

REVISED

PUBLIC MEETING AGENDA

Township of West Orange

66 Main Street – 6:00 p.m.

Monday, September 8, 2025-Meeting No. 19

This is to inform the general public that this meeting is being held in compliance with Section 5 of the Open Public Meetings Act, Chapter 231, Public Law 1975. The notice for this meeting was emailed to the Star Ledger and the West Orange Chronicle on **January 7, 2025, and published in the West Orange Chronicle on **January 16, 2025**.**

Statement of Decorum

In all matters not provided for in subsection 3-15.1 and except upon consent of the Council President, each person addressing the Council pursuant to this subsection shall be required to limit his or her remarks to five (5) minutes and shall at no time engage in any personally offensive or abusive remarks. The chair shall call any speaker to order who violates any provision of this rule. (1972 Code § 3-15.2)

Roll Call – Councilwoman Casalino, Councilwoman Rudin, Councilwoman Scarpa, Council President Krakoviak, Mayor McCartney

Pledge of Allegiance

Executive Session(s)

- 1. Public Comment**
- 2. *Consent Agenda**
- 3. *Approval of Minutes of Previous Meeting – Executive Session July 22, 2025, Public Meeting Minutes – August 12, 2025, Special Meeting Minutes – August 20, 2025, and August 22, 2025**
- 4. *Report of Township Officers – None**
- 5. *Reading of Petitions and Communications and Bids**
 - Contract for Snow Plowing, Salting, Removal and Snow Hauling with Two (2), One (1) Year Options
 - Morris Road, Sussex Road, And Hunterdon Road, Roadway Improvements Project (2024-MA-00006 NJDOT Municipal Aid Funded)

6. *Bill List

***Resolutions**

- a. **172-25 Resolution Authorizing a Professional Services Contract with Diana McGovern, Esq., of Gaccione Pomaco, P.C., One Boland Drive, Suite 102, West Orange, NJ for the Position of Planning Board Attorney at the Rate Specified in the Agreement (Legal-Trenk)**

- b. **182-25** Resolution Authorizing the Issuance of a Duplicate Tax Sale Certificate Pursuant to N.J.S.A. 54:6-52.1 (K. Longo)
- c. **185-25** Resolution Authorizing the Rental of Specialized Equipment to be Used for the Leaf and Snow Collection Seasons 2025-2026 Through State Contract #GS-21F-0020T (P. Reynolds)
- d. **193-25** Resolution Authorizing a Discharge of Mortgage for Property Located at 171 Maple Street, West Orange, NJ (Legal-Moon)
- e. **194-25** Resolution Authorizing a Discharge of Mortgage for Property Located at 40 Edgewood Avenue, West Orange, NJ (Legal-Moon)
- f. **195-25** Resolution Authorizing a Discharge of Mortgage for Property Located at 7 Ridgehurst Road, West Orange, NJ (Legal-Moon)
- g. **196-25** Resolution Authorizing a Discharge of Mortgage for Property Located at 589 Eagle Rock Avenue, West Orange, NJ (Legal-Moon)
- h. **197-25** Resolution Authorizing a Discharge of Mortgage for Property Located at 17 Tremont Avenue, West Orange, NJ (Legal-Moon)
- i. **198-25** Resolution Authorizing a Discharge of Mortgage for Property Located at 8 Vosseler Court, West Orange, NJ (Legal-Moon)
- j. **199-25** Resolution Authorizing a Discharge of Mortgage for Property Located at 283 St. Cloud Avenue, West Orange, NJ (Legal-Moon)
- k. **200-25** Resolution Authorizing Towing Licenses for the Time Period from October 1, 2025, through June 30, 2028, to C&L Towing; (ii) Twin Towing; and (iii) AJACO Towing (P. Reynolds)
- l. **201-25** Resolution Authorizing the Collector of Taxes to Refund Payment to the Listed Taxpayer Due to a Duplicate Third Quarter Tax Payment (Longo)
- m. **202-25** Resolution Authorizing a Contract to Vel Construction, LLC, 75 Voorhis Place, Ringwood, N.J. 07456, for Fire Station #5 Maintenance and Renovation is hereby awarded to in the amount of \$178,300.00 (Carballo)
- n. **203-25** Resolution Authorizing Execution of Professional Services Agreement with MATRIX NEW WORLD ENGINEERING for Environmental Consulting Services in an Amount NTE \$790,000.00 for Calendar Year 2025 (Legal- Gengaro)
- o. **204-25** Resolution Authorizing Execution of Professional Services Agreement with Consulting and Municipal Engineers, LLC (CME) for Professional Engineering Services and Environmental Consulting Services in an Amount NTE \$350,000.00 for Calendar Year 2025 (Legal- Gengaro)
- p. **205-25** Resolution Authorizing the Issuance of Raffle Licenses (Clerk)

- q. **206-25** Resolution Authorizing Professional Services Agreement with Nishuane Group, LLC, 105 Grove St, Montclair, NJ 07042 for **Land Use Services** Consultant to the Planning and Zoning Board(s), for the Remainder of 2025, in an Amount NTE \$75,000 (Legal-Gengaro)
- r. **207-25** Resolution Acknowledging and Authorizing the Assignment of the Financial Agreement from Green Essex Partners Urban Renewal, LLC to Stonehill Urban Renewal LLC (Legal-Beckelman)
- s. **208-25** Resolution Authorizing Two Executive Session(s) for the Purpose of Discussing the Following:
 - **a.** Personnel Matter(s) Specifically to Seek Legal Guidance to Help Determine an Employee's Compensation.
 - **b.** Contract Negotiations Specifically Green Essex Partners Urban Renewal LLC (Stonehill at West Orange) - Financial Agreement Transfer
- t. **209-25** Resolution Authorizing Professional Services Agreement with Montclair State University for 2025 COVID-19 Vaccination program in an Amount NTE \$22,254.00 (Fonzino)

7. Ordinances on Second and Final Reading

- **2935-25** An Ordinance Amending Chapter 25, Section 11.10 Regarding Outdoor Cafes (Legal-Gengaro). The **purpose of this ordinance is to add additional requirements for establishments located in these B-1, B-2, and PC districts to operate an outdoor cafe. This Ordinance shall apply prospectively.**
- **2936-25** An Ordinance Amending Chapter 15, Section 15-7 to Update the Township's Rent Control Ordinance (Legal-Gengaro)

8. Ordinances on First Reading-None

9. Pending Matters/New Matters/Council Discussion

- An Ordinance Amending and Supplementing Ordinance 25-19 IH-1 (INCLUSIONARY HOUSING) DISTRICT by Eliminating the Exemption of Environmental Regulations of the West Orange Land Use Regulations Ordinance
- Proposed Ordinance Amending Section 3-17.1 to No Longer Require the Council's Motion and Approval Before Submitting Proposed Resolutions or Ordinances for Preparation by the Town Attorney or His/Her Designee for a Council Meeting Agenda
- **A Proposed Ordinance Amending the West Orange Municipal Code Chapter 27 — Tree Protection, Removal, and Replacement to Add a Section on Mandatory Removal of Tree-Of-Heaven (Ailanthus Altissima) Trees, an Invasive Species Widely Considered a Noxious Weed that Greatly Damages Its Ecosystem**

10. ABC Hearing(s)

- a. **783-25** Person to Person Transfer of License No. 0722-33-021-005 (Pocket) from Donato Reali to Doherty Ramen of West Orange, LLC (Pocket)
- b. **784-25** Person to Person Transfer of License No. 0722-36-072-001 from The Legacy Manor, LLC, 107 Prospect Avenue, West Orange, NJ to Orange Hospitality, LLC

11. Adjournment

The Council President may at his/her discretion modify with consent the order of business at any meeting of the Council if he/she deems it necessary and appropriate.

(1972 Code § 3-8; Ord. No. 726-84; Ord. No. 1157-93; Ord. No. 2128-07 § II)

Please click the link below to join the webinar:

Public Comment – In Person Only

ZOOM LINK:

<https://us02web.zoom.us/j/81841286976?pwd=g7epws7KHNPfQEhAvWXMwGxwntgbfs.1>

Webinar ID: 818 4128 6976

Passcode: 808015

Dial in: 646 931 3860

Next Meeting Date(s): September 30, 2025

The agenda is subject to change.