

Exhibit “A”

November 19, 2018

Richard Trenk
McManimon, Scotland & Baumann, LLC
75 Livingston Avenue
Roseland, NJ 07068

RE: Proposal for Professional Planning Services
West Orange Area in Need of Redevelopment Study – Block 68, Lot 1

Dear Mr. Trenk:

We are pleased to submit this proposal to provide professional planning services associated with the preparation of an Area in Need of Redevelopment Investigation for Block 68, Lot 1 in the Township. Our firm is well versed in the preparation of redevelopment investigations throughout the State. We have extensive experience working with the Local Redevelopment and Housing Law (LRHL) and frequently sit on panels dealing with redevelopment law topics.

The scope of work for the project will include a site visit and inspection, collection and review of relevant Township records, additional research as appropriate, and the preparation of a written document describing the property and evaluating it with regard to the criteria outlined in the LRHL.

It is our understanding that a facility study / capital improvement assessment has been prepared for the library building. Based upon the assumption that we will be able to rely on information in the capital improvement assessment, our fee for preparation of the Redevelopment Study would not exceed a total of \$8,000 including attendance at one Planning Board meeting. All other meetings and preparation (e.g. internal, additional public) will be billed separately per meeting at our hourly rates. Firm principal Susan Gruel will attend all public meetings and present the Plan at the Planning Board in accordance with the statutory requirements.

We welcome the opportunity to work with the Township on this important redevelopment project. Should you have any questions, please do not hesitate to contact us.

Sincerely yours,

HEYER, GRUEL & ASSOCIATES



Fred Heyer, PP, AICP LEED- AP ND, CNUa
Principal



Susan S. Gruel, PP
Principal