE OF THIS MEETING HAS BEEN
PUBLISHED IN ACCORDANCE WITH THE
REQUIREMENTS OF THE OPEN PUBLIC MEETINGS ACT.**

FLAG SALUTE: Councilwoman Stacy DeDomenicis

ROLL CALL

APPROVAL OF MINUTES WITHOUT FORMAL READING

ORDINANCES

8 OF 2024 AN ORDINANCE AUTHORIZING THE ACCEPTANCE BY THE CITY OF LINWOOD FROM ADAM SAAD, TRUSTEE OF ADAM SAAD 2002 REVOCABLE TRUST OF 110 DEVONSHIRE AVENUE AN EASEMENT FOR THE LOCATION, CONSTRUCTION, OPERATION AND MAINTENANCE OF STORMWATER INFRASTRUCTURE AND ITS APPURTENANCES UPON AND ACROSS THE AFOREMENTIONED LANDS IN THE CITY OF LINWOOD AND REPEALING ALL ORDINANCES HERETOFORE ADOPTED THE PROVISIONS OF WHICH ARE INCONSISTENT HERewith.

FIRST READING: September 11, 2024

PUBLICATION: September 16, 2024

PASSAGE: September 25, 2024

RESOLUTIONS

151-2024 A Resolution authorizing the execution of a Development Agreement with 1201 Linwood Acquisition, LLC as the Developer of Block 1, Lot 49

RESOLUTIONS WITHIN CONSENT AGENDA

All matters listed under item, **Consent Agenda**, are considered to be routine by City Council, and will be enacted by one motion in the form listed. Any items requiring expenditure are supported by a Certification of Availability of Funds and any item requiring discussion will be removed from the Consent Agenda and discussed separately. All Consent Agenda items will be reflected in full in the minutes.

152-2024 A Resolution awarding a Contract to Mobile Dredging & Video Pipe, Inc. for Wabash Avenue Storm Rehab Contract No. 53

153-2024 A Resolution authorizing the hiring of Shellymarie Magan as a Substitute School Crossing Guard for the City of Linwood

154-2024 A Resolution approving temporary signage for the Atlantic County Numismatic Society Coin Show

155-2024 A Resolution approving temporary signage for the Linwood Panthers

APPROVAL OF BILL LIST: \$

MEETING OPEN TO THE PUBLIC

FINAL REMARKS BY MAYOR AND COUNCIL

ADJOURNMENT

ORDINANCE NO. 8, 2024

AN ORDINANCE AUTHORIZING THE ACCEPTANCE OF AN EASEMENT BY THE CITY OF LINWOOD FROM ADAM SAAD, TRUSTEE OF ADAM SAAD 2002 REVOCABLE TRUST OF 110 DEVONSHIRE AVENUE FOR THE LOCATION, CONSTRUCTION, OPERATION AND MAINTENANCE OF STORMWATER INFRASTRUCTURE AND ITS APPURTENANCES UPON AND ACROSS THE AFORMENTIONED LANDS IN THE CITY OF LINWOOD AND REPEALING ALL ORDINANCES HERETOFORE ADOPTED THE PROVISIONS OF WHICH ARE INCONSISTENT HERewith.

BE IT ORDAINED, by the Common Council of the City of Linwood, County of Atlantic and State of New Jersey as follows:

SECTION 1: WHEREAS, the Common Council of the City of Linwood is desirous of accepting an easement from Adam Saad, Trustee of Adam Saad 2002 Revocable Trust on 110 Devonshire Avenue Block 76, Lot 5.01 for the location, construction, operation and maintenance of stormwater infrastructure and its appurtenances upon and across the aforementioned lands in the City of Linwood; and

WHEREAS, an appropriate easement for the location, construction, operation and maintenance of stormwater infrastructure and its appurtenances upon and across the aforementioned lands in the City of Linwood has been prepared and submitted to the City of Linwood; and

WHEREAS, it is the Common Council's desire to accept said Easement and to pay consideration in the sum of \$1.00 with regard to same;

The City of Linwood is hereby duly authorized, empowered and directed to pay the sum of \$1.00 to accept the Easement which is attached hereto as Exhibit "C" and made a part hereof for the purpose of accepting a Deed of Easement on behalf of the City of Linwood from Adam Saad, Trustee of Adam Saad 2002 Revocable Trust.

SECTION 2: All ordinances or parts of ordinances inconsistent herewith are hereby repealed to the extent of such inconsistencies.

SECTION 3: Should any section, clause, sentence, phrase or provision of this ordinance be declared unconstitutional or invalid by a Court of competent jurisdiction, such decision shall not affect the remaining portions of this ordinance.

SECTION 3: This ordinance shall take effect upon its final passage and publication and adoption in the manner prescribed by law.

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|-----------------------|---------------------------|
| <i>FIRST READING:</i> | <i>September 11, 2024</i> |
| <i>PUBLICATION:</i> | <i>September 16, 2024</i> |
| <i>PASSAGE:</i> | <i>September 25, 2024</i> |

The within Ordinance was introduced at a meeting of the Common Council of the City of Linwood, County of Atlantic and State of New Jersey held on, September 11, 2024 and will be further considered for final passage after a public hearing thereon at a meeting of said Common Council on September 25, 2024.

LEIGH ANN NAPOLI, RMC, MUNICIPAL CLERK

DARREN MATIK, MAYOR

RESOLUTION NO. 151, 2024

A RESOLUTION AUTHORIZING THE EXECUTION OF A DEVELOPMENT AGREEMENT WITH 1201 LINWOOD ACQUISITION, LLC AS THE DEVELOPER OF BLOCK 1, LOT 49

WHEREAS, The City of Linwood and the Linwood Planning Board have engaged in investigations and studies pursuant to the requirements of the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq. ("Redevelopment Law"); and

WHEREAS, based upon the aforesaid investigations and studies, the Common Council of the City of Linwood declared the Prudential Building, including Block 1, Lots 49, "an area in need of redevelopment" by Resolution 260 on September 15, 2003 and has passed a Redevelopment Plan for Block 1, Lots 49, (the Premises), property now owned by 1201 Linwood Acquisition, LLC, (the "Redeveloper"), pursuant to N.J.S.A. 40A:12A-1 et seq.; and

WHEREAS, On October 27, 2004, the Common Council of the City of Linwood duly adopted Ordinance No. 20, 2004, adopting the Redevelopment Plan (the "Redevelopment Plan") prepared by Peter P. Karabashian Associates, Inc., Professional Planners, dated April 2003, with revision dates of July 8, 2003, November 18, 2003, November 24, 2003, and October 12, 2004, authorizing the City to act as a Redevelopment Authority to oversee the implementation of the Redevelopment Plan; and

WHEREAS, after the certificate of completion was issued by the City as to the Development Plan, CCC filed bankruptcy and as a result thereof, the right, title and interest in and to the Project Site was ultimately conveyed to SF III Cornerstone, LLC a Delaware limited liability company and on June 10, 2021 SF III Cornerstone, LLC conveyed the Project Site by Deed to 1201 Linwood Acquisition, LLC who at the time it acquired the Project Site was not required to become a successor Redeveloper; and

WHEREAS, the City Council desires to designate 1201 Linwood Acquisition, LLC to continue to undertake the management of those improvements constituting the Project Site, and to continue to develop the Project; and

WHEREAS, in connection with the development of the Property, 1201 Linwood Acquisition, LLC and the City of Linwood have negotiated the terms and conditions of a Development Agreement, attached hereto as Exhibit "A", which Agreement, among other things, sets forth certain terms and conditions of the Development; and

WHEREAS, the Common Council of the City of Linwood is desirous of approving the Development Agreement and authorizing the Mayor and City Clerk to execute said Agreement;

NOW, THEREFORE BE IT RESOLVED, by the Common Council of the City of Linwood that the negotiated Development Agreement between 1201 Linwood Acquisition, LLC and the City of Linwood is hereby approved;

BE IT FURTHER RESOLVED, by the Common Council of the City of Linwood that the Mayor and City Clerk be and are hereby duly authorized, empowered and directed to execute a Development Agreement on behalf of the City of Linwood with 1201 Linwood Acquisition, LLC (Exhibit "A"), a copy of which is attached hereto and by this reference made a part hereof.

I, Leigh Ann Napoli, RMC, Municipal Clerk of the City of Linwood, do hereby certify that the foregoing resolution was duly adopted at a Regular Meeting of the City Council of Linwood, held this 25th day of September, 2024.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 25th day of September, 2024.

LEIGH ANN NAPOLI, RMC, MUNICIPAL CLERK

DARREN MATIK, MAYOR

APPROVED: _____

RESOLUTION NO. 152, 2024

A RESOLUTION AWARDING A CONTRACT TO MOBILE DREDGING & VIDEO PIPE, INC.
FOR Wabash Avenue Storm Rehab Contract No. 53

WHEREAS, the City of Linwood received informal bids for Wabash Avenue Storm Rehab Contract No. 53 in the City of Linwood on September 17, 2024 at 4:00 p.m. prevailing time; and

WHEREAS, the bids submitted have been received, reviewed and a recommendation has been made with regard to same;

NOW, THEREFORE, BE IT RESOLVED, by the Common Council of the City of Linwood that the Contract for Wabash Avenue Storm Rehab Contract No. 53 be and is hereby awarded to Mobile Dredging & Video Pipe, Inc., 1566 Harding Hwy, Newfield, New Jersey 08344 for the Bid amount of \$12,580.00 as set forth in the bid submitted, which is attached hereto and incorporated herein;

BE IT FURTHER RESOLVED, that the Mayor and City Clerk be and are hereby duly authorized, empowered and directed to execute a Contract or Agreement with Mobile Dredging & Video Pipe, Inc. in accordance with the terms and conditions set forth in the bid/proposal submitted;

BE IT FURTHER RESOLVED, that this Resolution is contingent upon a Certification of Availability of Funds by the Chief Financial Officer of the City of Linwood.

I, Leigh Ann Napoli, RMC, Municipal Clerk of the City of Linwood, do hereby certify that the foregoing resolution was duly adopted at a Regular Meeting of the City Council of Linwood, held this 25th day of September, 2024.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 25th day of September, 2024.

LEIGH ANN NAPOLI, RMC, MUNICIPAL CLERK

DARREN MATIK, MAYOR

APPROVED: _____

Vincent J. Polistina, PE, PP, CME
Ronald N. Curcio, PE, PP
Jennifer L. Heller, PP, AICP
Charles J. Kaenzig, PE



Civil / Municipal Engineering
Site Plan and Subdivision Design
Surveying
Land Use Planning
Water and Wastewater Design
Environmental Consulting
Inspection / Construction Management

September 17, 2024

Council President Eric Ford & Council Members
The City of Linwood
400 Poplar Avenue
Linwood, NJ 08221
Sent via E-mail

**Re: Report of Informal Bids
Wabash Avenue Storm Rehab
Contract No. 53
City of Linwood, Atlantic County
PA No. 7501.72**

Dear Mr. Ford & Council Members:

On Tuesday, September 17, 2024 at 4:00 p.m., informal bids were received by our office for Contract No. 53: "Wabash Avenue Storm Rehab". The project involves a trenchless spot repair to the existing stormwater main in Wabash Avenue in order to address the sinkhole at the intersection with Vernon Avenue prior to paving.

Informal bid documents were furnished to a total of three (3) contractors, and one (1) contractor submitted an informal bid for the project. The lowest responsive bid submitted by Mobile Dredging & Video Pipe, Inc. was \$12,580.00.


Based on an analysis of the bids received and the total project costs; the bid submitted by Mobile Dredging & Video Pipe, Inc. is the lowest responsive bid and appears favorable to the City.

Subject to the appropriation of City funds, we recommend awarding the Contract in the amount of \$12,580.00 to Mobile Dredging & Video Pipe, Inc. of Newfield, NJ.

If you should have any questions or require additional information, please feel free to call.

Very truly yours,

POLISTINA & ASSOCIATES



Vincent J. Polistina, PE, PP, CME
City Engineer

cc: Leigh Ann Napoli, City Clerk

6684 Washington Avenue, Egg Harbor Township, NJ 08234
Phone: 609.646.2950 Fax: 609.646.2949

PROPOSAL
to the
CITY OF LINWOOD
ATLANTIC COUNTY, NEW JERSEY

WABASH AVENUE STORM REHAB
CONTRACT NO. 53

Item 1 STORMWATER PIPE SPOT REPAIR

1 LUMP SUM @ \$ 9,100.00

Nine thousand one hundred dollars.

(Write Unit Price)

\$ 9,100.00

Item 2 MAINTENANCE & PROTECTION OF TRAFFIC

1 LUMP SUM @ \$ \$3,480.00

Three thousand four hundred eighty dollars.

(Write Unit Price)

\$ 3,480.00

TOTAL INFORMAL BID (Item 1 through Item 2)

THE TOTAL PRICE OF:

Twelve thousand five hundred eighty dollars.

(Write Total Price in Words and Numbers)

\$ 12,580.00

Assumptions: All copies of necessary permitting, including but not limited to the MS4 permit, right to access permit, and any other regulatory controls, must be provided to MDVP for review prior to mobilization. Customer will obtain written permission from each governmental authority and any other entity required to permit all water vacuumed during cleaning operations to be decanted into the closest sanitary system, or if and where appropriate the closest storm line system for storm drain cleaning work with authorized permission. The Customer will provide a permitted controlled dumping location that complies with the federal and local laws and regulations for MDVP to dispose of any solids or debris. MDVP does not bear any responsibility to secure and manage the dumping area once the debris is removed from MDVP's equipment. In the event of any requested outfall cleaning, all permits and environmental controls pertaining to such outfall cleaning will be the obligation of the Customer (e.g., cofferdam or outfall controls). Flushing water used during the cleaning operations may be introduced into the storm system and will be permitted to travel downstream during cleaning operations and written permission from the system owner will be provided. MDVP reserves the right to seek additional compensation to work under any restrictions imposed by permits supplied prior to mobilization or related work obligations departing from the foregoing assumptions.

RESOLUTION NO. 153, 2024

A RESOLUTION AUTHORIZING THE HIRING OF SHELLEYMARIE MAGAN AS A
SUBSTITUTE SCHOOL CROSSING GUARD FOR THE CITY OF LINWOOD

WHEREAS, vacancies exist in the position of Substitute School
Crossing Guard in the City of Linwood; and

WHEREAS, the Common Council of the City of Linwood is desirous of
filling the aforesaid vacancies;

NOW, THEREFORE, BE IT RESOLVED, by the Common Council of the City
of Linwood, County of Atlantic, that Shelleymarie Magan is hereby
hired, effective immediately, as a Substitute School Crossing Guard at
a rate of \$40.67 per diem, in accordance with the Linwood Salary
Ordinance and all amendments thereto;

BE IT FURTHER RESOLVED, that this Resolution is contingent upon a
satisfactory completed background check on Shelleymarie Magan.

I, Leigh Ann Napoli, RMC, Municipal Clerk of the City of Linwood,
do hereby certify that the foregoing resolution was duly adopted at a
Regular Meeting of the City Council of Linwood, held this 25th day of
September, 2024.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal
this 25th day of September, 2024.

LEIGH ANN NAPOLI, RMC, MUNICIPAL CLERK

DARREN MATIK, MAYOR

APPROVED: _____

RESOLUTION NO. 154, 2024

A RESOLUTION APPROVING TEMPORARY SIGNAGE FOR THE ATLANTIC COUNTY
NUMISMATIC SOCIETY COIN SHOW

WHEREAS, the Atlantic County Numismatic Society has requested permission for fifteen temporary lawn signs advertising the Coin Show for Saturday, October 12, 2024 at Our Lady of Sorrows Church; and

WHEREAS, the temporary lawn signs are requested to be installed on City property in the City of Linwood; and

WHEREAS, all temporary signage needs approval by City Council; and

WHEREAS, the Common Council is desirous of approving said request;

NOW, THEREFORE, BE IT RESOLVED, by the Common Council of the City of Linwood, that permission for the placement of fifteen temporary lawn signs advertising the Coin Show is hereby granted to the Atlantic County Numismatic Society based on the following conditions;

- 1.) Signs shall not be internally illuminated or electrically activated.
- 2.) Signs shall not be in the public Right-of-Way.
- 3.) Signs shall not block any site triangle for access and egress points of travel.

BE IT FURTHER RESOLVED, that the temporary lawn signs shall be permitted for a period beginning on October 6, 2024 and ending on October 13, 2024.

I, Leigh Ann Napoli, RMC, Municipal Clerk of the City of Linwood, do hereby certify that the foregoing resolution was duly adopted at a Regular Meeting of the City Council of Linwood, held this 25th day of September, 2024.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 25th day of September, 2024.

LEIGH ANN NAPOLI, RMC, MUNICIPAL CLERK

DARREN MATIK, MAYOR

APPROVED: _____

RESOLUTION NO. 155, 2024

A RESOLUTION APPROVING TEMPORARY SIGNAGE FOR THE LINWOOD PANTHERS

WHEREAS, the Linwood Panthers have requested permission for temporary signage along the fence at All Wars Memorial Park and the Bike Path; and

WHEREAS, the Linwood Panthers have requested to display 2'x4' grommated coroplast sponsorship signs zip tied to the chain link fence on the bike path from September 1, 2024 to November 30, 2024; and

WHEREAS, temporary signage needs approval by City Council; and

WHEREAS, the Common Council is desirous of approving said request;

NOW, THEREFORE, BE IT RESOLVED, by the Common Council of the City of Linwood, that permission for the placement of temporary sponsorship signs, measuring 2'x4', are hereby granted to the Linwood Panthers based on the following conditions;

- 1.) Signs shall not be internally illuminated or electrically activated.
- 2.) Signs shall not block any site triangle for access and egress points of travel.
- 3.) Signs shall be securely fastened to fence.
- 4.) Number of signs shall not exceed thirty-five.

BE IT FURTHER RESOLVED, that the sponsorship signs shall be permitted for a period beginning on September 1, 2024 and ending on November 30, 2024.

I, Leigh Ann Napoli, RMC, Municipal Clerk of the City of Linwood, do hereby certify that the foregoing resolution was duly adopted at a Regular Meeting of the City Council of Linwood, held this 25th day of September, 2024.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 25th day of September, 2024.

LEIGH ANN NAPOLI, RMC, MUNICIPAL CLERK

DARREN MATIK, MAYOR

APPROVED: _____