

FORMAL ACTION WILL BE TAKEN

Meeting will be held in person and via Zoom. To join meeting via zoom, please use link:

<https://zoom.us/j/96441925423?pwd=Q2ptelc0VIQ0eENnQlhDcWhIM3kxdz09>

Meeting ID: 964 4192 5423

Passcode: 387659

One tap mobile

+16465588656(New York)/same Meeting ID and Passcode

EWING TOWNSHIP COUNCIL

2 Jake Garzio Drive, Ewing, New Jersey 08628

REGULAR MEETING

December 13, 2022– 7:00 P.M.

(Or upon conclusion of the Agenda Session if the Agenda Session goes past 7:00 p.m.)

A. Call to Order of the Township Council Meeting.

B. Invocation

Almighty God, we ask that you bless us and help us seek your wisdom, guidance, courage and strength. Be with us in our deliberations and help us to be wise in the decisions we make for the good of all those who have placed their trust and confidence in our leadership. Give us insight to lead with integrity that our decisions may reflect what is right and good and grant us humility to always seek your will in all that we do and say. Amen.

C. Flag Salute

D. Open Public Meetings Statement

The notice requirements provided for in the “Open Public Meetings Act” have been satisfied. Notice of this meeting was properly given in a notice which was transmitted to the Times of Trenton and the Trentonian all on the 5th of January 2022, filed with the Clerk of the Township of Ewing and posted in the Ewing Township Municipal Complex.

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THE PUBLIC WILL HAVE AN OPPORTUNITY TO ADDRESS THE COUNCIL DURING THE “STATEMENTS AND COMMENTS FROM MEMBERS OF THE PUBLIC” SEGMENT OF THE MEETING. A MEMBER OF THE PUBLIC MAY SIGN IN ON THE SHEET AT THE FRONT OF THE ROOM OR IF YOU ARE JOINING US VIA ZOOM, PLEASE USE THE RAISED HAND FUNCTION. YOU WILL BE GIVEN FIVE MINUTES OF TIME FOR REMARKS AND QUESTIONS; QUESTIONS SHOULD BE DIRECTED TO THE COUNCIL PRESIDENT. WHEN ADDRESSING THE COUNCIL, PLEASE GIVE YOUR NAME AND ADDRESS.

E. ROLL CALL

- Mr. Baxter
- Ms. Keyes-Maloney
- Mr. Schroth
- Ms. Wollert
- President Steward

F. STATEMENTS AND COMMENTS FROM MEMBERS OF THE PUBLIC FOR ITEMS NOT ON THE AGENDA

G. BILLS LIST

1. A Resolution Authorizing the Chief Financial Officer to Pay Bills in the Amount of \$883,020.13 and to Pay Supplemental Bills per Resolution #22R-11 in the Amount of \$271,511.18

All items listed under Item H, Consent Agenda, are considered routine by the Township Council and will be enacted by one motion in the form listed below. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and considered separately. There will be one motion for all items listed.

H. CONSENT AGENDA

- 1. A Resolution Authorizing a Refund, as Recommended by the Township Construction Official in the amount of \$750.00 to Diane Denarski, 1341 Lower Ferry Road, Ewing, NJ 08628 for property address 1341 Lower Ferry Road, Ewing, NJ. Applicant paid for a street opening permit, but payment needs to be made to Mercer County due to the fact that they live on a county road.**
- 2. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$763.90 for November 1, 2022 4th Quarter Taxes to LERETA, LLC, Attn: Central Refunds, 901 Corporate Center Dr., Pomona, CA 91768, for property owner Katrina Hodges, for Block: 78 Lot: 274 also known as 101 Albemarle Avenue. Refund to mortgage company. Property owner is 100% disabled veteran approved as of 11/15/2022.**
- 3. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1391.08 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202 Coppell, Texas 75019-9760, for property owner Martinez, Pablo Aparicio, for Block: 133 Lot: 317 also known as 16 Allison Avenue. Refund to mortgage company. Property owner made a 4th quarter payment with personal check number 1005 on 11/9/2022; the mortgage company payment was second in line. Overpayment made by mortgage company to be refunded.**
- 4. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1502.56 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Shaid, Aqeel & Quraishi, Anam for Block: 310 Lot: 6 also known as 315 Beechwood Avenue. Refund to mortgage company. Priority Title Agency paid 4th quarter taxes for 2022 as part of the closing. Second payment came in from mortgage company. Refund is going back to mortgage company.**
- 5. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1371.74 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Quadri Ibrahim Syed for Block: 308 Lot: 7 also known as 315 Berwyn Avenue. Refund to mortgage company. Property owner paid 4th quarter taxes for 2022. Second payment came in from mortgage company. Refund is going back to mortgage company.**
- 6. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1114.71 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Sage Home Investment LLC, for Block: 497 Lot: 2 also known as 106 Broad Avenue. Refund to mortgage company. Property owner paid 4th quarter taxes for 2022 with the online portal on 10/31/2022. Second payment came in from mortgage company. Refund is going back to mortgage company.**
- 7. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1541.33 for May 1, 2022 2nd Quarter Taxes to Wells Fargo Real Estate Tax Services, Attn: Refunds/Financial Support, PO Box 14506, Des Moines, IA 50328, for property owner Wiersielis, Kimberly Robyn, for Block: 380 Lot: 285 also known as 128 Central Avenue West. Refund to mortgage company. Suburban Title Agency paid 2nd quarter taxes as part of the closing. Mortgage company made bulk payment after the title agency made payments days earlier.**

8. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1673.91 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Ritchie, Olivia, for Block: 459 Lot: 44 also known as 272 Clamer Road. Refund to mortgage company. Princeton Assurance paid 4th quarter 2022 taxes as part of the closing on 11/8/2022. Second payment came in from mortgage company. Refund is going back to mortgage company.
9. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$296.46 for May 1, 2022 2nd Quarter Taxes to Moore, Jr., Samuel & Lawson, Jennifer, 40 Dawes Avenue, Ewing, NJ 08638, for property owner Moore, Jr., Samuel & Lawson, Jennifer, for Block: 98 Lot: 5 also known as 40 Dawes Avenue. Refund to property owner. This parcel became 100% tax exempt due to Disabled Veteran status. This was executed in 2021. The Homestead Credit reduction to taxes for 2019 was credited to the exempt tax account thus creating an overpayment situation. The funds rightfully belong to the property owner.
10. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1567.04 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Sage Home Investment LLC, for Block: 490 Lot: 12 also known as 27 Downing Road. Refund to mortgage company. Property owner paid 4th quarter 2022 taxes with the online portal on 10/31/2022. Second payment came in from mortgage company. Refund is going back to mortgage company.
11. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1927.25 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner J&S Property Investments LLC, for Block: 214.19 Lot: 13 also known as 378 Eggerts Crossing Road. Refund to mortgage company. Property owner J&S Property Investment LLC paid 4th quarter taxes for 2022. Second payment came in from mortgage company. Refund is going back to mortgage company.
12. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1672.99 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Dembrowski, Kirsten Nicole, for Block: 103 Lot: 77 also known as 41 Ewingville Road. Refund to mortgage company. Surety Title paid 4th quarter taxes for 2022 as part of the closing on the sale of property.
13. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$683.56 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner James, Kent & Guadalupe, Watkins, for Block: 105.09 Lot: 4 also known as 82 Ewingville Road. Refund to mortgage company. Property owner made 4th quarter payment via the online system; the mortgage company payment was second in line. Overpayment made by mortgage company to be refunded.
14. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1888.72 for May 1, 2022 2nd Quarter Taxes to Wells Fargo Real Estate Tax Services, Attn: Refunds/Financial Support, PO Box 14506, Des Moines, IA 50328, for property owner Ballayan, Korto, for Block: 488 Lot: 9 also known 7 Glen Mawr Drive. Refund to mortgage company. Pickus & Landsberg paid 2nd quarter taxes as part of the closing. Mortgage company made bulk payment after the title agency made payment days earlier.
15. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the total amount of \$4,104.18 (\$2,052.09 for February 1, 2023 1st Quarter Taxes and \$2,052.09 for May 1, 2023 2nd Quarter Taxes) to Michael A. Davila, 345 Green Lane, Ewing, NJ 08638, for property owner Steele, Judy M. for Block: 538 Lot: 4 also known as 345 Green Lane. Refund to originator of the online payment via the WIPP portal. Mr. Davila is taking care of family member Ms. Steele. Mr. Davila incorrectly paid into first half of 2023.

16. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$459.02 for May 1, 2022 2nd Quarter Taxes to Shipman, Steve & Debra, 200 Greenland Avenue, Ewing, NJ 08638, for property owner Shipman, Steve & Debra, for Block: 67 Lot: 46 also known as 200 Greenland Avenue. Refund to property owner. This parcel became 100% tax exempt due to Disabled Veteran status. This was executed in 2021. The Homestead Credit reduction to taxes for 2019 was credited to the exempt tax account thus creating an overpayment situation. The funds rightfully belong to the property owner.
17. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1440.83 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Teunico, Joseph & Constance, for Block: 365 Lot: 2.01 Qualifier: C0624 also known as 65 Kyle Way. Refund to mortgage company. Property owner paid 4th quarter 2022 taxes with personal check #4454 on 11/2/2022. Second payment came in from mortgage company. Refund is going back to mortgage company.
18. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1252.90 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Feliciano Gladys, for Block: 340 Lot: 26 also known as 840 Lower Ferry Road. Refund to mortgage company. Intact Title Agency paid 4th quarter taxes for 2022 as part of the closing using the online portal system. Second payment came in from mortgage company. Refund is going back to mortgage company.
19. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1154.16 for November 1, 2022 4th Quarter Taxes to Emerald Title, 365 White Horse Avenue, Trenton, NJ 08610-1423, for property owner Bonita E. Davis, for Block: 143 Lot: 30 also known as 40 Oak Lane. Refund to title company. Property owner is approved for 100% disabled veteran exemption as of 10/27/2022. Overpayment is to be refunded to the title company which executed 4th quarter payment of taxes.
20. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the total amount of \$1053.36 (\$513.25 for May 1, 2022 2nd Quarter Taxes and \$540.11 for August 1, 2022 3rd Quarter Taxes) to Deluxe Development LLC, 16 Schreiber Court, Burlington, NJ 08016, for property owner Deluxe Development LLC, for Block: 375 Lot: 14 also known as 1543 Parkway Avenue. Refund to property owner on record. County Tax Board appeal 02-2200061 reduced 2022 assessment from the original amount of \$644,300 to the judgement amount of \$300,000. Once all the adjustments had been made and credits moved to 2023, there is the amount of \$1053.36 that is in 2023 2nd and 3rd quarters. Since there are no taxes assessed for 3rd quarter 2023 yet, the correct action would be to refund this amount as all assessed levies are paid and at a zero balance.
21. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$2862.47 for May 1, 2022 2nd Quarter Taxes to Wells Fargo Real Estate Tax Services, Attn: Refunds/Financial Support, PO Box 14506, Des Moines, IA 50328, for property owner Whitlock, Doris & Ordini, Vincent C., for Block: 564 Lot: 6 also known as 7 Primrose Place. Refund to mortgage company. Mortgage company made bulk payment after the title agency, Germantown Title, made payment days earlier.
22. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the total amount of \$6966.13 (\$2353.61 for August 1, 2021 3rd Quarter Taxes, \$2353.60 for November 1, 2021 4th Quarter Taxes, and \$2258.92 for February 1, 2022 1st Quarter Taxes) to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Been, Dana & Joanne, for Block: 557 Lot: 2 also known as 52 Rockleigh Avenue. Refund to mortgage company. Property owner applied for the 100% disabled veteran exemption. In 2021, the parcel was placed back onto ratable status. Property owner contacted us to assist with change. Now that the parcel has been confirmed at 100% exempt and the class is 15F in both the Tax Assessor MOD IV system and the Edmunds Tax Billing and Collection, the funds can be returned to the original payer.

23. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1220.65 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner McIntosh, Cheryl, for Block: 341 Lot: 6 Qualifier: C351 also known as 351 Silvia Street. Refund to mortgage company. Amrock LLC (title agency) paid 4th quarter taxes for 2022 as part of the closing. Second payment came in from mortgage company. Refund is going back to mortgage company.
24. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1249.21 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Basora, Lidio & Rodriquez, Raisa, for Block: 52 Lot: 135 also known as 2220 Spruce Street. Refund to mortgage company. Inspire Title paid 4th quarter taxes for 2022 as part of the closing on the sale of property.
25. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1718.28 for November 1, 2022 4th Quarter Taxes to CoreLogic Centralized Refunds, PO Box 9202, Coppell, Texas 75019-9760, for property owner Li, Liwen, for Block: 225.01 Lot: 2.05 Qualifier: C0332 also known as 332 Timberlake Drive. Refund to mortgage company. Property owner paid 4th quarter taxes for 2022. Second payment came in from mortgage company. Refund is going back to mortgage company.
26. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the total amount of \$2292.78 (\$1146.01 for February 1 2022 1st Quarter Taxes and \$1146.77 for May 1, 2022 2nd Quarter Taxes) to Calvary Chapel of Mercer County, Inc., 80 West Upper Ferry Road, Ewing, NJ 08628, for property owner Calvary Chapel of Mercer County, for Block: 423 Lot: 3.02 also known as 80 West Upper Ferry Road. Refund to property owner. Property owner is 100% tax exempt as of 1/1/2022.
27. A Resolution Authorizing a Refund, as Recommended by the Tax Collector in the amount of \$1615.87 for November 1, 2022 4th Quarter Taxes to LERETA, LLC, Attn: Central Refunds, 901 Corporate Center Dr., Pomona, CA 91768, for property owner Turner, George L. III, for Block: 139 Lot: 59 also known as 193 Woodland Avenue. Refund to mortgage company. Foundation Title Agency submitted 4th quarter payment as part of the closing. The mortgage company payment was second in line. Refund to go back to mortgage company.

I. ORDINANCE(S) FOR FIRST READING AND INTRODUCTION (Only if approved for action at Agenda Session)

J. ORDINANCE(S) FOR SECOND READING, PUBLIC HEARING AND FINAL ADOPTION

1. AN ORDINANCE AMENDING CHAPTER 284, RENTAL PROPERTY OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF EWING IN THE COUNTY OF MERCER, TO ADD ARTICLE III, LEAD-BASED PAINT HAZARD INSPECTION REQUIREMENTS
2. AN ORDINANCE AMENDING THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF EWING IN THE COUNTY OF MERCER TO AUTHORIZE THE PRIVATE SALE OF PERSONAL PROPERTY NO LONGER NEEDED FOR PUBLIC USE, SPECIFICALLY FIRE EQUIPMENT, TO THE 911 FUND, INC., A 501(c)(3) NON-PROFIT ORGANIZATION

K. NEW BUSINESS (Only if approved for action at the Agenda Session)

1. A RESOLUTION OF THE TOWNSHIP OF EWING, COUNTY OF MERCER, STATE OF NEW JERSEY, APPROVING A CORRECTIVE ACTION PLAN FOR CY2021 AUDIT
2. A RESOLUTION AUTHORIZING CY2022 BUDGET TRANSFERS
3. A RESOLUTION REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION NJS 40A:4-87

4. A RESOLUTION AUTHORIZING THE TAX COLLECTOR TO ENTER INTO AN INSTALLMENT PAYMENT AGREEMENT AND TO PULL THE PARCEL OUT OF TAX SALE FOR 2022
5. RESOLUTION AUTHORIZING THE TOWNSHIP OF EWING TO APPLY FOR AND OBTAIN A GRANT FROM THE NEW JERSEY DEPARTMENT OF COMMUNITY AFFAIRS IN THE AMOUNT OF APPROXIMATELY \$500,000 TO CARRY OUT A PROJECT TO AID IN THE CONSTRUCTION COST FOR NEW OFFICE SPACE AT 1666 PENNINGTON ROAD, EWING, NJ 08638 PROVIDING FOR CONSTRUCTION CODE ENFORCEMENT, FIRE OFFICIAL, AND HOUSING CODE ENFORCEMENT OFFICES
6. RESOLUTION AUTHORIZING THE TOWNSHIP OF EWING TO APPLY FOR AND OBTAIN A GRANT FROM THE NEW JERSEY DEPARTMENT OF COMMUNITY AFFAIRS IN THE AMOUNT OF APPROXIMATELY \$900,000 TO CARRY OUT A PROJECT TO CONSTRUCT ROADWAY AND ANCILLARY IMPROVEMENTS ALONG PINGREE AVENUE FROM NORTH OLDEN AVENUE TO PARKSIDE AVENUE
7. A RESOLUTION GRANTING LARRY CABELL PERMISSION TO RECEIVE HIS SERVICE FIREARM (GLOCK 45, 9MM SEMI-AUTOMATIC PISTOL SERIAL NUMBER BLAS561) UPON HIS RETIREMENT FROM THE EWING TOWNSHIP POLICE DEPARTMENT JANUARY 1, 2023
8. A RESOLUTION AUTHORIZING A PERFORMANCE BOND RELEASE FOR ASSUNPINK BUILDERS, LLC, 45 & 49 DOVER AVENUE (BLOCK 26 / LOTS 109, 110, 111, 112 & 113) – EWING ENGINEERS REMINGTON & VERNICK FILE NO. #1102-I-114)

L. CLOSED SESSION

M. ADJOURNMENT