AGENDA

CITY OF CAMDEN

CITY COUNCIL REGULAR MEETING

November 13th, 2025 – 5:00 p.m.

Honorable Angel Fuentes, Council President
Honorable Arthur Barclay, Vice-President
Honorable Sheila Davis
Honorable Christopher Collins
Honorable Nohemi Soria-Perez
Honorable Jannette Ramos
Honorable Falio Leyba-Martinez

Honorable Victor Carstarphen, Mayor

Daniel S. Blackburn, City Attorney
Howard McCoach, Counsel to Council

Luis Pastoriza, Municipal Clerk

CITY COUNCIL AGENDA

NOVEMBER 13TH, 2025 – 5:00 P.M.
CITY COUNCIL CHAMBER

CALL TO ORDER

FLAG SALUTE

ROLL CALL

STATEMENT OF COMPLIANCE

NOTICE OF MEETING

APPROVAL OF MINUTES

COMMUNICATIONS

Department of Finance

1. Check Registers of the City of Camden for The Period of **September 22, 2025 to October 21, 2025**

2. Payroll Register Summary for The City of Camden for The Pay Periods of **10/10/2025 and 10/24/2025**

PRESENTATIONS

OLD BUSINESS

ORDINANCES – FIRST READING

Office of City Council

1. Ordinance Amending **Chapter 400; Food Service Entities**, To Prohibit The **Distribution Of Plastic And Non-Plastic Single-Use Food** Service Items For Take-Out Or Delivery Orders Unless Requested By A Customer

Department of Administration

2. An Ordinance Further Amending and Supplementing an Ordinance entitled, **"An Ordinance Fixing The Salary Ranges To Be Paid To Certain Officers And Employees In The Classified An Unclassified Service** Of The City Of Camden" Adopted December 23, 1982 (MC-1917) **(By title)**

Law Department

3. Ordinance Authorizing The **Transfer Of SW State & Delaware Avenue** To New Jersey Economic Development Authority **(NJDEA)**

4. Ordinance Authorizing a **lease agreement** between the city and County of Camden for **4 & 6 Water Street**

5. Ordinance Authorizing The **Removal Of Deed Restrictions And Reversionary Language** On **125 North 27th Street (By title)**

6. Ordinance Authorizing The **Transfer Of (5) Parcels To Yellow Rose Enterprise, LLC**

Department of Finance

7. Bond Ordinance Providing For **The Lead Service Line Replacement Project** In And By The City Of Camden, In The County Of Camden, New Jersey, Appropriating **$50,000,000 Therefor And Authorizing The Issuance Of $50,000,000 Bonds** Or Notes Of The City To Finance The Cost Thereof

Planning & Development

8. Ordinance **Amending MC-5549** To Authorize the **Lease of Certain Land Transferred to the Camden Redevelopment Agency**

Public Works

9. An Ordinance Designating **Restricted Residential Parking Zones For Individuals With Disabilities** In Certain Areas In The City Of Camden As Handicap Parking Privileges Only

10. Ordinance Authorizing the **Removal Of Designated Residential Parking Zones For Individuals With Disabilities** In Certain Locations

Code Enforcement

11. Ordinance **Amending of Chapter 450**, Housing standards to incorporate the New Jersey State Housing Code, which was readopted on June 10, 2024

ORDINANCES – SECOND READING & PUBLIC HEARING

Office of City Council

1. Ordinance Amending Chapter 26; Boards, Committees, Commissions And Councils **Establishing Residency Requirements For All Appointments To Boards, Committees, Commissions And Councils** In The City Of Camden

2. Ordinance **Establishing Chapter 284 Of The Camden Code**, Parental Responsibility For A Minor Child, In The City Of Camden

3. Ordinance **Amending Chapter 870 To Further Limit The Number Of "Retail Sale Of Tobacco License"** Establishments In The City Of Camden To Only Six Such Establishments, City-Wide, And To Establish Revised Fees For A "Retail Sale Of Tobacco License" Establishment

4. Ordinance **Amending Section 485-20**; Reasons For Revocation Or Suspension, To Clarify And Further Amend This Section Which Provides For The Specific Reasons For Suspension Or Revocation Of A License In The City Of Camden

Planning & Development

5. Ordinance **Authorizing The Execution Of A Quitclaim Deed** To Release The City Of Camden's Rights Of Reversion located at **1175 Princess Avenue**

6. An Ordinance **Amending The Gateway Redevelopment Plan** (MC-466) Regarding **Tax Block 1464, Lots 4 And 5** On The Camden City Municipal Tax Map

7. Ordinance **Approving Application For A Long-Term Tax Exemption And Execution Of Financial Agreement** Between The City Of Camden And Ablett Village Phase 2 Urban Renewal, LLC, Pursuant To N.J.S.A. 40A:20-1 Et Seq.

Public Works

8. An Ordinance **Designating Restricted Residential Parking Zones For Individuals With Disabilities** In Certain Areas In The City Of Camden As Handicap Parking privileges Only

9. Ordinance **Authorizing The Removal Of Designated Residential Parking Zones** For Individuals With Disabilities In Certain Locations

PUBLIC COMMENT

***Public comment for resolutions and/or any other concerns (Limited to 3 continuous minutes)**

RESOLUTIONS

Office of City Council

1. Resolution Designating **Zianna Patterson** As The City Of Camden **Employee Of The Month for November 2025**

2. Resolution Recognizing The **Ceremonial Naming Of Mechanic Street From Haddon Avenue To Louis Street As "Imam H. Radee Abdullah Way"** In The City Of Camden

3. Resolution Recognizing **October 30th, 2025, As National Weatherization Day**

4. Resolution Authorizing A Fair And **Open Contract For Professional Services To Bowman And Company LLP,** 601 White Horse Rd, Voorhees, New Jersey, For Municipal Auditing Services For The Calendar Year Ending December 31, 2026 **(by title)**

Department of Administration

5. Resolution **Approving The Competitive Contracting Process** To Receive **Proposals For A Community Solar Power Purchase Agreement**

6. Resolution Authorizing The **Renewal Of The City's Membership** In the **Southern New Jersey Regional Employee Benefits Fund**

7. Resolution Authorizing The City of **Camden Tax Assessor's Office To Enter Into Stipulation Of Settlement Agreements For Properties Under Tax Appeal For 2026** And Requiring Notification To The CFO & Governing Body Of All Appeals On Or Before June 1st 2026

8. Resolution **Authorizing The Award Of A Contract To Conner Strong & Buckelew Companies, LLC** to provide Employee Benefits Consulting And Brokerage Services For Medical, Prescription, And Dental Coverage

9. Resolution Authorizing And Approving A **Shared Services Agreement** Between The City Of Camden And The County Of Camden For **Project Save Referral Services (By title)**

Office of the City Attorney

10. Resolution **Authorizing Extensions Of Time To Complete Foreclosure** For Less **Than Full Value Tax Sale Certificate Assignments**

11. Resolution Authorizing **Financial Agreement Pursuant to Economic Opportunity Act of 2013** N.J.S.A. 52:27D-489 ET Seq. **between the City of Camden and 1828 Realty Associates, LLC**

12. Resolution Authorizing The **Award Of A Contract For Professional Services To Howard McCoach,** PC In the Amount Not To Exceed $150,000

Department of Finance

13. Resolution authorizing transfers of 2025 Appropriations

14. Resolution **Acknowledging And Documenting The Public Discussion Of The CY2025** Best Practices Survey

15. Resolution Authorizing The **Cancellation Of Tax Sale Certificates, Taxes and Transfer charges/credits** against Various Properties

16. Resolution Authorizing The **Cancellation Of $274,203.00** From **The Brownfield Revolving Loan** Fund Balance

17. Resolution Authorizing **Refunds To Various Lien Holders, Property Owners, And Mortgage Companies** For Various Properties

18. Resolution Authorizing the **Assignment Of Thirty-Nine Municipal Liens** At Full Value

19. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In The Amount Of **$613,800.00 Including $558,000.00** From The U.S. Department Of Homeland Security For the **"FY2024 Assistance To Firefighters Grant"** Including A Change In Title And Text In The Amount Of $55,800.00 For The City's Required Cash Match

20. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In The **Amount Of $60,000.00 Including $45,000.00** From The U.S. Department Of Homeland Security For A **Grant Entitled "FY25 FEMA Port Security Grant"** Including A Change In Title And Text In The Amount Of $15,000.00 For The City's Required Cash Match

21. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In **The Amount Of $145,750.00** From The New Jersey Urban Enterprise Zone Authority For A Grant Entitled **"Camden Urban Enterprise Zone Administrative Budget Fiscal Year 2026"**

22. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In **The Amount Of $580,300.00** From The New Jersey Urban Enterprise Zone Authority For **A Grant Entitled "Camden Urban Enterprise Zone Strong Clean Team"**

23. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In The **Amount Of $1,080.31** From The NJ Urban Enterprise Zone Authority

For **A Grant Entitled "Camden Urban Enterprise Zone Strong Fire Truck" (by title)**

24. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In **The Amount Of $42,217.00** From The New Jersey Urban Enterprise Zone Authority For **A Grant Entitled "Camden Urban Enterprise Zone Strong Shopping Spree"**

25. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In The **Amount Of $362,463.00** From The New Jersey Urban Enterprise Zone Authority For **A Grant Entitled "Camden Urban Enterprise Zone Strong Streetscape Enhancement"**

26. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In The **Amount Of $750,000.00** From The New Jersey Urban Enterprise Zone Authority For A **Grant Entitled "Camden Urban Enterprise Zone Strong Revolving Loan Fund"**

27. Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In The **Amount Of $717,857.35** From the National Opioid Settlement For A **Grant Entitled "National Opioid Settlement"**

Department of Planning & Development

28. Resolution Authorizing **A Contract to (TBD) For Construction Management & Administration For PSE&G** Gas Main Modernization Project – Phase 2 **(By title)**

29. Resolution Authorizing **Amendment #2 to Contract #06-24-041** With The Heart Of Camden To **Increase The Income Limits For Affordable Housing** To 120 % AMI For One Housing Unit

30. Resolution **Authorizing The Mayor To Execute Federal Aid Agreement No. 2025 DT_BLA-939 Between The New Jersey Department Of Transportation And The City Of Camden**, For Federal Project No. D00S (882) FAP-2024 In Connection With The New Or Upgraded Traffic Signal Systems At Intersections, Phase 3

31. Resolution Approving The Release Of Performance Guarantee In The **Amount Of $16,219.20 Posted By The Center For Family Services, Inc.** For 574 Benson Street, Block 1403, Lot 13

32. Resolution Approving The Release Of A Performance Guarantee In The **Amount Of $29,880.00 Posted By VCI Group, Inc.** (SBA Towers) For Site Improvements At 100 South 17th Street, Block 1198, Lot 5

33. Resolution Approving The **Release Of A Maintenance Guarantee In The Amount Of $182,633.18** Posted By **Virtua-West Jersey Health systems (by title)**

34. Resolution Approving The **Release Of An Amended Performance Guarantee And Safety And Stabilization Bond** Posted By **Holtec Technology, LLC**

35. Resolution Approving A License Agreement Between The **City of Camden and Arnold Byrd**, 922 Thurman Street For The **Purpose Of An Extended Curb Cut For A Driveway**

36. Resolution **Authorizing a reimbursable Loan to E LaundryLand in an amount not to exceed $22,998.00** and Authorizing the Execution of Loan Documents in **connection with the Camden Strong MICRO Capital Improvement Program**

37. Resolution Authorizing a **reimbursable loan to North Camden Laundry in an Amount Not to Exceed $12,500.00** and authorizing the execution of loan documents in **connection with the Camden Strong Micro Capital Improvement Program**

38. Resolution Authorizing Application To The **Urban Enterprise Zone Assistance Fund for the amount of $172,950.00** Not To Exceed Or Greater Than $192,000.00 For The Urban Enterprise Zone Administrative Budget For The **Periods Of 1/1/2026 to 6/30/2026**

39. Resolution Authorizing the **Acceptance Of $1,080,301.00 From The Urban Enterprise Zone Assistance Fund** (UEZAF) For The Acquisition Of A Fire Truck

40. Resolution Authorizing the **Acceptance Of $362,463.00 From The Urban Enterprise Zone Assistance Fund** (UEZAF) For The **Camden Strong Street Scape Enhancement**

41. Resolution Authorizing the **Acceptance Of $750,000.00 From The Urban Enterprise Zone Assistance Fund** (UEZAF) For the **Camden Strong UEZ Revolving Loan Fund**

42. Resolution Authorizing **Acceptance Of $42,217.00 From The Urban Enterprise Zone Assistance Fund** (UEZAF) For **Camden Strong Shopping Spree**

43. Resolution **Amending Prior Resolutions Authorizing UEZ Camden Strong MicroLoans** To Various Businesses

44. Resolution approving the release of maintenance guarantee in the **amount of $182,633.18 posted by Virtua-West Jersey Health Systems**

Department of Public Works

45. Resolution Authorizing The **Refund Of overpayment of Water And Sewer**

Department of Health & Human Services

46. Resolution Authorizing The City Of Camden To Apply For A **Mayor's Wellness Campaign Grant** In The **Amount Of $15,000.00 to launch a Community Wellness program**

47. Resolution Authorizing The City Of Camden To Enter to into A **Memorandum Of Understanding Between The City Of Camden And County of Camden Borough Of Lindenwold, Cherry Hill Township, And Township of Pennsauken** Under The Edward Byrne Memorial Justice Assistance Grant Program FY-2024

Department of Fire

48. Resolution Authorizing **the Camden Fire Department To Accept The Federal Emergency Management Agency ("FEMA")** - Assistance To Firefighters Grant from the U.S. Department of Homeland Security, in the amount of **$45,000.00 with a City Match of $15,000.00 for a total of $60,000.00**

49. Resolution Authorizing **The Purchase Of A Ferrara Inferno Walk-In Heavy Rescue Fire Apparatus From FFI Apparatus, LLC** Via a National Cooperative

50. Resolution Authorizing The **Camden Fire Department To Accept the Federal Emergency Management Agency ("FEMA")** – Assistance to Firefighters Grant from the U.S. Department of Homeland Security, in the amount of **$558,00.00 with a City Match of $55,800.00 for a total of $613,800.00**

ADJOURNMENT

Please note summary of Public Decorum rules below.

Rule XVII: Decorum

Any person who shall disturb the peace of the Council, make impertinent or slanderous remarks or conduct himself in a boisterous manner while addressing the Council shall be forthwith barred by the presiding officer from further audience before the Council, except that if the speaker shall submit to proper order under these rules, permission for him to continue may be granted by a majority vote of the Council.

City Council meetings shall be conducted in a courteous manner. Citizens and Council members will be allowed to state their positions in an atmosphere free of slander, threats of violence or the use of Council as a forum for politics. Sufficient wamings may be given by the Chair at any time during the remarks and, in the event that any individual shall violate the rules of decorum heretofore set forth, the Chairperson may then

cut off comment or debate. At the discretion of the Chairperson, light signals may be used to display the commencement of the time for speaking and a warning light may be flashed to show that the appropriate time has passed. A red light will signal that there is no longer time.

Communications

C-1

VICTOR G. CARSTARPHEN
MAYOR

DEPARTMENT OF FINANCE
CITY OF CAMDEN
NEW JERSEY

SCOTT Z. PARKER
DIRECTOR OF FINANCE
TEL: 856-757-7582
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WEBSITE: CAMDENNJ.GOV

RECEIVED
2025 OCT 24 AM 8:50
CAMDEN, N.J.
CITY CLERK'S OFFICE

MEMORANDUM

To: Honorable Angel Fuentes, City Council President
Luis Pastoriza, Municipal Clerk

From: Scott Z. Parker, Director of Finance SP

Date: October 22, 2025

Subject: **Check Register-Communications for Forthcoming City Council Meeting- November 12, 2025**

Attached, please find the Check Register for the City of Camden for the period of September 22,2025 to October 21, 2025 .

The Check Register represents the checks written from various funds of the City.

Please include this communication in the agenda for the forthcoming Council Meeting to be voted on for approval.

Please contact me at extension 7582, if you have any additional questions.

SZP/mr

Attachments

cc: Honorable Victor Carstarphen, Mayor

Range of Checking Accts: First to Last Range of Check Dates: 09/22/25 to 10/21/25
Report Type: All Checks Report Format: Super Condensed Check Type: Computer: Y Manual: Y Dir Deposit: Y

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void	Ref Num
TD 01-GENERAL	General Account	4308903487				
148788	09/26/25	CHA17	CHASE MANHATTAN BANK	35,000.00	09/30/25	22207
148789	09/26/25	CHA17	CHASE MANHATTAN BANK	47,812.50	09/30/25	22207
148790	09/26/25	AND01	ANDREW VIOLA, ESQ	250.00		22211
148791	09/26/25	ATT02	LANGUAGE LINE SERVICES	78.20		22211
148792	09/26/25	ATT07	AT&T	889.52		22211
148793	09/26/25	ATT08	AT&T MOBILITY	1,478.05		22211
148794	09/26/25	BAI11	BAINS DELI LLC - FRANCO PAN	2,398.00		22211
148795	09/26/25	BAS05	Bass Contracting, LLC.	2,000.00		22211
148796	09/26/25	BER03	BERGEY'S TRUCK CENTERS	408.00		22211
148797	09/26/25	CEN02	CENTENNIAL VILLAGE APTS, LLC	11,627.91		22211
148798	09/26/25	CRT01	CRT SUPPORT CORP.	355.35		22211
148799	09/26/25	DEM07	DEMBO, BROWN & BURNS LLP	4,000.00		22211
148800	09/26/25	FAZ01	JOSEPH FAZZIO, INC.	145.94		22211
148801	09/26/25	GLO05	MORRIS S GLOVER	1,110.00		22211
148802	09/26/25	GOV13	GOVCONNECTION, INC.	121.00		22211
148803	09/26/25	HAR04	THE ORIGINAL W. HARGROVE	1,550.00		22211
148804	09/26/25	HER08	HERTRICH FLEET SERVICES, INC.	13,044.00		22211
148805	09/26/25	IKO02	RICOH USA, INC	11,809.25		22211
148806	09/26/25	INT14	INTERNATIONAL ASSOC. OF FIRE-	583.52		22211
148807	09/26/25	INT15	INTERNATIONAL ASSOC OF FIRE-	1,427.54		22211
148808	09/26/25	JWA02	JOHN WESLEY APTS, LLC	6,710.01		22211
148809	09/26/25	KER02	JOHN D. KERNAN DMD PA	26,445.50		22211
148810	09/26/25	LAU01	LAUREL LAWN MOWER SERVICE	9,294.81		22211
148811	09/26/25	MCA15	MCAGC	200.00		22211
148812	09/26/25	MCC27	KRISDEN M MCCRINK	350.00		22211
148813	09/26/25	NAP01	NAPA AUTO PARTS	1,812.35		22211
148814	09/26/25	NJL06	NJ LEAGUE OF MUNICIPALITIES	600.00		22211
148815	09/26/25	NJP02	NEW JERSEY PLANNING OFFICIALS	425.00		22211
148816	09/26/25	NOR41	NORTHSTAR VETS - MAPLE SHADE	457.14		22211
148817	09/26/25	OBE01	OBERMAYER REBMANN MAXWELL &	15,325.15		22211
148818	09/26/25	PROSH005	PROSHRED SECURITY	190.00		22211
148819	09/26/25	PSE01	PSEG	119,639.48		22211
148820	09/26/25	TCT07	TCTA MEMBERSHIP SERVICES	100.00		22211
148821	09/26/25	ULI02	ULINE	1,152.04		22211
148822	09/26/25	VER09	VERIZON SELECT SERVICES, INC.	161.31		22211
148823	09/26/25	VIT09	VITAL RECORDS HOLDING, LLC	2,389.16		22211
148824	09/26/25	WHA01	WHARTON HARDWARE & SUPPLY CORP	2,495.50		22211
148825	09/26/25	WIN01	WINNER FORD	5,934.87		22211
148826	09/26/25	ASP11	ASPIRE TECHNOLOGY, LLC	7,071.00	09/30/25	22218 Direct Deposit
148827	09/26/25	AVA02	AVAYA INC.	1,640.99	09/30/25	22218 Direct Deposit
148828	09/26/25	BOO04	BOOT BARN HOLDINGS	399.96	09/30/25	22218 Direct Deposit
148829	09/26/25	BUD04	BUD'S ENGINE MACHINING & TRUCK	438.68	09/30/25	22218 Direct Deposit
148830	09/26/25	CAM45	CAMDEN LUTHERAN HOUSING CORP.	15,200.85	09/30/25	22218 Direct Deposit
148831	09/26/25	CEN03	CENTER FOR FAMILY SERVICES	8,750.00	09/30/25	22218 Direct Deposit
148832	09/26/25	COL103	COLLIERS ENGINEERING & DESIGN	9,146.25	09/30/25	22218 Direct Deposit
148833	09/26/25	COM2800	COMCAST #2800 CITY HALL	1,410.00	09/30/25	22218 Direct Deposit
148834	09/26/25	COM6404	COMCAST #6404 CRAMER HILL	134.89	09/30/25	22218 Direct Deposit
148835	09/26/25	COM9135	COMCAST #9135 ENGINE 10 FIRE	179.89	09/30/25	22218 Direct Deposit
148836	09/26/25	COM9777	COMCAST #9777 FLEET	159.89	09/30/25	22218 Direct Deposit

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void	Ref Num
TD 01-GENERAL	General Account	4308903487 Continued				
148837	09/26/25	COR36	CORE MECHANICAL, INC.	3,445.55	09/30/25	22218 Direct Deposit
148838	09/26/25	CRE29	CREATIONS BY JENN	287.50	09/30/25	22218 Direct Deposit
148839	09/26/25	DSE01	DIVAL SAFETY EQUIPMENT	92.00	09/30/25	22218 Direct Deposit
148840	09/26/25	ENG01	ENGINEERING HYDRAULICS	81.68	09/30/25	22218 Direct Deposit
148841	09/26/25	FED14	FEDEX (OMEGA CORP CTR)	48.03	09/30/25	22218 Direct Deposit
148842	09/26/25	GRA36	GRAINGER, INC.	256.15	09/30/25	22218 Direct Deposit
148843	09/26/25	HOM15	HOMEWARD BOUND PET ADOPTION	80,208.33	09/30/25	22218 Direct Deposit
148844	09/26/25	HOM17	HOME DEPOT CREDIT SERVICES	849.46	09/30/25	22218 Direct Deposit
148845	09/26/25	IND01	INDEPENDENT ANIMAL CARE SRV	62,500.00	09/30/25	22218 Direct Deposit
148846	09/26/25	KON05	KONICA MINOLTA PREMIER FINANCE	989.00	09/30/25	22218 Direct Deposit
148847	09/26/25	MCC44	HOWARD McCOACH,PC	4,269.10	09/30/25	22218 Direct Deposit
148848	09/26/25	MIS01	MILLENNIUM STRATEGIES, LLC	5,500.00	09/30/25	22218 Direct Deposit
148849	09/26/25	PEN31	PENNONI ASSOCIATES, INC	31,217.84	09/30/25	22218 Direct Deposit
148850	09/26/25	PLA14	PLATINUM SECURITY, INC.	784.25	09/30/25	22218 Direct Deposit
148851	09/26/25	REG02	REGINE A ERVIN, CCR	794.62	09/30/25	22218 Direct Deposit
148852	09/26/25	RIN04	RING CENTRAL	13,977.28	09/30/25	22218 Direct Deposit
148853	09/26/25	ROB12	ROBINSON WASTE DISPOSAL SVS	310.00	09/30/25	22218 Direct Deposit
148854	09/26/25	SAN05	MARK SAUNDERS	646.23	09/30/25	22218 Direct Deposit
148855	09/26/25	STA99	STAPLES ADVANTAGE	712.91	09/30/25	22218 Direct Deposit
148856	09/26/25	TDK01	TDK SYSTEMS GROUP, INC	1,980.23	09/30/25	22218 Direct Deposit
148857	09/26/25	WBM01	W B MASON CO, INC	4,662.60	09/30/25	22218 Direct Deposit
148858	10/03/25	AMA08	AMAZON CAPITAL SERVICES, INC.	36.48		22232 Direct Deposit
148859	10/03/25	BOO04	BOOT BARN HOLDINGS	112.49		22232 Direct Deposit
148860	10/03/25	BUD04	BUD'S ENGINE MACHINING & TRUCK	946.00		22232 Direct Deposit
148861	10/03/25	CAM01	CAMDEN BAG & PAPER COMPANY	6,353.13		22232 Direct Deposit
148862	10/03/25	CAM122	CAMDEN SPECIAL SVS DISTRICT	500,598.50		22232 Direct Deposit
148863	10/03/25	CME01	CME ASSOCIATES	688.63		22232 Direct Deposit
148864	10/03/25	COM6224	COMCAST #6624 ISABEL MILLER	174.89		22232 Direct Deposit
148865	10/03/25	COM7905	COMCAST #7905 ENGINE 11 FIRE	127.89		22232 Direct Deposit
148866	10/03/25	CON02	CONTRACTOR SERVICE	723.23		22232 Direct Deposit
148867	10/03/25	EME15	EMERGENCY EQUIPMENT SALES,LLC	1,510.00		22232 Direct Deposit
148868	10/03/25	FON04	FRANKIE FONTANEZ, ESQ	12,066.66		22232 Direct Deposit
148869	10/03/25	GAR13	GARDEN STATE MAT RENTAL	68.33		22232 Direct Deposit
148870	10/03/25	GRA36	GRAINGER, INC.	101.47		22232 Direct Deposit
148871	10/03/25	HOM17	HOME DEPOT CREDIT SERVICES	2,781.94		22232 Direct Deposit
148872	10/03/25	MCM03	MCMANIMON & SCOTLAND, LLC	12,466.05		22232 Direct Deposit
148873	10/03/25	MER01	MERCHANTVILLE OVERHEAD	474.00		22232 Direct Deposit
148874	10/03/25	MIK03	MIKE'S BETTER SHOES	962.99		22232 Direct Deposit
148875	10/03/25	NHP01	NATIONAL HIGHWAY PRODUCTS	253.68		22232 Direct Deposit
148876	10/03/25	PLA14	PLATINUM SECURITY, INC.	90.25		22232 Direct Deposit
148877	10/03/25	RIS04	RISING LEADERS GLOBAL	4,070.00		22232 Direct Deposit
148878	10/03/25	ROB12	ROBINSON WASTE DISPOSAL SVS	380.00		22232 Direct Deposit
148879	10/03/25	SMART005	Smart Stitch LLC	758.14		22232 Direct Deposit
148880	10/03/25	TDK01	TDK SYSTEMS GROUP, INC	3,345.39		22232 Direct Deposit
148881	10/03/25	TRE04	TREASURER, CAMDEN COUNTY	60,996.00		22232 Direct Deposit
148882	10/03/25	WBM01	W B MASON CO, INC	4,663.80		22232 Direct Deposit
148883	10/03/25	TDB03	TD Bank - P Card	190.00		22232 Direct Deposit
148884	10/03/25	ABA04	ABACUS DATA SYSTEMS, INC.	11,748.00		22235
148885	10/03/25	ACT07	ACTION UNIFORMS CO LLC	18,829.00		22235
148886	10/03/25	AUT08	AUTO ZONE INC.	0.00	10/03/25 VOID	0
148887	10/03/25	AUT08	AUTO ZONE INC.	5,027.14		22235
148888	10/03/25	BLA23	BLACKWOOD ANIMAL HOSPITAL,LLC	955.29		22235

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void	Ref Num	
TD 01-GENERAL	General Account	4308903487 Continued					
148889	10/03/25	BRO81	BROWN & CONNERY LLP	780.00		22235	
148890	10/03/25	CHE03	CHERRY VALLEY TRACTOR	43.93		22235	
148891	10/03/25	CIN03	CINTAS CORPORATION NO 2	37.65		22235	
148892	10/03/25	CON24	CONCENTRA MEDICAL CENTER	6,057.00		22235	
148893	10/03/25	DRO01	WALTER DROGE	2,220.00		22235	
148894	10/03/25	ESS04	ESSEX COUNTY COURT ADMIN ASSOC	100.00		22235	
148895	10/03/25	FRA42	FRA TECHNOLOGIES	1,725.00		22235	
148896	10/03/25	HAR02	HARRY'S PLUMBING L.L.C.	649.10		22235	
148897	10/03/25	JSR01	JSR GENERATOR SERVICES, LLC	2,500.00		22235	
148898	10/03/25	LAU01	LAUREL LAWN MOWER SERVICE	40.59		22235	
148899	10/03/25	LN-50120	RTLS Holding Corporation	19,753.67		22235	
148900	10/03/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	11,548.01		22235	
148901	10/03/25	MID07	MIDATLANTIC ENGINE SUPPLY CORP	4,710.85		22235	
148902	10/03/25	MOU07	MOUNT LAUREL ANIMAL HOSPITAL	1,421.58		22235	
148903	10/03/25	NJL06	NJ LEAGUE OF MUNICIPALITIES	60.00	10/17/25 VOID	22235	(Reason: Duplicate payment)
148904	10/03/25	PEL04	PELLEGRINO CHEVROLET	444.42		22235	
148905	10/03/25	PEN07	PENNSAUKEN ANIMAL HOSPITAL	415.00		22235	
148906	10/03/25	SIG04	SIGNPROS	1,050.00		22235	
148907	10/03/25	SMA09	ABRAHAM SMALLS	1,110.00		22235	
148908	10/03/25	THE03	THE TREE HOUSE, INC	638.32		22235	
148909	10/03/25	THE09	THE MASSO GROUP, LLC	180,054.47		22235	
148910	10/03/25	THEIN005	THE PHILADELPHIA INQUIRER, LLC	132.30		22235	
148911	10/03/25	TRI01	GROFF TRACTOR NEW JERSEY LLC	872.00		22235	
148912	10/03/25	WAL03	WALTER R. EARLE - BURLINGTON	3,056.00		22235	
148913	10/10/25	3DP01	3DP MEDIA GROUP	6,500.00		22246	
148914	10/10/25	ACH01	ACHIEVENEXT, LLC	15,000.00		22246	
148915	10/10/25	ATT08	AT&T MOBILITY	1,477.47		22246	
148916	10/10/25	BAI11	BAINS DELI LLC - FRANCO PAN	2,398.00		22246	
148917	10/10/25	BER03	BERGEY'S TRUCK CENTERS	4,087.24		22246	
148918	10/10/25	BRO81	BROWN & CONNERY LLP	6,862.75		22246	
148919	10/10/25	CAM12	CAMDEN COUNTY CLERK'S OFFICE	6,212.00		22246	
148920	10/10/25	CCM01	C C M U A	26,489.38		22246	
148921	10/10/25	CHE03	CHERRY VALLEY TRACTOR	1,792.25		22246	
148922	10/10/25	CIN03	CINTAS CORPORATION NO 2	580.36		22246	
148923	10/10/25	DEC01	DECOTIIS,FITZPATRICK & COLE	740.50		22246	
148924	10/10/25	FIS14	JOSEPH P. FISHER	1,850.00		22246	
148925	10/10/25	FLA13	FLANAGAN'S AUTO & TRUCK SERV.	2,345.00		22246	
148926	10/10/25	HAR02	HARRY'S PLUMBING L.L.C.	345.25		22246	
148927	10/10/25	IPD01	INSTITUTE FOR PROFESSIONAL DEV	50.00		22246	
148928	10/10/25	JAW02	WILLIAM JAWORSKI, JR. ESQ	1,945.62		22246	
148929	10/10/25	LAU01	LAUREL LAWN MOWER SERVICE	712.16		22246	
148930	10/10/25	LEX01	LEXIS NEXIS	965.00		22246	
148931	10/10/25	LN-50054	PARKSIDE BUSI & COMM IN PARTNE	656.89		22246	
148932	10/10/25	LN-50399	LERETA, LLC	960.15		22246	
148933	10/10/25	MAR58	MONSERRATE MARTINEZ	1,110.00		22246	
148934	10/10/25	NJA06	NEW JERSEY AMERICAN WATER CO	5,425.35		22246	
148935	10/10/25	NJL06	NJ LEAGUE OF MUNICIPALITIES	120.00		22246	
148936	10/10/25	NJP02	NEW JERSEY PLANNING OFFICIALS	210.00		22246	
148937	10/10/25	NOR41	NORTHSTAR VETS - MAPLE SHADE	711.06		22246	
148938	10/10/25	ODP01	ODP BUSINESS SOLUTIONS, LLC	741.42		22246	
148939	10/10/25	PAR07	PARA-PLUS TRANSLATIONS, INC	873.43		22246	
148940	10/10/25	PEN07	PENNSAUKEN ANIMAL HOSPITAL	0.00	10/10/25 VOID	0	

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void	Ref Num
TD 01-GENERAL	General Account	4308903487 Continued				
148941	10/10/25	PEN07	PENNSAUKEN ANIMAL HOSPITAL	16,353.92		22246
148942	10/10/25	PSE01	PSEG	45,249.60		22246
148943	10/10/25	STA122	STATE OF NEW JERSEY, UEZ	186,840.25		22246
148944	10/10/25	THE03	THE TREE HOUSE, INC	578.99		22246
148945	10/10/25	THE09	THE MASSO GROUP, LLC	24,858.11		22246
148946	10/10/25	TRI01	GROFF TRACTOR NEW JERSEY LLC	424.42		22246
148947	10/10/25	TRI39	TRI COUNTY TERMITE & PEST	1,080.00		22246
148948	10/10/25	ULI02	ULINE	180.38		22246
148949	10/10/25	WAL03	WALTER R. EARLE - BURLINGTON	3,769.60		22246
148950	10/10/25	ACE03	ACE ELEVATOR, LLC	103.50		22247 Direct Deposit
148951	10/10/25	BUD04	BUD'S ENGINE MACHINING & TRUCK	1,187.96		22247 Direct Deposit
148952	10/10/25	CAR01	CARTUN HARDWARE	82.05		22247 Direct Deposit
148953	10/10/25	COM01	COMMAND COMPANY	695,871.40		22247 Direct Deposit
148954	10/10/25	COM1148	Comcast #1148 Public Works	269.89		22247 Direct Deposit
148955	10/10/25	COM35	COMCAST BUSINESS SERVICES --	190.03		22247 Direct Deposit
148956	10/10/25	COM7626	COMCAST #7626 KAIGH AVE FIRE	124.89		22247 Direct Deposit
148957	10/10/25	COM7997	COMCAST #7997 FIRE ADMIN.	284.89		22247 Direct Deposit
148958	10/10/25	COM8038	COMCAST #8038 PARK & OPEN SPAC	134.89		22247 Direct Deposit
148959	10/10/25	CON02	CONTRACTOR SERVICE	19.39		22247 Direct Deposit
148960	10/10/25	COR36	CORE MECHANICAL, INC.	4,787.14		22247 Direct Deposit
148961	10/10/25	FED14	FEDEX (OMEGA CORP CTR)	39.63		22247 Direct Deposit
148962	10/10/25	GOO16	HUMANITY PICTURES	2,406.00		22247 Direct Deposit
148963	10/10/25	HOM17	HOME DEPOT CREDIT SERVICES	151.27		22247 Direct Deposit
148964	10/10/25	INS02	INST FOR FORENSIC PSYCHOLOGY	2,500.00		22247 Direct Deposit
148965	10/10/25	LIN18	BLOCK LINE SYSTEMS, INC. DBA	5,622.71		22247 Direct Deposit
148966	10/10/25	LUG02	JUDITH A. LUGO	555.80		22247 Direct Deposit
148967	10/10/25	MER01	MERCHANTVILLE OVERHEAD	587.91		22247 Direct Deposit
148968	10/10/25	PLA14	PLATINUM SECURITY, INC.	1,100.00		22247 Direct Deposit
148969	10/10/25	REG02	REGINE A ERVIN, CCR	1,799.58		22247 Direct Deposit
148970	10/10/25	REN04	RENEWABLE RECYCLING, INC	1,750.00		22247 Direct Deposit
148971	10/10/25	RIV59	JUAN A. RIVERA	2,220.00		22247 Direct Deposit
148972	10/10/25	ROB12	ROBINSON WASTE DISPOSAL SVS	185.00		22247 Direct Deposit
148973	10/10/25	TDB03	TD Bank - P Card	39.98		22247 Direct Deposit
148974	10/15/25	BUR50	BURLINGTON COUNTY SHERIFF'S	31.68		22253
148975	10/17/25	AA02	A & A GLASS	745.00		22264
148976	10/17/25	BOW05	BOWMAN & COMPANY LLP	3,500.00		22264
148977	10/17/25	CAM12	CAMDEN COUNTY CLERK'S OFFICE	140.00		22264
148978	10/17/25	CHE03	CHERRY VALLEY TRACTOR	512.00		22264
148979	10/17/25	CON63	CONNELL CONSULTING, LLC	338.00		22264
148980	10/17/25	CRT01	CRT SUPPORT CORP.	260.00		22264
148981	10/17/25	FLA13	FLANAGAN'S AUTO & TRUCK SERV.	350.00		22264
148982	10/17/25	MDH01	MAJESTIC DOCUMENT HOLDERS	2,537.77		22264
148983	10/17/25	NAP01	NAPA AUTO PARTS	3,110.18		22264
148984	10/17/25	NJA06	NEW JERSEY AMERICAN WATER CO	26,552.92		22264
148985	10/17/25	PAC07	PACER SERVICE CENTER	57.10		22264
148986	10/17/25	PRI52	PRITCHARD INDUSTRIES, LLC	1,600.00		22264
148987	10/17/25	PSE01	PSEG	76,423.44	10/17/25 VOID	22264 (Reason: need to be reissue)
148988	10/17/25	SCH49	MICHAEL SCHLICHTIG	1,098.00		22264
148989	10/17/25	SIG04	SIGNPROS	2,200.00		22264
148990	10/17/25	SPO11	SPORTSFIELD SPECIALTIES, INC	2,558.00		22264
148991	10/17/25	STA100	STAPLES	182.66		22264
148992	10/17/25	THE03	THE TREE HOUSE, INC	2,604.92		22264

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void Ref Num
TD 01-GENERAL	General Account	4308903487 Continued			
148993	10/17/25	AMA08	AMAZON CAPITAL SERVICES, INC.	110.97	22267 Direct Deposit
148994	10/17/25	ASP11	ASPIRE TECHNOLOGY, LLC	7,071.00	22267 Direct Deposit
148995	10/17/25	BOW15	BOWMAN INSPECTION LLC	5,500.00	22267 Direct Deposit
148996	10/17/25	BRT01	BRT TECHNOLOGIES, LLC	20,436.00	22267 Direct Deposit
148997	10/17/25	BUD04	BUD'S ENGINE MACHINING & TRUCK	24,313.66	22267 Direct Deposit
148998	10/17/25	CAN12	CANON SOLUTIONS AMERICA, INC	496.33	22267 Direct Deposit
148999	10/17/25	CAR01	CARTUN HARDWARE	102.96	22267 Direct Deposit
149000	10/17/25	CAT11	CATHEDRAL SOUP KITCHEN	1,143.65	22267 Direct Deposit
149001	10/17/25	COU11	GANNETT MEDIA CORP	147.42	22267 Direct Deposit
149002	10/17/25	EMD02	JEROME W EMDUR	40.00	22267 Direct Deposit
149003	10/17/25	ENG01	ENGINEERING HYDRAULICS	92.76	22267 Direct Deposit
149004	10/17/25	GOO12	TIREHUB, LLC	7,658.56	22267 Direct Deposit
149005	10/17/25	HER30	THE HERTZ CORPORATION	4,750.88	22267 Direct Deposit
149006	10/17/25	HOM17	HOME DEPOT CREDIT SERVICES	305.73	22267 Direct Deposit
149007	10/17/25	LAT06	RONALD LATTANZIO	236.80	22267 Direct Deposit
149008	10/17/25	PLA14	PLATINUM SECURITY, INC.	1,100.00	22267 Direct Deposit
149009	10/17/25	QUA15	QUADIENT, INC.	1,877.20	22267 Direct Deposit
149010	10/17/25	SOU03	SOUTH JERSEY WELDING	697.33	22267 Direct Deposit
149011	10/17/25	SPO09	SPORTCARE SYNTHETIC TURF	900.00	22267 Direct Deposit
149012	10/17/25	STA99	STAPLES ADVANTAGE	81.97	22267 Direct Deposit
149013	10/17/25	SUB11	SUBURBAN CONSULTING ENGINEERS	168.00	22267 Direct Deposit
149014	10/17/25	TM01	T & M ASSOCIATES	866.09	22267 Direct Deposit
149015	10/17/25	WBM01	W B MASON CO, INC	2,862.64	22269
149016	10/17/25	PSE01	PSEG	1,992.47	22269
149017	10/17/25	PSE01	PSEG	99,025.03	22270
149018	10/17/25	PSE01	PSEG	4,625.03	22271
149019	10/17/25	PSE01	PSEG	74,906.78	22271
149020	10/17/25	PSE01	PSEG	1,516.66	22272
149021	10/21/25	DIV09	DMV	25.00	22273
149022	10/21/25	DIV09	DMV	25.00	22274
149023	10/21/25	DIV09	DMV	25.00	22275
149024	10/21/25	DIV09	DMV	25.00	22276
149025	10/21/25	COM07	COMMONWEALTH OF PA	44.00	22277
149026	10/21/25	COM07	COMMONWEALTH OF PA	44.00	22278
149027	10/21/25	IND02	INDIANA BMV	4.00	22279
149028	10/21/25	WES02	WEST VIRGINIA DMV	25.00	22280
149029	10/21/25	DIV10	DMV	9.00	22281
149030	10/21/25	DIV10	DMV	9.00	22282
149031	10/21/25	SCD01	SC DEPT. OF MOTOR VEHICLES	10.00	22283
149032	10/21/25	COM08	COMMISSIONER OF MOTOR VEHICLES	10.00	22284
149033	10/21/25	COM08	COMMISSIONER OF MOTOR VEHICLES	10.00	22285
149034	10/21/25	COM08	COMMISSIONER OF MOTOR VEHICLES	10.00	22286
149035	10/21/25	COM08	COMMISSIONER OF MOTOR VEHICLES	10.00	22287
149036	10/21/25	COM08	COMMISSIONER OF MOTOR VEHICLES	10.00	22288
149037	10/21/25	COM08	COMMISSIONER OF MOTOR VEHICLES	10.00	22289
149038	10/21/25	COM08	COMMISSIONER OF MOTOR VEHICLES	10.00	22290
149039	10/21/25	WES02	WEST VIRGINIA DMV	25.00	

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void	Ref Num
TD 01-GENERAL	General Account	4308903487 Continued				
Checking Account Totals			Paid	Void	Amount Paid	Amount Void
		Checks:	143	4	1,206,971.17	76,483.44
		Direct Deposit:	105	0	1,676,058.96	0.00
		Total:	248	4	2,883,030.13	76,483.44
TD HUD CDBG	HUD - CDBG	4308903718				
26004	09/26/25	ISE03	I SEE MAGIC	2,245.00		22209
26005	09/26/25	MAD06	MAD SCIENCE OF WEST NJ	4,800.00		22209
26006	09/26/25	MIL19	MILLENNIUM SKATE WORLD	1,320.00		22209
26007	09/26/25	AMA08	AMAZON CAPITAL SERVICES, INC.	3,885.12	09/30/25	22215 Direct Deposit
26008	09/26/25	NYR01	NYRAH CONSTRUCTION ONE LLC	6,600.00	10/02/25 VOID	22215 Direct Deposit (Reason: Bank acct closed)
26009	09/26/25	UNI05	UNITED SUPPLY CORP	2,459.12	09/30/25	22215 Direct Deposit
26010	10/03/25	GOO16	HUMANITY PICTURES	720.00		22225 Direct Deposit
26011	10/09/25	NYR01	NYRAH CONSTRUCTION ONE LLC	6,600.00		22243 Direct Deposit
26012	10/14/25	MIL19	MILLENNIUM SKATE WORLD	955.00		22254
26013	10/14/25	PUB04	PSE&G	988.11		22254
26014	10/14/25	VIR09	VIRTUA WEST JERSEY	70,950.90		22254
26015	10/14/25	MCK11	SHANNON MCKEOWN	910.00		22257 Direct Deposit
26016	10/14/25	NEW05	NEW REVOLUTION2 LLC	9,650.00		22257 Direct Deposit
26017	10/16/25	AUB01	THE AUBREY GROUP, LLC	1,363.45		22261
26018	10/16/25	MCK11	SHANNON MCKEOWN	650.00		22263 Direct Deposit
Checking Account Totals			Paid	Void	Amount Paid	Amount Void
		Checks:	7	0	82,622.46	0.00
		Direct Deposit:	7	1	24,874.24	6,600.00
		Total:	14	1	107,496.70	6,600.00
TD HUD ESG	HUD - ESG	4308907596				
10353	09/22/25	ARN01	MONTREA ARNDT-VERLANDER	17,000.00	09/30/25	22202
10354	09/26/25	CEN04	CENTERVILLE SOUTH URBAN	980.00		22210
10355	09/26/25	CRA05	CRAMER HILL APARTMENTS, LLC	1,542.00		22210
10356	09/26/25	FAC01	FACET PROPERTIES, LLC	1,320.00		22210
10357	09/26/25	FAI17	FAIRVIEW VILLAGE URBAN RENEWAL	853.00		22210
10358	09/26/25	MAR109	MARKET FAIR URBAN	735.00		22210
10359	09/26/25	TAM02	TAMARACK APARTMENTS, LLC	1,817.00		22210
10360	09/26/25	WAS15	WASHINGTON PARK APTS LLC	1,119.00		22210
10361	09/26/25	AFH01	AF HOME, LLC	1,550.00	09/30/25	22217 Direct Deposit
10362	10/03/25	GRA62	GRAMERCY PARK HOLDINGS, LLC	7,550.00		22226 Direct Deposit
10363	10/03/25	TAM02	TAMARACK APARTMENTS, LLC	7,279.00		22229
10364	10/14/25	PUB04	PSE&G	500.65		22256
10365	10/14/25	TAM02	TAMARACK APARTMENTS, LLC	743.00		22256
10366	10/14/25	GRA62	GRAMERCY PARK HOLDINGS, LLC	1,500.00		22259 Direct Deposit
Checking Account Totals			Paid	Void	Amount Paid	Amount Void
		Checks:	11	0	33,888.65	0.00
		Direct Deposit:	3	0	10,600.00	0.00
		Total:	14	0	44,488.65	0.00
TD HUD HOME	HUD - HOME	4308903643				
13401	10/03/25	PAR09	PARKSIDE BUS. COMM & PRTNERSHP	74,704.96		22227 Direct Deposit

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void	Ref Num
TD HUD HOME	HUD - HOME	4308903643 Continued				
Checking Account Totals		Paid	Void	Amount Paid		Amount Void
	Checks:	0	0	0.00		0.00
	Direct Deposit:	1	0	74,704.96		0.00
	Total:	1	0	74,704.96		0.00
TD HUD HOPWA	Housing Vouchers - 4308907603					
15800	09/26/25	FOX04	AION FOX RIDGE, LLC	1,101.00		22212
15801	09/26/25	MOU06	DEANNA MOUNTES	71.00		22212
15802	09/26/25	CRC02	COLONIAL REALTY COMPANY	1,260.00	09/30/25	22219 Direct Deposit
15803	09/26/25	LEW18	LEWIS INSEPCTIONS	1,501.00	09/30/25	22219 Direct Deposit
15804	09/26/25	WOO23	WOODBURY APARTMENT	1,086.00	09/30/25	22219 Direct Deposit
15805	10/03/25	AAA05	AAA REALTY & MANAGEMENT, LLC	4,911.00		22228 Direct Deposit
15806	10/03/25	ALP05	ALPINE COURT APARTMENTS	1,252.00		22228 Direct Deposit
15807	10/03/25	ARY01	ELIYAHU ARYEH	533.00		22228 Direct Deposit
15808	10/03/25	CAP25	CAPITAL SYSTEMS PROPERTY MGT	2,539.00		22228 Direct Deposit
15809	10/03/25	CED04	CEDAR BROOK NJ, LLC	1,208.00		22228 Direct Deposit
15810	10/03/25	CRC02	COLONIAL REALTY COMPANY	5,266.00		22228 Direct Deposit
15811	10/03/25	DAV60	DV HAINESPORT URBAN RENEWAL	801.00		22228 Direct Deposit
15812	10/03/25	EME19	EMERALD RIDGE APARTMENTS	1,346.00		22228 Direct Deposit
15813	10/03/25	GIO05	DENISE GIOVINETTI	328.00		22228 Direct Deposit
15814	10/03/25	GRA65	GRACE PROPERTY SOLUTIONS	1,910.00		22228 Direct Deposit
15815	10/03/25	HYD05	EAST COAST HYDE PARK	1,693.00		22228 Direct Deposit
15816	10/03/25	JDM01	JDM REAL ESTATE	776.00		22228 Direct Deposit
15817	10/03/25	MAZ03	MAURICE BASEM MAZAHREH	2,523.00		22228 Direct Deposit
15818	10/03/25	SPR09	1721 SPRINGDALE URBAN RENEWAL	1,139.00		22228 Direct Deposit
15819	10/03/25	YOR01	MUMTAZ YORUK	1,484.00		22228 Direct Deposit
15820	10/03/25	ABE01	ABED S ABED	820.00		22230
15821	10/03/25	ABE06	ZAYED S ABED	493.00		22230
15822	10/03/25	AIO01	AION FOX RIDGE LLC	1,989.00		22230
15823	10/03/25	ALE02	ALEXAR PROPERTIES, LLC	2,364.00		22230
15824	10/03/25	ANT01	ANTIOCH PHASE II URBAN REN.,LP	1,065.00		22230
15825	10/03/25	ANT17	ANTIOCH DEVELOP. ASSOC., LP	1,683.00		22230
15826	10/03/25	BCI01	B&C INVESTING	697.00		22230
15827	10/03/25	BNT01	BNTR MOUNT LAUREL PROPCO, LLC	743.00		22230
15828	10/03/25	CAM14	CAMDEN COMMUNITY GROWTH, LLC	1,211.00		22230
15829	10/03/25	CAS31	CASTLE OAKS APTS. LLC	453.00		22230
15830	10/03/25	CJS02	CJS SERVICES GROUP, INC.	865.00		22230
15831	10/03/25	COO68	220 COOPER STREET LP	1,096.00		22230
15832	10/03/25	COU03	COUNTY HOUSE VILLAGE ASSOC, LP	1,810.00		22230
15833	10/03/25	CRI08	CAMDEN RISING 3, LLC	1,128.00		22230
15834	10/03/25	DEL56	DELANCO FAMILY APTS	684.00		22230
15835	10/03/25	FAI17	FAIRVIEW VILLAGE URBAN RENEWAL	407.00		22230
15836	10/03/25	FRO14	FROG HOLLER FARMS INC	583.00		22230
15837	10/03/25	GAT05	GATEHOUSE & COOPERSTOWN APTS	825.00		22230
15838	10/03/25	GIB04	GIBBSBORO REALTY LLC	1,455.00		22230
15839	10/03/25	HER32	REGINO HERNANDEZ	75.00		22230
15840	10/03/25	HOL49	HOLLYBUSH PRESERVATION	1,007.00		22230
15841	10/03/25	JEE01	JEEFY HOLDINGS, LLC	1,160.00		22230
15842	10/03/25	KEL27	BARBARA KELLY	786.00		22230
15843	10/03/25	LIM01	LEYLANI IRRIZARY MORENO	117.00		22230
15844	10/03/25	LIN20	LINDENWOLD PH, LP	2,080.00		22230
15845	10/03/25	LUM03	LUMBERTON CAMPUS LP	551.00		22230
15846	10/03/25	MAR109	MARKET FAIR URBAN	556.00		22230

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void Ref Num
TD HUD HOPWA		Housing Vouchers - 4308907603 Continued			
15847	10/03/25	MER26	1276MERTUC LLC	456.00	22230
15848	10/03/25	MIG06	MIG INTERNATIONAL HOLDINGS INC	1,365.00	22230
15849	10/03/25	MOU06	DEANNA MOUNTES	71.00	22230
15850	10/03/25	OAK04	OAK RIDGE APARTMENTS	1,898.00	22230
15851	10/03/25	PRE28	PREMIER CADBURY LLC	596.00	22230
15852	10/03/25	RIC20	WASHINGTON PARK MANAGEMENT	835.00	22230
15853	10/03/25	ROB60	ROBIN HILL APARTMENTS	1,271.00	22230
15854	10/03/25	ROD69	LUIS RODRIGUEZ	242.00	22230
15855	10/03/25	ROS04	ROSS GROVE, LLC	512.00	22230
15856	10/03/25	SPO10	SPOODLES, LLC	308.00	22230
15857	10/03/25	TAM02	TAMARACK APARTMENTS, LLC	409.00	22230
15858	10/03/25	VEL15	NORY VELOZ	162.00	22230
15859	10/03/25	WIL84	CHRIS WILLIAMS	1,022.00	22230
15860	10/03/25	WSA01	WS AFFORDABLE URBAN RENEWAL LL	590.00	22230
15861	10/03/25	YOU28	BETTY YOUNG	44.00	22230
15862	10/14/25	CRI09	CAMDEN RISING LLC	1,186.00	22255
15863	10/14/25	HOL49	HOLLYBUSH PRESERVATION	1,007.00	22255
15864	10/14/25	HUM05	LEON HUMPHREY	474.00	22255
15865	10/14/25	JAN04	JANNAH REAL ESTATE 1 LLC	6,335.00	22255
15866	10/14/25	NOR09	NORTH FORKLANDING ASSOC., LP	1,464.00	22255
15867	10/14/25	WBM01	W B MASON CO, INC	395.78	22258 Direct Deposit
15868	10/16/25	THE03	THE TREE HOUSE, INC	585.52	22262

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	50	0	48,707.52	0.00
Direct Deposit:	19	0	31,951.78	0.00
Total:	69	0	80,659.30	0.00

TD PAYROLL		Payroll	4308903502		
41327	09/26/25	PR-LPFFA	Latino Prof Fire Fighters Assn	400.00	22221
41328	09/26/25	PRAFLAC-	AFLAC - Georgia / New York	4,700.11	22221
41329	09/26/25	PRAFLACN	AFLAC, New York	65.97	22221
41330	09/26/25	PRAFLACX	AFLAC	351.37	22221
41331	09/26/25	PRCOLINS	Colonial Life Insurance	3,039.21	22221
41332	09/26/25	PRCOLINX	Colonial Life Insurance	113.49	22221
41333	09/26/25	PRCOREBR	Corebridge Financial (Valic)	17,063.92	22221
41334	09/26/25	PRCWAPAC	CWA Political Action Committee	25.00	22221
41335	09/26/25	PRCWAPRK	CWA Local 1014 CWA Parking	620.00	22221
41336	09/26/25	PRCWASPR	CWA Local 1014 CWA Supervisors	2,004.16	22221
41337	09/26/25	PRCWASTF	CWA Local 1014 CWA Staff	4,313.52	22221
41338	09/26/25	PRCWAXRD	CWA Local 1014 CWA X-Guard	577.50	22221
41339	09/26/25	PRF2578	Local #2578	3,675.24	22221
41340	09/26/25	PRF788	Local #788	5,636.25	22221
41341	09/26/25	PRF788H	Local #788	2,595.00	22221
41342	09/26/25	PRG-CCSO	CAMDEN COUNTY SHERIFF' OFFICE	34.55	22221
41343	09/26/25	PRG-FLS	FL State Disbursement Unit	332.31	22221
41344	09/26/25	PRG-FRNK	John H Franklin	218.43	22221
41345	09/26/25	PRG-GRMN	Charles Gorman	191.48	22221
41346	09/26/25	PRG-NJFS	NJ FAMILY SUPPORT PROCES	11,433.21	22221
41347	09/26/25	PRG-PRAT	Paris Pratt, Court Officer	893.31	22221
41348	09/26/25	PRG-TODO	FRANK TODORO	658.51	22221
41349	09/26/25	PRGPSCDU	PENNSYLVANIA SCDU	266.77	22221

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void	Ref Num	
TD PAYROLL	Payroll	4308903502 Continued					
41350	09/26/25	PRMET	Metlife	292.03		22221	
41351	09/26/25	PRPFIC	Police & Fire Insurance Co.	5,752.59		22221	
41352	09/29/25	PR-BUFF	Brotherhood United Fire Fight	1,551.57		22222	Direct Deposit
41353	09/29/25	PRCAMDEN	City of Camden	94,356.01		22222	Direct Deposit
41354	09/29/25	PRNW	Nationwide Retirement Solution	4,932.90		22222	Direct Deposit
41355	10/10/25	PRAFLAC-	AFLAC - Georgia / New York	4,794.29		22244	
41356	10/10/25	PRAFLACN	AFLAC, New York	46.88		22244	
41357	10/10/25	PRAFLACX	AFLAC	173.78		22244	
41358	10/10/25	PRCOLINS	Colonial Life Insurance	3,039.15		22244	
41359	10/10/25	PRCOLINX	Colonial Life Insurance	19.97		22244	
41360	10/10/25	PRCOREBR	Corebridge Financial (Valic)	19,513.92		22244	
41361	10/10/25	PRCWAPAC	CWA Political Action Committee	30.00		22244	
41362	10/10/25	PRCWAPRK	CWA Local 1014 CWA Parking	589.00		22244	
41363	10/10/25	PRCWASPR	CWA Local 1014 CWA Supervisors	2,007.07		22244	
41364	10/10/25	PRCWASTF	CWA Local 1014 CWA Staff	4,373.30		22244	
41365	10/10/25	PRCWAXRD	CWA Local 1014 CWA X-Guard	577.50		22244	
41366	10/10/25	PRF2578	Local #2578	3,742.26		22244	
41367	10/10/25	PRF788	Local #788	5,591.16		22244	
41368	10/10/25	PRF788H	Local #788	2,595.00		22244	
41369	10/10/25	PRG-CCSO	CAMDEN COUNTY SHERIFF' OFFICE	34.55		22244	
41370	10/10/25	PRG-FLS	FL State Disbursement Unit	332.31		22244	
41371	10/10/25	PRG-FRNK	John H Franklin	218.43		22244	
41372	10/10/25	PRG-GRMN	Charles Gorman	218.19		22244	
41373	10/10/25	PRG-NJFS	NJ FAMILY SUPPORT PROCES	11,451.62		22244	
41374	10/10/25	PRG-PRAT	Paris Pratt, Court Officer	893.31		22244	
41375	10/10/25	PRG-TODO	FRANK TODORO	234.44		22244	
41376	10/10/25	PRGPSCDU	PENNSYLVANIA SCDU	466.77		22244	
41377	10/10/25	PRMET	Metlife	292.03		22244	
41378	10/10/25	PRCAMDEN	City of Camden	93,724.70		22245	Direct Deposit
41379	10/10/25	PRNW	Nationwide Retirement Solution	5,482.90		22245	Direct Deposit

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	48	0	126,488.86	0.00
Direct Deposit:	5	0	200,048.08	0.00
Total:	53	0	326,536.94	0.00

TD T-ESCROW	Trust - Escrow	4308903700					
1872	09/26/25	DEM07	DEMBO, BROWN & BURNS LLP	1,872.00		22208	
1873	09/26/25	REM02	REMINGTON & VERNICK ENGINEERS	715.00	09/30/25	22216	Direct Deposit
1874	10/03/25	CME01	CME ASSOCIATES	12,471.20		22233	Direct Deposit
1875	10/10/25	REM02	REMINGTON & VERNICK ENGINEERS	5,940.00		22248	Direct Deposit
1876	10/17/25	DEM07	DEMBO, BROWN & BURNS LLP	6,016.00		22265	
1877	10/17/25	CME01	CME ASSOCIATES	6,375.75		22268	Direct Deposit
1878	10/17/25	REM02	REMINGTON & VERNICK ENGINEERS	0.00	10/17/25 VOID	0	
1879	10/17/25	REM02	REMINGTON & VERNICK ENGINEERS	113,702.68		22268	Direct Deposit

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	2	1	7,888.00	0.00
Direct Deposit:	5	0	139,204.63	0.00
Total:	7	1	147,092.63	0.00

TD T-TAX LIENS	Trust - Tax Liens	4308903552					
56000	09/22/25	LN-11304	CHANGSHENG LU	211.19	09/30/25	22203	

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void	Ref Num
TD T-TAX LIENS		Trust - Tax Liens 4308903552 Continued			
56001	09/22/25	LN-40190 GREYMORR LLC	55.00	09/30/25	22203
56002	09/22/25	LN-50190 FIG 20, LLC	1,091.75		22203
56003	09/22/25	LN-50190 FIG 20, LLC	855.93		22203
56004	09/22/25	LN-50190 FIG 20, LLC	1,199.32		22203
56005	09/22/25	LN-50190 FIG 20, LLC	1,521.08		22203
56006	09/22/25	LN-50190 FIG 20, LLC	324.43		22203
56007	09/22/25	LN-50190 FIG 20, LLC	322.76		22203
56008	09/22/25	LN-50190 FIG 20, LLC	2,778.88		22203
56009	09/22/25	LN-50190 FIG 20, LLC	1,237.86		22203
56010	09/22/25	LN-50190 FIG 20, LLC	3,378.53		22203
56011	09/22/25	LN-50190 FIG 20, LLC	361.71		22203
56012	09/22/25	LN-50192 NALINI FUNDING LLC	1,024.04		22203
56013	09/22/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	6,705.05	09/30/25	22203
56014	09/22/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	7,579.02	09/30/25	22203
56015	09/22/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	850.16	09/30/25	22203
56016	09/22/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	1,614.84	09/30/25	22203
56017	09/22/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	838.21	09/30/25	22203
56018	09/22/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	11,096.32		22203
56019	09/22/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	777.06		22203
56020	09/22/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	818.18		22203
56021	09/23/25	LN-11304 CHANGSHENG LU	27.00	09/30/25	22204
56022	09/23/25	LN-40148 FIG CUST FIGNJ19LLC & SEC PTY	19,521.14		22204
56023	09/23/25	LN-40190 GREYMORR LLC	6,120.11		22204
56024	09/23/25	LN-50120 RTLS Holding Corporation	7,832.03	09/30/25	22204
56025	09/23/25	LN-50190 FIG 20, LLC	1,260.49		22204
56026	09/23/25	LN-50190 FIG 20, LLC	684.65		22204
56027	09/23/25	LN-50190 FIG 20, LLC	554.93		22204
56028	09/23/25	LN-50190 FIG 20, LLC	1,385.75		22204
56029	09/23/25	LN-50190 FIG 20, LLC	977.66		22204
56030	09/23/25	LN-50190 FIG 20, LLC	1,772.47		22204
56031	09/23/25	LN-50190 FIG 20, LLC	2,145.14		22204
56032	09/23/25	LN-50190 FIG 20, LLC	1,067.32		22204
56033	09/23/25	LN-50190 FIG 20, LLC	1,121.61		22204
56034	09/23/25	LN-50192 NALINI FUNDING LLC	53.00		22204
56035	09/23/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	486.10		22204
56036	09/23/25	LN-50320 Fundpality 2023 LLC	19,269.82		22204
56037	09/23/25	LN-50354 TAX LIEN FUND L.P.	7,265.27		22204
56038	09/23/25	LN-50354 TAX LIEN FUND L.P.	5,733.89		22204
56039	09/23/25	LN-50354 TAX LIEN FUND L.P.	18,251.00		22204
56040	09/23/25	LN-50364 AMERICAN TAX LIEN FUND LLC	2,245.52		22204
56041	09/23/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	1,194.11		22204
56042	09/24/25	LN-50190 FIG 20, LLC	1,025.28		22205
56043	09/24/25	LN-50190 FIG 20, LLC	6,320.39		22205
56044	09/24/25	LN-50190 FIG 20, LLC	9,362.38		22205
56045	09/24/25	LN-50190 FIG 20, LLC	80.00	09/30/25	22205
56046	09/24/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	3,272.32		22205
56047	09/24/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	11,387.65		22205
56048	09/24/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	3,000.00	09/30/25	22206
56049	09/24/25	LN-50364 AMERICAN TAX LIEN FUND LLC	11.00		22206
56050	09/30/25	LN-40190 GREYMORR LLC	55.00		22223
56051	09/30/25	LN-50120 RTLS Holding Corporation	55.00		22223
56052	09/30/25	LN-50190 FIG 20, LLC	326.51		22223

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void	Ref Num	
TD T-TAX LIENS		Trust - Tax Liens 4308903552 Continued				
56053	09/30/25	LN-50190 FIG 20, LLC	1,057.87		22223	
56054	09/30/25	LN-50190 FIG 20, LLC	1,115.21		22223	
56055	09/30/25	LN-50190 FIG 20, LLC	3,049.89		22223	
56056	09/30/25	LN-50190 FIG 20, LLC	6,003.99		22223	
56057	09/30/25	LN-50190 FIG 20, LLC	6,927.46		22223	
56058	09/30/25	LN-50190 FIG 20, LLC	6,612.16	10/16/25 VOID	22223	(Reason: incorrect amount)
56059	09/30/25	LN-50190 FIG 20, LLC	1,093.54		22223	
56060	09/30/25	LN-50190 FIG 20, LLC	1,106.09		22223	
56061	09/30/25	LN-50190 FIG 20, LLC	1,226.01		22223	
56062	09/30/25	LN-50190 FIG 20, LLC	1,307.35		22223	
56063	09/30/25	LN-50190 FIG 20, LLC	1,371.28		22223	
56064	09/30/25	LN-50190 FIG 20, LLC	1,933.49		22223	
56065	09/30/25	LN-50190 FIG 20, LLC	1,180.63		22223	
56066	09/30/25	LN-50190 FIG 20, LLC	984.07		22223	
56067	09/30/25	LN-50190 FIG 20, LLC	3,593.03		22223	
56068	09/30/25	LN-50190 FIG 20, LLC	1,318.24		22223	
56069	09/30/25	LN-50190 FIG 20, LLC	1,251.55		22223	
56070	09/30/25	LN-50190 FIG 20, LLC	1,141.95		22223	
56071	09/30/25	LN-50190 FIG 20, LLC	274.09		22223	
56072	09/30/25	LN-50190 FIG 20, LLC	1,279.43		22223	
56073	09/30/25	LN-50190 FIG 20, LLC	1,676.72		22223	
56074	09/30/25	LN-50190 FIG 20, LLC	332.77		22223	
56075	09/30/25	LN-50190 FIG 20, LLC	1,949.50		22223	
56076	09/30/25	LN-50190 FIG 20, LLC	988.37		22223	
56077	09/30/25	LN-50190 FIG 20, LLC	1,106.20		22223	
56078	09/30/25	LN-50190 FIG 20, LLC	2,767.78		22223	
56079	09/30/25	LN-50190 FIG 20, LLC	1,300.83		22223	
56080	09/30/25	LN-50190 FIG 20, LLC	1,004.56		22223	
56081	09/30/25	LN-50190 FIG 20, LLC	1,121.88		22223	
56082	09/30/25	LN-50190 FIG 20, LLC	2,515.51		22223	
56083	09/30/25	LN-50190 FIG 20, LLC	995.31		22223	
56084	09/30/25	LN-50190 FIG 20, LLC	1,072.45		22223	
56085	09/30/25	LN-50190 FIG 20, LLC	1,169.69		22223	
56086	09/30/25	LN-50190 FIG 20, LLC	1,166.99		22223	
56087	09/30/25	LN-50190 FIG 20, LLC	1,423.84		22223	
56088	09/30/25	LN-50190 FIG 20, LLC	1,305.62		22223	
56089	09/30/25	LN-50190 FIG 20, LLC	1,860.92		22223	
56090	09/30/25	LN-50190 FIG 20, LLC	235.99		22223	
56091	09/30/25	LN-50190 FIG 20, LLC	1,384.77		22223	
56092	09/30/25	LN-50190 FIG 20, LLC	1,033.15		22223	
56093	09/30/25	LN-50190 FIG 20, LLC	947.92		22223	
56094	09/30/25	LN-50190 FIG 20, LLC	333.57		22223	
56095	09/30/25	LN-50190 FIG 20, LLC	980.47		22223	
56096	09/30/25	LN-50190 FIG 20, LLC	1,130.69		22223	
56097	09/30/25	LN-50190 FIG 20, LLC	1,038.23		22223	
56098	09/30/25	LN-50190 FIG 20, LLC	1,441.68		22223	
56099	09/30/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	17,290.07		22223	
56100	09/30/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	5,291.80		22223	
56101	09/30/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	451.73		22223	
56102	09/30/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	480.22		22223	
56103	09/30/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	1,820.69		22223	
56104	09/30/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	551.08		22223	

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void Ref Num
TD T-TAX LIENS		Trust - Tax Liens	4308903552 Continued		
56105	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	817.40	22223
56106	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	631.53	22223
56107	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	847.57	22223
56108	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	1,003.07	22223
56109	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	807.00	22223
56110	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	680.80	22223
56111	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	861.54	22223
56112	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	568.03	22223
56113	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	640.72	22223
56114	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	759.28	22223
56115	09/30/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	1,837.90	22223
56116	09/30/25	LN-50222	WSFS as Custodian for Actlien	10,455.04	22223
56117	09/30/25	LN-50320	Fundpality 2023 LLC	45.00	22223
56118	09/30/25	LN-50354	TAX LIEN FUND L.P.	16,712.13	22223
56119	09/30/25	LN-50370	STONEFIELD INVEST FUND IV, LLC	45.00	22223
56120	09/30/25	LN-50370	STONEFIELD INVEST FUND IV, LLC	1,232.99	22223
56121	09/30/25	LN-50381	VERTEX TL LLC	889.25	22223
56122	09/30/25	LN-50381	VERTEX TL LLC	1,079.09	22223
56123	10/02/25	LN-11304	CHANGSHENG LU	2,916.20	22224
56124	10/02/25	LN-11304	CHANGSHENG LU	4,213.61	22224
56125	10/02/25	LN-11352	EQUITY TRUST FRBO ADAM GREENBE	1,763.72	22224
56126	10/02/25	LN-50190	FIG 20, LLC	561.77	22224
56127	10/02/25	LN-50190	FIG 20, LLC	17,266.27	22224
56128	10/02/25	LN-50198	YOSIF Z ABED	11,474.13	22224
56129	10/02/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	5,167.25	22224
56130	10/02/25	LN-50370	STONEFIELD INVEST FUND IV, LLC	10,484.97	22224
56131	10/06/25	LN-50190	FIG 20, LLC	930.12	22236
56132	10/06/25	LN-50190	FIG 20, LLC	1,182.40	22236
56133	10/06/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	5,595.62	22236
56134	10/06/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	2,495.75	22236
56135	10/06/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	5,957.53	22236
56136	10/06/25	LN-50379	RTLF-NJ II LLC	6,168.92	22236
56137	10/06/25	LN-50198	YOSIF Z ABED	53.00	22237
56138	10/06/25	LN-50190	FIG 20, LLC	1,048.46	22238
56139	10/06/25	LN-50190	FIG 20, LLC	2,480.67	22238
56140	10/06/25	LN-50190	FIG 20, LLC	2,190.50	22238
56141	10/06/25	LN-50190	FIG 20, LLC	2,955.99	22238
56142	10/06/25	LN-50190	FIG 20, LLC	2,034.83	22238
56143	10/06/25	LN-50190	FIG 20, LLC	1,125.39	22238
56144	10/06/25	LN-50190	FIG 20, LLC	846.54	22238
56145	10/06/25	LN-50190	FIG 20, LLC	323.26	22238
56146	10/06/25	LN-50190	FIG 20, LLC	13,713.77	22238
56147	10/06/25	LN-50190	FIG 20, LLC	27.00	22238
56148	10/06/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	749.22	22238
56149	10/06/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	11,165.26	22238
56150	10/06/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	851.68	22238
56151	10/06/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	1,465.57	22238
56152	10/06/25	LN-50354	TAX LIEN FUND L.P.	4,710.65	22238
56153	10/07/25	LN-40190	GREYMORR LLC	55.00	22239
56154	10/07/25	LN-50190	FIG 20, LLC	828.76	22239
56155	10/07/25	LN-50190	FIG 20, LLC	1,739.41	22239
56156	10/07/25	LN-50190	FIG 20, LLC	2,805.31	22239

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void Ref Num
TD T-TAX LIENS		Trust - Tax Liens 4308903552 Continued		
56157	10/07/25	LN-50190 FIG 20, LLC	1,878.60	22239
56158	10/07/25	LN-50190 FIG 20, LLC	204.04	22239
56159	10/07/25	LN-50190 FIG 20, LLC	1,072.17	22239
56160	10/07/25	LN-50190 FIG 20, LLC	324.91	22239
56161	10/07/25	LN-50190 FIG 20, LLC	330.70	22239
56162	10/07/25	LN-50190 FIG 20, LLC	2,092.54	22239
56163	10/07/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	4,367.83	22239
56164	10/07/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	764.70	22239
56165	10/07/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	795.65	22239
56166	10/07/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	972.72	22239
56167	10/07/25	LN-50364 AMERICAN TAX LIEN FUND LLC	3,737.85	22239
56168	10/07/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	3,712.66	22239
56169	10/07/25	LN-50381 VERTEX TL LLC	896.49	22239
56170	10/07/25	LN-50379 RTLF-NJ II LLC	55.00	22240
56171	10/08/25	LN-11304 CHANGSHENG LU	43.00	22241
56172	10/08/25	LN-11304 CHANGSHENG LU	55.00	22241
56173	10/08/25	LN-50190 FIG 20, LLC	1,139.38	22241
56174	10/08/25	LN-50190 FIG 20, LLC	1,018.26	22241
56175	10/08/25	LN-50190 FIG 20, LLC	2,775.38	22241
56176	10/08/25	LN-50190 FIG 20, LLC	1,721.77	22241
56177	10/08/25	LN-50190 FIG 20, LLC	1,337.66	22241
56178	10/08/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	1,795.34	22241
56179	10/08/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	903.08	22241
56180	10/08/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	788.52	22241
56181	10/08/25	LN-50364 AMERICAN TAX LIEN FUND LLC	1,641.04	22241
56182	10/08/25	LN-40148 FIG CUST FIGNJ19LLC & SEC PTY	8,471.87	22242
56183	10/08/25	LN-50364 AMERICAN TAX LIEN FUND LLC	45.00	22242
56184	10/10/25	LN-50190 FIG 20, LLC	25,899.35	22251
56185	10/10/25	LN-50190 FIG 20, LLC	5,543.07	22251
56186	10/10/25	LN-50190 FIG 20, LLC	5,273.00	22251
56187	10/10/25	LN-50190 FIG 20, LLC	100.00	22251
56188	10/10/25	LN-50190 FIG 20, LLC	55.00	22251
56189	10/10/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	4,400.75	22251
56190	10/10/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	4,351.20	22251
56191	10/10/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	3,175.44	22251
56192	10/10/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	1,816.48	22251
56193	10/10/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,178.89	22251
56194	10/10/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,846.32	22251
56195	10/10/25	LN-50354 TAX LIEN FUND L.P.	7,207.20	22251
56196	10/10/25	LN-50354 TAX LIEN FUND L.P.	8,169.35	22251
56197	10/10/25	LN-50354 TAX LIEN FUND L.P.	5,518.44	22251
56198	10/10/25	LN-50354 TAX LIEN FUND L.P.	7,176.62	22251
56199	10/10/25	LN-50354 TAX LIEN FUND L.P.	3,894.31	22251
56200	10/10/25	LN-50354 TAX LIEN FUND L.P.	4,700.94	22251
56201	10/10/25	LN-50367 JOHN L COLEMAN	378.88	22251
56202	10/10/25	LN-50368 JUENARA WASHINGTON	344.87	22251
56203	10/10/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	45.00	22251
56204	10/10/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	45.00	22251
56205	10/10/25	LN-50373 CENTURION ACQUISITIONS LLC	880.76	22251
56206	10/10/25	LN-50374 SEDA MIKAYELYAN	357.61	22251
56207	10/10/25	LN-50374 SEDA MIKAYELYAN	357.61	22251
56208	10/10/25	LN-50374 SEDA MIKAYELYAN	357.65	22251

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void Ref Num
TD T-TAX LIENS		Trust - Tax Liens 4308903552 Continued		
56209	10/14/25	LN-50190 FIG 20, LLC	94.55	22252
56210	10/14/25	LN-50190 FIG 20, LLC	2,921.95	22252
56211	10/14/25	LN-50190 FIG 20, LLC	5,737.35	22252
56212	10/14/25	LN-50190 FIG 20, LLC	8,898.01	22252
56213	10/14/25	LN-50190 FIG 20, LLC	2,791.36	22252
56214	10/14/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	1,107.13	22252
56215	10/14/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	6,317.05	22252
56216	10/14/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	4,018.39	22252
56217	10/14/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	3,362.52	22252
56218	10/14/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	4,838.72	22252
56219	10/14/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	842.70	22252
56220	10/14/25	LN-50245 Epcot MD LLC	8,212.11	22252
56221	10/14/25	LN-50354 TAX LIEN FUND L.P.	4,089.51	22252
56222	10/14/25	LN-50354 TAX LIEN FUND L.P.	5,128.33	22252
56223	10/14/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	2,766.87	22252
56224	10/14/25	LN-50402 SHAMERE FREEMAN	20,086.14	22252
56225	10/16/25	ABE09 YOSIF ABED	9,051.82	22260
56226	10/16/25	FIGNJ19 FIG CUST FIGNJ19LLC & SEC PTY	1,200.00	22260
56227	10/16/25	LN-11304 CHANGSHENG LU	156.97	22260
56228	10/16/25	LN-40289 A. WASHINGTON	6,361.90	22260
56229	10/16/25	LN-50190 FIG 20, LLC	3,594.97	22260
56230	10/16/25	LN-50190 FIG 20, LLC	55.00	22260
56231	10/16/25	LN-50190 FIG 20, LLC	1,303.06	22260
56232	10/16/25	LN-50190 FIG 20, LLC	1,211.30	22260
56233	10/16/25	LN-50190 FIG 20, LLC	1,111.63	22260
56234	10/16/25	LN-50190 FIG 20, LLC	1,023.01	22260
56235	10/16/25	LN-50190 FIG 20, LLC	973.87	22260
56236	10/16/25	LN-50190 FIG 20, LLC	950.79	22260
56237	10/16/25	LN-50190 FIG 20, LLC	1,120.23	22260
56238	10/16/25	LN-50190 FIG 20, LLC	1,058.18	22260
56239	10/16/25	LN-50190 FIG 20, LLC	906.05	22260
56240	10/16/25	LN-50190 FIG 20, LLC	1,545.05	22260
56241	10/16/25	LN-50190 FIG 20, LLC	1,292.63	22260
56242	10/16/25	LN-50190 FIG 20, LLC	854.51	22260
56243	10/16/25	LN-50190 FIG 20, LLC	1,014.73	22260
56244	10/16/25	LN-50190 FIG 20, LLC	1,681.96	22260
56245	10/16/25	LN-50190 FIG 20, LLC	2,168.07	22260
56246	10/16/25	LN-50190 FIG 20, LLC	2,054.67	22260
56247	10/16/25	LN-50190 FIG 20, LLC	2,824.87	22260
56248	10/16/25	LN-50190 FIG 20, LLC	1,922.40	22260
56249	10/16/25	LN-50190 FIG 20, LLC	1,972.66	22260
56250	10/16/25	LN-50190 FIG 20, LLC	1,555.18	22260
56251	10/16/25	LN-50190 FIG 20, LLC	660.47	22260
56252	10/16/25	LN-50190 FIG 20, LLC	273.36	22260
56253	10/16/25	LN-50190 FIG 20, LLC	1,320.32	22260
56254	10/16/25	LN-50190 FIG 20, LLC	1,043.97	22260
56255	10/16/25	LN-50190 FIG 20, LLC	9,077.50	22260
56256	10/16/25	LN-50190 FIG 20, LLC	1,021.69	22260
56257	10/16/25	LN-50190 FIG 20, LLC	1,004.48	22260
56258	10/16/25	LN-50190 FIG 20, LLC	2,428.14	22260
56259	10/16/25	LN-50190 FIG 20, LLC	357.85	22260
56260	10/16/25	LN-50190 FIG 20, LLC	1,403.46	22260

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void	Ref Num	
TD T-TAX LIENS		Trust - Tax Liens 4308903552 Continued				
56261	10/16/25	LN-50190 FIG 20, LLC	1,367.12		22260	
56262	10/16/25	LN-50190 FIG 20, LLC	1,362.47		22260	
56263	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	876.59		22260	
56264	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	1,751.18		22260	
56265	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	9,102.93	10/20/25 VOID	22260	(Reason: incorrect amount)
56266	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	13,700.37		22260	
56267	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,744.92		22260	
56268	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	870.48		22260	
56269	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	944.12		22260	
56270	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	7,660.61		22260	
56271	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	682.58		22260	
56272	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	788.95		22260	
56273	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,051.62		22260	
56274	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,302.62		22260	
56275	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,354.47		22260	
56276	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,674.84		22260	
56277	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	656.81		22260	
56278	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	562.84		22260	
56279	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	861.04		22260	
56280	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,148.83		22260	
56281	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,460.79		22260	
56282	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	682.80		22260	
56283	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	15,149.20		22260	
56284	10/16/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	848.25		22260	
56285	10/16/25	LN-50309 Trade Money, LLC	184.31		22260	
56286	10/16/25	LN-50320 Fundpality 2023 LLC	3,514.65		22260	
56287	10/16/25	LN-50354 TAX LIEN FUND L.P.	3,573.79		22260	
56288	10/16/25	LN-50364 AMERICAN TAX LIEN FUND LLC	45.00		22260	
56289	10/16/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	2,687.64		22260	
56290	10/16/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	3,468.73		22260	
56291	10/16/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	1,902.00		22260	
56292	10/16/25	LN-50370 STONEFIELD INVEST FUND IV, LLC	1,471.88		22260	
56293	10/16/25	LN-50381 VERTEX TL LLC	1,027.54		22260	
56294	10/21/25	LN-40190 GREYMORR LLC	6,442.75		22291	
56295	10/21/25	LN-40289 A. WASHINGTON	55.00		22291	
56296	10/21/25	LN-50190 FIG 20, LLC	6,587.16		22291	
56297	10/21/25	LN-50190 FIG 20, LLC	1,332.99		22291	
56298	10/21/25	LN-50190 FIG 20, LLC	1,275.49		22291	
56299	10/21/25	LN-50190 FIG 20, LLC	1,069.03		22291	
56300	10/21/25	LN-50190 FIG 20, LLC	200.00		22291	
56301	10/21/25	LN-50190 FIG 20, LLC	328.70		22291	
56302	10/21/25	LN-50190 FIG 20, LLC	3,068.50		22291	
56303	10/21/25	LN-50190 FIG 20, LLC	1,097.85		22291	
56304	10/21/25	LN-50190 FIG 20, LLC	1,437.79		22291	
56305	10/21/25	LN-50190 FIG 20, LLC	11,808.08		22291	
56306	10/21/25	LN-50190 FIG 20, LLC	1,010.82		22291	
56307	10/21/25	LN-50198 YOSIF Z ABED	55.00		22291	
56308	10/21/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	9,079.93		22291	
56309	10/21/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	6,712.84		22291	
56310	10/21/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	777.12		22291	
56311	10/21/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	3,519.92		22291	
56312	10/21/25	LN-50204 PRO CAP 8 FBO Firstrust Bank	2,252.47		22291	

Check #	Check Date	Vendor		Amount Paid	Reconciled/Void	Ref Num	
TD T-TAX LIENS	Trust - Tax Liens	4308903552 Continued					
56313	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	3,986.74		22291	
56314	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	886.66		22291	
56315	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	14,434.88		22291	
56316	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	24,104.10		22291	
56317	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	831.26		22291	
56318	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	768.23		22291	
56319	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	3,436.06		22291	
56320	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	10,002.11		22291	
56321	10/21/25	LN-50204	PRO CAP 8 FBO Firstrust Bank	1,780.82		22291	
56322	10/21/25	LN-50320	Fundpality 2023 LLC	45.00		22291	
56323	10/21/25	LN-50354	TAX LIEN FUND L.P.	6,074.22		22291	
56324	10/21/25	LN-50354	TAX LIEN FUND L.P.	4,745.64		22291	
56325	10/21/25	LN-50354	TAX LIEN FUND L.P.	4,360.86		22291	
56326	10/21/25	LN-50354	TAX LIEN FUND L.P.	4,645.53		22291	
56327	10/21/25	LN-50354	TAX LIEN FUND L.P.	3,952.06		22291	
56328	10/21/25	LN-50370	STONEFIELD INVEST FUND IV, LLC	1,420.29		22291	
56329	10/21/25	LN-50372	KEVIN PITMAN	351.50		22291	
56330	10/21/25	LN-50370	STONEFIELD INVEST FUND IV, LLC	1,957.23		22292	

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	329	2	957,211.91	15,715.09
Direct Deposit:	0	0	0.00	0.00
Total:	329	2	957,211.91	15,715.09

TD T-TRUST	Trust - Other Trust 4308903635					
3761	09/26/25	VMG02	VERSUS MOBILE GAMING STUDIO	2,000.00		22213
3762	10/03/25	CUB01	CUBBYCUB LLC	2,350.00		22234
3763	10/03/25	SCI03	SCIBAL ASSOCIATES, INC	46,950.00		22234
3764	10/10/25	NJD20	NJ DEPT OF HLTH & SR SER.	60.00		22249
3765	10/10/25	JRA01	JBER RISK ADVISORS, LLC	1,600.00		22250 Direct Deposit

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	4	0	51,360.00	0.00
Direct Deposit:	1	0	1,600.00	0.00
Total:	5	0	52,960.00	0.00

TD WATER	Water (and Sewer)	4308903560				
8943	09/26/25	NJA18	NJ AMERICAN WATER CO	292,264.38		22214
8944	09/26/25	AME80	AMERICAN WATER SERVICES	1,424,968.27	09/30/25	22220 Direct Deposit
8945	10/03/25	AME80	AMERICAN WATER SERVICES	4,709,595.86		22231 Direct Deposit
8946	10/17/25	NJA18	NJ AMERICAN WATER CO	288,634.03		22266

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	2	0	580,898.41	0.00
Direct Deposit:	2	0	6,134,564.13	0.00
Total:	4	0	6,715,462.54	0.00

Report Totals	Paid	Void	Amount Paid	Amount Void
Checks:	596	7	3,096,036.98	92,198.53
Direct Deposit:	148	1	8,293,606.78	6,600.00
Total:	744	8	11,389,643.76	98,798.53

Totals by Year-Fund Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
Current Fund	4-01	7,069.10	0.00	0.00	7,069.10
Current Fund	5-01	1,692,052.13	34,918.72	0.00	1,726,970.85
Water Operating Fund	5-05	2,852,645.03	0.00	0.00	2,852,645.03
Sewer Operating Fund	5-07	618,372.06	0.00	0.00	618,372.06
Payroll	5-10	326,536.94	0.00	0.00	326,536.94
Trust Fund - Insurance	5-13	48,550.00	0.00	0.00	48,550.00
Trust Fund - TTL Redemption	5-15	957,211.91	0.00	0.00	957,211.91
Trust Fund - Other	5-16	4,350.00	0.00	0.00	4,350.00
Trust Fund - Animal Control	5-32	60.00	0.00	0.00	60.00
Year Total:		6,499,778.07	34,918.72	0.00	6,534,696.79
Water Capital Fund	C-06	3,244,445.45	0.00	0.00	3,244,445.45
Grant Fund	G-02	962,149.93	186,840.25	0.00	1,148,990.18
Trust Fund - HUD	H-25	307,349.61	0.00	0.00	307,349.61
Total Of All Funds:		11,020,792.16	221,758.97	0.00	11,242,551.13

Project Description	Project No.	Project Total
SPECTRUM CAPITAL CAMDEN, LLC	0408I850	920.36
LEAP ACADEMY 527 COOPER SREET	0408I908	725.90
MATRIX ADMIRAL WILSON DEV	0408I909	3,384.60
PSE&G M&R STATION	0408I910	495.00
PENNSAUKEN QOZ SELF STORAGE LL	0408I927	3,594.80
ABLETT VILLAGE PHASE I URBAN	0408I935	1,145.90
NORTHGATE PRESERVATION URBAN	0408I939	6,843.00
1828 REALTY ASSOCIATES, LLC	0408I944	378.40
PATRICK J KELLY DRUMS, INC	0408I946	220.00
VIRTUA OLOL HOSPITAL, INC	0408I951	386.80
PSE&G LOCUST ST. NEW BREAKER	0408I954	1,610.35
HOLTEC TECHNOLOGY CENTER, LLC	0408I955	15,691.30
THE COOPER HEALTH SYSTEM	0408I957	8,825.74
SC GARDEN STATE GROWTH ZONE	0408I963	4,861.90
HOLCOMB TRANSPORTATION LLC	0408I964	3,139.60
THE COOPER HEALTH SYSTEM TWR A	0408I966	24,685.25
Parkside Redevelopment, LLC	0408P887	208.75
REAL PORTFOLIO 5, LLC	0408P916	5,247.50
VIRTUA OLOL TRASH COMPACTOR	0408P940	395.90
PSE&G LOCUST ST 69 KV SUBSTATN	0408P954	5,940.00
Subaru HQ Traffic Calming	0408P963	1,677.88
958-960 N 27TH STREET LLC ETC	0408P967	1,308.75
THE HEART OF CAMDEN, INC.	0408P968	605.00
NATIONAL ENERGY PARTNERS, LLC	0408P970	770.00
CHERAN ROLLINS&MALCOM A.STILL	0408P974	1,650.00
PSE&G TEMPORARY LAYDOWN AREA	0408P979	330.00
KIPP COOPER NORCROSS SECT 31	0408P980	4,235.00

Project Description	Project No.	Project Total
COOPER HEALTH SYSTEM	0408P982	4,015.00
3631 WESTFIELD AVENUE	0408P983	1,100.00
CLOUD 9 LUXE WATERFRONT SKY	0408P988	1,965.00
Resin Tech	14267	32.00
Cooper Lanning Sq Ren School	14421	528.00
REAL PORTFOLI 5, LLC	15352	1,584.00
INLAND REAL ESTATE ACQUISITION	15366	784.00
ALFRED CRAMMER URBAN RENEWAL L	16550	192.00
CAMDEN COUNTY HISTORICAL PLAN	16583	1,120.00
KAIGHN AVE/KIPP COOPER SITE	16609	3,648.00
PSE&G AU701	SOPSEG24	18,846.95
2025 Various SO Eng Rev Fee	SOPSEG25	14,000.00
Total Of All Projects:		147,092.63

C-2

VICTOR G. CARSTARPHEN
MAYOR

DEPARTMENT OF FINANCE
CITY OF CAMDEN
NEW JERSEY

SCOTT Z. PARKER
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MEMORANDUM

To: Honorable Angel Fuentes, City Council President
Luis Pastoriza, Municipal Clerk

From: Scott Z. Parker, Finance Director SZP

Date: October 22, 2025

Subject: Payroll Register Summary Communications for Forthcoming City Council Meeting- November 12, 2025 .

RECEIVED
2025 OCT 24 AM 8:50
CAMDEN, N.J.

Attached, please find the Payroll Register Summary for the City of Camden for the pay periods of 10/10/2025 and 10/24/2025 . Detailed information is available upon request to the Mayor's Office.

Please include this communication in the agenda for the forthcoming Council Meeting to be voted on for approval.

Please contact me at extension 7582, if you have any additional questions.

SZP/mr

Attachments

cc: Honorable Victor Carstarphen, Mayor

Final Totals	610 Checks to be Printed	609 Regular	0 Vacation	0 Manual	1 Other	0 Interim	0 Overtime	0 Special	0 Adjustment
	0 Checks Voided since Last Payroll	0 Regular	0 Vacation	0 Manual	0 Other	0 Interim	0 Overtime	0 Special	0 Adjustment

Totals:	This Payroll		YTD Beg	This Payroll	Void	Net	YTD End
		Gross:	34,830,365.54	1,692,599.01	0.00	1,692,599.01	36,522,964.55
Regular Pay:	1,553,039.08	*Fwt Wages:	30,135,744.30	1,438,290.11	0.00	1,438,290.11	31,574,034.41
Overtime Pay:	106,139.71	Soc Sec:	1,105,991.37	54,020.57	0.00	54,020.57	1,160,011.94
Vacation Pay:	0.00	Medicare:	479,342.57	23,271.53	0.00	23,271.53	502,614.10
Holiday Pay:	0.00	Adtl Med Tax:	249.11	104.01	0.00	104.01	353.12
Sick Pay:	0.00	Fwt:	3,327,460.52	148,709.60	0.00	148,709.60	3,476,170.12
Special Pay:	192.50	Swt:	1,437,314.27	68,252.85	0.00	68,252.85	1,505,567.12
Admin Pay:	0.00	Cwt:	0.00	0.00	0.00	0.00	0.00
Comp Pay:	0.00	Owt:	0.00	0.00	0.00	0.00	0.00
Other Pay:	0.00	FLI:	114,565.60	5,488.50	0.00	5,488.50	120,054.10
		SUI:	92,143.70	1,370.87	0.00	1,370.87	93,514.57
		SDI:	79,862.34	3,825.35	0.00	3,825.35	83,687.69
		WKDV:	0.00	0.00	0.00	0.00	0.00
		HLTH:	0.00	0.00	0.00	0.00	0.00
		Total Other Tax:	286,571.64	10,684.72	0.00	10,684.72	297,256.36
		Bef Tax Ded:	4,881,732.45	263,872.46	0.00	263,872.46	5,145,604.91
		Aft Tax Ded:	2,039,327.76	107,797.79	0.00	107,797.79	2,147,125.55
		Net:	21,548,462.75	1,015,885.48	0.00	1,015,885.48	22,564,348.23
Employer Liability Totals:		Soc Sec:	1,105,991.37	54,020.57	0.00	54,020.57	1,160,011.94
		Medicare:	479,342.57	23,271.53	0.00	23,271.53	502,614.10
		Owt:	0.00	0.00	0.00	0.00	0.00
		FLI:	0.00	0.00	0.00	0.00	0.00
		SUI:	0.00	0.00	0.00	0.00	0.00
		SDI:	22,420.81	221.42	0.00	221.42	22,642.23
		WKDV:	0.00	0.00	0.00	0.00	0.00
		HLTH:	0.00	0.00	0.00	0.00	0.00
		Total Other Tax:	22,420.81	221.42	0.00	221.42	22,642.23
		Fui:	0.00	0.00	0.00	0.00	0.00
		Employer Liability Earning Codes:	7,450,032.91	371,111.31	0.00	371,111.31	7,821,144.22
		Total Employer Liabilities:	9,057,787.66	448,624.83	0.00	448,624.83	9,506,412.49
		Total Gross + Employer Liabilities:	**43,888,153.20**	**2,141,223.84**	**0.00**	**2,141,223.84**	**46,029,377.04**

This Payroll Direct Deposit

Payroll Direct Deposit:	989,759.54
Deduction Direct Deposit:	0.00
Total Direct Deposit:	989,759.54

Code 98 Exempt Fwt Wages:	1,432.54
Code 98 Exempt Swt Wages:	853.27

*Code 98 Employees are excluded from the Fwt Wages on this Report.

Employee + Employer Soc Sec:	108,041.14
Employee + Employer Med:	46,647.07
Fwt:	148,709.60
Total Soc Sec, Med + Fwt:	303,397.81

NOTE: Ytd Totals include ALL Employees for the Current Payroll Year.

Total Deductions and Earnings:

Code	Description	******** This Payroll ******** Ded Amt	Earn Amt	******** Void Checks ********* Ded Amt	Earn Amt	********* Net Totals ********* Ded Amt	Earn Amt
E02	SECOND TITLED EMPLOY		9,057.03		0.00		9,057.03
E03	ACTING STATUS		236.29		0.00		236.29
E06	DOCKING		2,742.59-		0.00		2,742.59-
E09	ADJUSTMENT		1,010.03		0.00		1,010.03
E10	ON CALL		1,000.00		0.00		1,000.00
E13	SUSPENSION		981.00-		0.00		981.00-
E17	Overtime $		25,643.11		0.00		25,643.11
E19	Vacation Payout		4.85		0.00		4.85
GF0	G - GARN GORMAN	218.19		0.00		218.19	
GG0	G - GARN LACEY	0.00		0.00		0.00	
GI0	G - GARN FRANKLIN	218.43		0.00		218.43	
GJ0	G - GARN TODORO	234.44		0.00		234.44	
GK0	G - GARN CC SHERIFF	34.55		0.00		34.55	
GL0	G - GARN PARIS PRATT	893.31		0.00		893.31	
GP0	G - SUPPORT - NJ/PA	466.77		0.00		466.77	
GQ0	G - Support Florida	332.31		0.00		332.31	
GS0	G - SUPPORT - NJ	8,988.24		0.00		8,988.24	
GS1	G - SUPPORT - NJ	918.96		0.00		918.96	
GS2	G - SUPPORT - NJ	705.33		0.00		705.33	
GS3	G - SUPPORT - NJ	403.97		0.00		403.97	
GS4	G - SUPPORT - NJ	326.48		0.00		326.48	
GS5	G - SUPPORT - NJ	56.46		0.00		56.46	
GS6	G - SUPPORT - NJ	26.09		0.00		26.09	
GS7	G - SUPPORT - NJ	26.09		0.00		26.09	
HEA	CH 78 COST SHARE	93,952.48		0.00		93,952.48	
HEB	CH 78 COST SHARE BACK ADJUST	299.78-		0.00		299.78-	
IMP	IMPUTED INCOME		10,996.10		0.00		10,996.10
PD1	DCRP - PENSION	4,074.77		0.00		4,074.77	
PE1	PERS - PENSION	55,237.33		0.00		55,237.33	
PE2	PERS - BACK DEDUCTIONS	1,704.50		0.00		1,704.50	
PE4	PERS - CONTRIBUTORY INSURANCE	3,574.03		0.00		3,574.03	
PE9	PERS - LOAN REPAYMENT	20,003.12		0.00		20,003.12	
PF1	PFRS - PENSION	78,000.18		0.00		78,000.18	
PF2	PFRS - BACK DEDUCTIONS	1,794.22		0.00		1,794.22	
PF9	PFRS - LOAN REPAYMENT	23,523.34		0.00		23,523.34	
PTA	DEF COMP - NATIONWIDE	3,785.58		0.00		3,785.58	
PTB	DEF COMP - NATIONWIDE ROTH	1,697.32		0.00		1,697.32	
PTF	DEF COMP - COREBRIDGE	19,417.00		0.00		19,417.00	

PTG	DEF COMP - COREBRIDGE ROTH	96.92		0.00		96.92	
PTK	DEF COMP - MET LIFE	292.03		0.00		292.03	
PTO	DEF COMP - Equitable	2,984.00		0.00		2,984.00	
PTP	DEF COMP - Equiitable Roth	1,550.00		0.00		1,550.00	
PTS	DEF COMP - National Life Group	120.00		0.00		120.00	
S10	AFLAC PRE-TAX	2,441.80		0.00		2,441.80	
S22	AFLAC GEORGIA POST-TAX	2,352.49		0.00		2,352.49	
S31	AFLAC NY PRE-TAX	19.09		0.00		19.09	
S32	AFLAC NY POST-TAX	27.79		0.00		27.79	
S81	AFLAC XGRD POST-TAX	173.78		0.00		173.78	
S99	AFLAC FSA WAGE WORKS	288.45		0.00		288.45	
SC1	SUPP - COLONIAL PRE-TAX	352.84		0.00		352.84	
SC2	SUPP - COLONIAL POST-TAX	2,686.31		0.00		2,686.31	
SC8	SUPP - COLONIAL X-GUARDS	19.97		0.00		19.97	
T01	NJ TAX ADJUSTMENT	18,373.78		0.00		18,373.78	
UC1	DUES - CWA STAFF	4,373.30		0.00		4,373.30	
UC2	DUES - CWA X-GRD	577.50		0.00		577.50	
UC3	DUES - CWA SUPERVISORS	2,007.07		0.00		2,007.07	
UC4	DUES - CWA PAC	30.00		0.00		30.00	
UC5	DUES - CWA PARKING DEDUCTION	589.00		0.00		589.00	
UF1	DUES - FIRE 2578	3,742.26		0.00		3,742.26	
UF2	DUES - FIRE 788	5,591.16		0.00		5,591.16	
UF5	DUES - FIRE HOUSE FUND	2,595.00		0.00		2,595.00	
XMD	Additional Medicare	104.01		0.00		104.01	
Z01	MISC - WAGE GARNISHMENT FEE	61.00		0.00		61.00	
Z02	MISC - LOST SWIPE CARD FEE	10.00		0.00		10.00	
Z04	Misc - Fines / Discipline	1.00		0.00		1.00	
		371,774.26	44,223.82	0.00	0.00	371,774.26	44,223.82

Employer Liability Codes:

Code	Description	Liability Amt	Void Amt	Net Amt
9H0	HEALTH BENEFIT EMPLOYER	371,111.31	0.00	371,111.31
		371,111.31	0.00	371,111.31

Break Down of Employees Paid:

Total Male:	384
Total Female:	226
Total Unknown:	0
Total Employees:	610

There are NO errors or warnings in this Payroll Register.

Final Totals	612 Checks to be Printed	612 Regular	0 Vacation	0 Manual	0 Other	0 Interim	0 Overtime	0 Special	0 Adjustment
	1 Checks Voided since Last Payroll	1 Regular	0 Vacation	0 Manual	0 Other	0 Interim	0 Overtime	0 Special	0 Adjustment

Totals:	This Payroll		YTD Beg	This Payroll	Void	Net	YTD End
		Gross:	36,522,964.55	1,748,813.54	861.15	1,747,952.39	38,270,916.94
Regular Pay:	1,554,348.42	*Fwt Wages:	31,574,034.41	1,492,384.45	356.78	1,492,027.67	33,066,062.08
Overtime Pay:	158,826.71	Soc Sec:	1,160,011.94	54,061.22	45.54	54,015.68	1,214,027.62
Vacation Pay:	0.00	Medicare:	502,614.10	24,078.59	10.65	24,067.94	526,682.04
Holiday Pay:	0.00	Adtl Med Tax:	353.12	104.01	0.00	104.01	457.13
Sick Pay:	0.00	Fwt:	3,476,170.12	160,871.04	0.00	160,871.04	3,637,041.16
Special Pay:	847.00	Swt:	1,505,567.12	72,280.98	13.46	72,267.52	1,577,834.64
Admin Pay:	0.00	Cwt:	0.00	0.00	0.00	0.00	0.00
Comp Pay:	0.00	Owt:	0.00	0.00	0.00	0.00	0.00
Other Pay:	0.00	FLI:	120,054.10	5,613.84	2.84	5,611.00	125,665.10
		SUI:	93,514.57	1,265.97	3.66	1,262.31	94,776.88
		SDI:	83,687.69	3,912.62	1.98	3,910.64	87,598.33
		WKDV:	0.00	0.00	0.00	0.00	0.00
		HLTH:	0.00	0.00	0.00	0.00	0.00
		Total Other Tax:	297,256.36	10,792.43	8.48	10,783.95	308,040.31
		Bef Tax Ded:	5,145,604.91	265,995.89	508.41	265,487.48	5,411,092.39
		Aft Tax Ded:	2,154,705.31	105,361.85	40.00	105,321.85	2,260,027.16
		Net:	22,564,348.23	1,055,267.53	234.61	1,055,032.92	23,619,381.15
Employer Liability Totals:		Soc Sec:	1,160,011.94	54,061.22	45.54	54,015.68	1,214,027.62
		Medicare:	502,614.10	24,078.59	10.65	24,067.94	526,682.04
		Owt:	0.00	0.00	0.00	0.00	0.00
		FLI:	0.00	0.00	0.00	0.00	0.00
		SUI:	0.00	0.00	0.00	0.00	0.00
		SDI:	22,642.23	212.02	0.86	211.16	22,853.39
		WKDV:	0.00	0.00	0.00	0.00	0.00
		HLTH:	0.00	0.00	0.00	0.00	0.00
		Total Other Tax:	22,642.23	212.02	0.86	211.16	22,853.39
		Fui:	0.00	0.00	0.00	0.00	0.00
	Employer Liability Earning Codes:		7,821,144.22	371,577.47	568.15	371,009.32	8,192,153.54
	Total Employer Liabilities:		9,506,412.49	449,929.30	625.20	449,304.10	9,955,716.59
	Total Gross + Employer Liabilities:		**46,029,377.04**	**2,198,742.84**	**1,486.35**	**2,197,256.49**	**48,226,633.53**

This Payroll Direct Deposit

Payroll Direct Deposit:	1,028,471.59
Deduction Direct Deposit:	0.00
Total Direct Deposit:	1,028,471.59
Code 98 Exempt Fwt Wages:	1,432.54
Code 98 Exempt Swt Wages:	853.27

*Code 98 Employees are excluded from the Fwt Wages on this Report.

Employee + Employer Soc Sec:	108,031.36
Employee + Employer Med:	48,239.89
Fwt:	160,871.04
Total Soc Sec, Med + Fwt:	317,142.29

NOTE: Ytd Totals include ALL Employees for the Current Payroll Year.

Total Deductions and Earnings:

		******** This Payroll ********		******** Void Checks *********		********* Net Totals *********	
Code	Description	Ded Amt	Earn Amt	Ded Amt	Earn Amt	Ded Amt	Earn Amt
E02	SECOND TITLED EMPLOY		9,057.03		0.00		9,057.03
E03	ACTING STATUS		450.07		0.00		450.07
E06	DOCKING		7,401.67-		0.00		7,401.67-
E09	ADJUSTMENT		278.28-		0.00		278.28-
E10	ON CALL		1,000.00		0.00		1,000.00
E14	AUTO ALLOWANCE		525.00		0.00		525.00
E17	Overtime $		31,439.26		0.00		31,439.26
GF0	G - GARN GORMAN	157.46		0.00		157.46	
GG0	G - GARN LACEY	0.00		0.00		0.00	
GI0	G - GARN FRANKLIN	218.43		0.00		218.43	
GJ0	G - GARN TODORO	216.49		0.00		216.49	
GK0	G - GARN CC SHERIFF	34.55		0.00		34.55	
GL0	G - GARN PARIS PRATT	589.18		0.00		589.18	
GP0	G - SUPPORT - NJ/PA	466.77		0.00		466.77	
GQ0	G - Support Florida	332.31		0.00		332.31	
GS0	G - SUPPORT - NJ	8,951.08		0.00		8,951.08	
GS1	G - SUPPORT - NJ	893.02		0.00		893.02	
GS2	G - SUPPORT - NJ	662.62		0.00		662.62	
GS3	G - SUPPORT - NJ	352.91		0.00		352.91	
GS4	G - SUPPORT - NJ	294.57		0.00		294.57	
GS5	G - SUPPORT - NJ	37.46		0.00		37.46	
GS6	G - SUPPORT - NJ	17.32		0.00		17.32	
GS7	G - SUPPORT - NJ	17.32		0.00		17.32	
GS8	G - Support - NJ	116.01		0.00		116.01	
HEA	CH 78 COST SHARE	94,170.38		130.68		94,039.70	
HEB	CH 78 COST SHARE BACK ADJUST	49.77		0.00		49.77	
IMP	IMPUTED INCOME		10,999.34		4.04		10,995.30
PD1	DCRP - PENSION	4,045.66		0.00		4,045.66	
PE1	PERS - PENSION	55,085.10		0.00		55,085.10	
PE2	PERS - BACK DEDUCTIONS	1,704.50		0.00		1,704.50	
PE3	PERS - ARREARS	173.86		0.00		173.86	
PE4	PERS - CONTRIBUTORY INSURANCE	3,563.87		0.00		3,563.87	
PE5	PERS - INSURANCE ARREARS	36.14		0.00		36.14	
PE9	PERS - LOAN REPAYMENT	19,859.71		0.00		19,859.71	
PF1	PFRS - PENSION	78,000.18		233.23		77,766.95	
PF2	PFRS - BACK DEDUCTIONS	1,938.72		144.50		1,794.22	
PF3	PFRS - ARREARS	1,739.97		0.00		1,739.97	
PF9	PFRS - LOAN REPAYMENT	23,523.34		0.00		23,523.34	

PTA	DEF COMP - NATIONWIDE	3,790.68		0.00		3,790.68	
PTB	DEF COMP - NATIONWIDE ROTH	1,728.32		25.00		1,703.32	
PTF	DEF COMP - COREBRIDGE	19,417.00		0.00		19,417.00	
PTG	DEF COMP - COREBRIDGE ROTH	96.92		0.00		96.92	
PTK	DEF COMP - MET LIFE	292.03		0.00		292.03	
PTO	DEF COMP - Equitable	3,583.30		0.00		3,583.30	
PTP	DEF COMP - Equiitable Roth	1,550.00		0.00		1,550.00	
PTS	DEF COMP - National Life Group	1,120.00		0.00		1,120.00	
S10	AFLAC PRE-TAX	2,430.22		0.00		2,430.22	
S22	AFLAC GEORGIA POST-TAX	2,336.11		0.00		2,336.11	
S31	AFLAC NY PRE-TAX	19.09		0.00		19.09	
S32	AFLAC NY POST-TAX	27.79		0.00		27.79	
S81	AFLAC XGRD POST-TAX	201.08		0.00		201.08	
S99	AFLAC FSA WAGE WORKS	288.45		0.00		288.45	
SC1	SUPP - COLONIAL PRE-TAX	352.84		0.00		352.84	
SC2	SUPP - COLONIAL POST-TAX	2,686.31		0.00		2,686.31	
SC8	SUPP - COLONIAL X-GUARDS	113.49		0.00		113.49	
SF1	SUPP - FIRE INSURANCE	5,752.59		0.00		5,752.59	
T01	NJ TAX ADJUSTMENT	6,847.37		0.00		6,847.37	
UC1	DUES - CWA STAFF	4,327.89		0.00		4,327.89	
UC2	DUES - CWA X-GRD	577.50		0.00		577.50	
UC3	DUES - CWA SUPERVISORS	2,007.07		0.00		2,007.07	
UC4	DUES - CWA PAC	30.00		0.00		30.00	
UC5	DUES - CWA PARKING DEDUCTION	589.00		0.00		589.00	
UF1	DUES - FIRE 2578	3,742.26		0.00		3,742.26	
UF2	DUES - FIRE 788	5,591.16		0.00		5,591.16	
UF3	DUES - BUFF	1,551.57		0.00		1,551.57	
UF4	DUES - LPFFA	400.00		0.00		400.00	
UF5	DUES - FIRE HOUSE FUND	2,595.00		15.00		2,580.00	
XMD	Additional Medicare	104.01		0.00		104.01	
Z01	MISC - WAGE GARNISHMENT FEE	63.00		0.00		63.00	
Z04	Misc - Fines / Discipline	1.00		0.00		1.00	
		371,461.75	45,790.75	548.41	4.04	370,913.34	45,786.71

Employer Liability Codes:

Code	Description	Liability Amt	Void Amt	Net Amt
9H0	HEALTH BENEFIT EMPLOYER	371,577.47	568.15	371,009.32
		371,577.47	568.15	371,009.32

Break Down of Employees Paid:
Total Male: 387
Total Female: 225

Ordinances 1st Reading

O-1

RAMOS
11/13/2025

ORDINANCE AMENDING CHAPTER 400; FOOD SERVICE ENTITIES, TO PROHIBIT THE DISTRIBUTION OF PLASTIC AND NON-PLASTIC SINGLE-USE FOOD SERVICE ITEMS FOR TAKE-OUT OR DELIVERY ORDERS UNLESS REQUESTED BY A CUSTOMER

WHEREAS, Food Service Entities, Restaurants, Restaurants-BYOB and Restaurants-Carry-out/Fast Food may routinely include plastic and non-plastic single-use utensils and other items in delivery and take-out orders without the customer's knowledge or request; and

WHEREAS, such single-use items have a detrimental impact on the environment, including but not limited to our clean water supplies; and

WHEREAS, the City Council of the City of Camden believes that public health and safety requires an amendment to Chapter 400; Food Service Entities, to now include a new section, §400-3; Single-Use Food Service Items – Camden's "Skip the Stuff" Ordinance, to restrict the use of such single-use items; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden that Chapter 400; Food Service Entities, is amended as follows:

CHAPTER 400 FOOD SERVICE ENTITIES

§400-1. Definitions.

Same.

§400-2. Restrictions, Violations and penalties.

Same.

§400-3. Single-Use Food Service Items – Camden's "Skip the Stuff" Ordinance

A. Definitions.

As used in this section, the following terms shall have the meanings indicated:

BEVERAGE — means any potable liquid, including water, tea, coffee, iced tea, ice coffee, milk, soda or other form of potable liquid, frozen or semi-frozen, intended for drinking.

CONDIMENT — means packaged ketchup, mustard, mayonnaise, hot sauce, salt, pepper, seasoning, tartar sauce, relish, soy sauce or other substance designed to provide special flavor to food.

CONDIMENT PACKET — means a small pouch or bag, sealed by the manufacturer, that contains single-use quantities of foods in packets, including ketchup, mustard, relish, tartar sauce, soy sauce or similar items.

CUSTOMER REQUEST — means a specific written, verbal or online inquiry or request made by a customer to a Food Services Entity, Restaurant, Restaurant-BYOB and a Restaurant-Carry-out/Fast Food provider or its representative.

FOOD OR BEVERAGE CONTAINER — a container designed to hold, store or transport food or a beverage securely.

FOOD SERVICES ENTITY – refers to any business or commercial establishment as so defined in §400-1; Definitions, herein, in this Chapter.

PLASTIC — refers to a wide range of synthetic and semi-synthetic materials derived from polymers or plants.

PORTION CUPS — small, disposable containers typically with lids, designed to hold single servings of condiments, dipping sauces or dressings.

RESTAURANT - refers to any business or commercial establishment as so defined in §400-1; Definitions, herein, in this Chapter.

RESTAURANT – BYOB - refers to any business or commercial establishment as so defined in §400-1; Definitions, herein, in this Chapter.

RESTAURANT – CARRY-OUT/FAST FOOD - refers to any business or commercial establishment as so defined in §400-1; Definitions, herein in this Chapter.

SELF-SERVICE STATION — means a location within a Food Services Entity, Restaurant, Restaurant-BYOB or a Restaurant-Carry-out/Fast Food provider where customers serve themselves, generally without the help of a staff member.

SINGLE-USE FOOD SERVICE ITEM — means plastic and non-plastic items, other than bags and straws, which are designed to be discarded after a single-use, including utensils, condiment packets, plastic packets generally containing some or all of the following: single-use utensils, salt, pepper, hand wipes and napkins, stirrers and splash or spill sticks, , and other similar items designed for one-time use.

SPLASH OR SPILL STICK — means a device primarily intended to be used to keep heat and liquid from escaping a cup with a lid.

STIRRER — means a device primarily intended for stirring beverages.

UTENSIL — means an instrument, including but not limited to, a knife, fork, spoon or chopsticks which is commonly used to eat food or meals.

B. Prohibitions on Distribution.

1. A Food Services Entity, Restaurant, Restaurant-BYOB and a Restaurant-Carry-out/Fast Food provider shall not distribute single-use food service items with takeout or delivery orders, except upon a customer's request.

2. Online ordering and delivery apps used by a Food Services Entity, Restaurant, Restaurant-BYOB and a Restaurant-Carry-out/Fast Food provider shall provide for a specific default to not provide single-use food service items to a customer unless the customer requests same during the order process.

3. Delivery and courier services shall not provide single-use food service items unless requested by the customer.

C. Exemptions.

1. The prohibitions herein shall not apply to:

a. A food or beverage container as defined herein.

b. A portion cup used by a Food Services Entity, Restaurant, Restaurant-BYOB or a Restaurant-Carry-out/Fast Food provider which are filled by the food provider and then provided to the customer in small amounts, such as of condiments, gravy, sauce, dressing, or flavoring and which are used to accompany a meal.

c. A Self-service station within a Food Services Entity, Restaurant, Restaurant-BYOB or a Restaurant-Carry-out/Fast Food provider where customers generally serve themselves.

d. Pre-packaged food or beverages sold or distributed by a Food Services Entity, Restaurant, Restaurant-BYOB and a Restaurant-Carry-out/Fast Food provider.

e. Those items governed by the provisions of New Jersey Public Law 2020, c.117; N.J.S.A. 13:1E-99.126, et seq.

D. Enforcement, violations and penalties.

1. The Chief License Inspector in the Department of Code Enforcement shall be responsible for enforcement of §400-3, herein, and shall have the authority to establish policies and procedures consistent with this Section.

2. A Food Services Entity, Restaurant, Restaurant-BYOB and a Restaurant-Carry-out/Fast Food provider violating any of the provisions of §400-3, herein, shall, be subject to a written warning for a first violation. For a second violation of the provisions of §400-3, herein, a Food Services Entity, Restaurant, Restaurant-BYOB and a Restaurant-Carry-out/Fast Food provider shall, upon conviction, be subject to the following penalty: $100.00. For a third or subsequent violation of the provisions of §400-3, herein, a Food Services Entity, Restaurant, Restaurant-BYOB and a Restaurant-Carry-out/Fast Food provider shall, upon conviction, be subject to the penalties imposed in accordance with the provisions of section 1-15.

E. Effective Date.

1. The violations and penalties, as provided for in section §400-3 D, herein, shall take effect only after sixty (60) days following the effective date, to allow the City of Camden with the opportunity to provide the public and Food Services Entities, Restaurants, Restaurants-BYOB or a Restaurant-Carry-out/Fast Food providers with information with regard to the provisions of §400-3.

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

BE IT FURTHER ORDAINED that this ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED that if any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

BE IT FURTHER ORDAINED that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

Ordinance #2

An Ordinance Further Amending and Supplementing an Ordinance entitled, "An Ordinance Fixing The Salary Ranges To Be Paid To Certain Officers And Employees In The Classified An Unclassified Service Of The City Of Camden" Adopted December 23, 1982 (MC-1917)

(By title)

ORDINANCE

NOT available at time of print on Tuesday, November 04, 2025.

O--3

DB:yrh
11-13-25

ORDINANCE AUTHORIZING THE TRANSFER OF SW STATE & DELAWARE AVENUE TO NEW JERSEY ECONOMIC DEVELOPMENT AUTHORITY (NJEDA)

WHEREAS, the City of Camden desires to transfer said parcel of land to NJEDA and conjunction they will transfer a portion of land within Block 79, Lot 13 described in attached Exhibit A Description of Property (70 feet wide right of way) to the City of Camden; and

WHEREAS, the City desires to transfer these parcels for the One dollar ($1.00) for the purpose of redevelopment; and

WHEREAS, a municipality is authorized to transfer by ordinance and without public sale certain real properties no longer needed for public use pursuant to N.J.S.A 40A:12:13(b) 1; a sale to any political subdivision, agency, department, commission, board or body corporate and politic of the State of New Jersey

WHEREAS, the governing body of the City of Camden does hereby authorize the transfer of SW State & Delaware Avenue known as Block 34.01, Lots 1 & 1.01 on the City's Official Tax Map to NJEDA

BE IT ORDAINED, by the City Council of the City of Camden that the proper officer(s) shall be and are hereby authorized to execute the necessary Deed:

SECTION 1. Any portion of this ordinance not herein amended and supplemented shall remain in full force and effect.

SECTION 2. All ordinance or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 3. This ordinance shall take effect twenty (20) days after final passage and publications as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DAN BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

EXHIBIT A

Pennoni

515 Grove Street
Suite 18
Haddon Heights, NJ 08035
T: 856-547-0505
F: 856-547-9174

www.pennoni.com

DESCRIPTION OF PROPERTY
PROPOSED 70 FEET WIDE RIGHT-OF-WAY
COOPER'S POYNT WATERFRONT PARK

CITY OF CAMDEN
COUNTY OF CAMDEN
BLOCK 79, LOT 13

DATE: September 2, 2025
Rev'd.:
Project: NJEDA25001

ALL THAT CERTAIN tract or parcel of land located on Delaware Avenue, situate in Block 79 Lot 13 in the City of Camden, County of Camden, New Jersey, bounded and described as follows:

BEGINNING at an intersection of the Northerly line of Block 79, Lot 2.02 and the Southwesterly corner of Proposed Parcel C, said point being the following course and distance from a drill hole, located at an intersection of the Westerly right-of-way line of Delaware Avenue (variable width), with the Northeasterly corner of Block 79 Lot 2.02,

a) North 75°25'55" West, a distance of 237.98 feet to a point and from said **BEGINNING POINT**, thence;

1. Coincident with the Northerly line of Block 79, Lot 2.02, North 75°25'55" West, a distance of 65.00 feet to a point, common corner to Proposed Parcel A, thence;
2. Coincident with Easterly line of Proposed Parcel A, North 14°26'48" East a distance of 112.88 feet to a point, thence;
3. Coincident along same, North 75°33'12" West, a distance of 85.37 feet to a point of curvature, thence;
4. Along a curve to the right having a radius of 162.50 feet, an arc length of 115.15 feet, a chord bearing of North 55° 15'09" West and a chord length of 112.76 feet to a point of tangency, thence;
5. North 34°57'07" West, a distance of 214.63 feet to a point of curvature, thence;
6. Along a curve to the right having a radius of 162.50 feet, an arc length of 140.11 feet, a chord bearing of North 10°15'06" West and a chord length of 135.81 feet to a point of tangency, thence;
7. North 14°26'54" East, a distance of 285.42 feet to a point, common corner to Proposed Parcel B, thence;
8. Coincident with the Southerly line of Proposed Parcel B, South 67°33'28" East, a distance of 410.67 feet to a point in the Westerly right-of-way line of Delaware Avenue (60 feet wide), thence;
9. Coincident with the Westerly right-of-way line of Delaware Avenue, South 05°46'00" West, a distance of 15.43 feet to a point, thence;
10. Coincident with same, South 13°28'28" East, a distance of 68.19 feet to a point, common corner to Proposed Parcel C, thence;
11. Coincident with the Northerly line of Proposed Parcel C, North 67°33'28" West, a distance 374.58 feet to a point, thence;
12. Coincident with same, South 14°26'54" West, a distance of 204.90 feet to a point of curvature, thence;
13. Along a curve to the left with a radius of 92.50 feet, an arc length of 79.75 feet, a chord bearing of South 10°15'06" East and a chord length of 77.31 feet to a point of tangency, thence;

14. South 34°57'07" East, a distance of 214.63 feet to a point of curvature, thence;

15. Along a curve to the left having a radius of 92.50 feet, an arc length of 65.55 feet, a chord bearing of South 55°15'09" East and a chord length of 64.19 feet to a point of tangency, thence;

16. South 75°33'12" East, a distance of 150.37 feet to a point, thence;

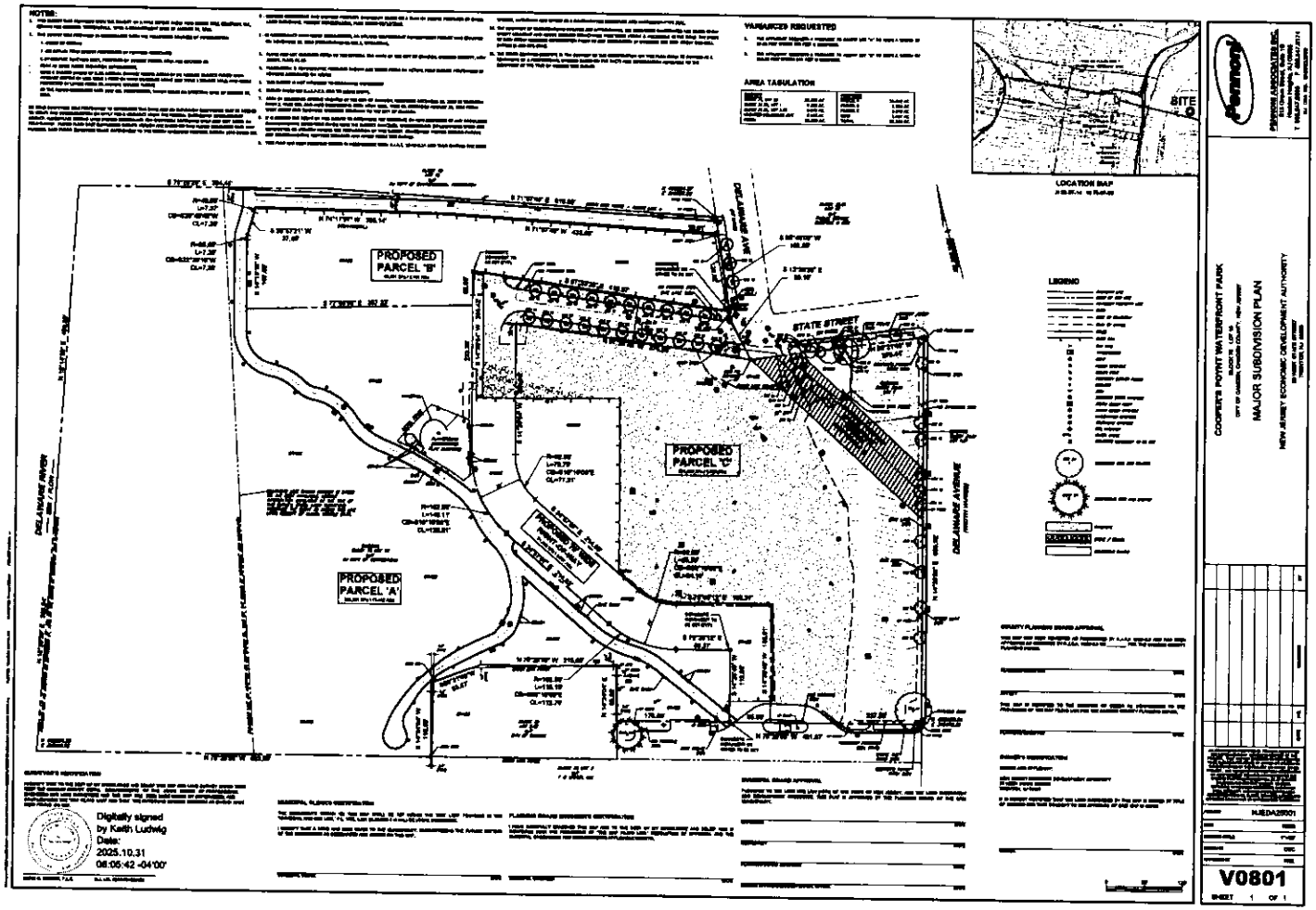
17. South 14°26'48" West, a distance of 183.01 feet to the **POINT OF BEGINNING.**

SAID ABOVE DESCRIBED tract or parcel of land, containing within said described bounds, 91,382 +/- Square Feet or 2.097 +/- Acres of land, more or less.

The above description was written pursuant to an "Cooper Poynt Waterfront Park, Block 79 Lot 13, Major Subdivision Plan" City of Camden, Camden County, New Jersey, prepared by Pennoni Associates, Inc. and is marked as project number NJEDA25001.

Digitally signed by Keith Ludwig
Date: 2025.10.30 14:29:31 -04'00'

Keith M. Ludwig, PLS
NJ PLS # 24GS4324400
NJ CERT OF AUTH: 24GA28048600


NOTES:
VARIANCES REQUESTED
AREA TABULATION
LOCATION MAP
SITE
LEGEND
PROPOSED PARCEL "B"
PROPOSED PARCEL "C"
PROPOSED PARCEL "A"
STATE STREET
DELAWARE AVENUE
DELAWARE RIVER
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Date: 2025.10.31 08:05:42 -04'00'
COOPER'S POINT WATERFRONT PARK
MAJOR SUBDIVISION PLAN
NEW JERSEY ECONOMIC DEVELOPMENT AUTHORITY
NJEDA25001
V0801
SHEET 1 OF 1

Pennoni

515 Grove Street
Suite 1B
Haddon Heights, NJ 08035
T: 856-547-0505
F: 856-547-9174

www.pennoni.com

DESCRIPTION OF PROPERTY
PROPOSED PARCEL A
COOPER'S POYNT WATERFRONT PARK

CITY OF CAMDEN
COUNTY OF CAMDEN
BLOCK 79, LOT 13

DATE: September 2, 2025
Rev'd.:
Project: NJEDA25001

ALL THAT CERTAIN tract or parcel of land located on Delaware Avenue, situate in Block 79 Lot 13 in the City of Camden, County of Camden, New Jersey, bounded and described as follows:

BEGINNING at a drill hole, located in the Westerly right of way line of Delaware Avenue (60 feet wide), said point also being the common corner to Block 79, Lot 10 and from said **BEGINNING POINT** running; thence

1. Coincident with the Westerly right-of-way line of Delaware Avenue, South 05°46'00" West, a distance of 26.61 feet to a point, common corner to Proposed Parcel B, thence;

   Leaving said Westerly right-of-way line of Delaware Avenue, the next seven (7) courses coincident with Proposed Parcel B.

2. Coincident with Proposed Parcel B, North 71°57'45" West, a distance of 433.68 feet to an angle point, thence;

3. Coincident with same, North 74° 17' 07" West, a distance of 300.14 feet to a point on a non-tangent curve, thence;

4. Along a curve to the right, concave to the West, having a radius of 40.00 feet, an arc length of 7.37 feet, a chord bearing of South 25°40'45" West and a chord length of 7.36 feet to a point of tangency; thence;

5. South 30°57'21" West, a distance of 37.40 feet to a point of curvature, thence;

6. Along a curve to the left having a radius of 25.00 feet, an arc length of 7.29 feet, a chord bearing of South 22°36'19" West and a chord length of 7.26 feet to a point of tangency, thence;

7. South 14°15'16" West, a distance of 107.63 feet to a point, thence;

8. South 77°06'05" East, a distance of 357.33 feet to a point on the Westerly side of a Proposed 70' wide right-of-way, thence;

9. Coincident with a Proposed 70' wide right-of-way, South 14°26'54" West, a distance of 233.39 feet to a point of curvature, thence;

10. Coincident with same, along a curve to the left having a radius of 162.50 feet, an arc length of 140.11 feet, a chord bearing of South 10°15'06" East and a chord length of 135.81 feet to a point of tangency; thence;

11. South 34°57'07" East, a distance of 214.63 feet to a point of curvature, thence;

12. Along a curve to the left having a radius of 162.50 feet, an arc length of 115.15 feet, a chord bearing of South 55°15'09" East and a chord length of 112.76 feet to a point of tangency; thence;

13. South 75°33'12" East, a distance of 85.37 feet to a point, thence;

14. South 14°26'48" West, a distance of 112.88 feet to a point in the Northerly line of Block 79 Lot 2.02, thence;

15. Coincident with the Northerly line of Block 79 Lot 2.02, North 75°25'55" West, a distance of 178.89 feet to a point, common corner to Block 79 Lot 2.02, thence;

16. North 14°34'04" East, a distance of 85.00 feet to a point, thence;

17. North 75°25'56" West, a distance of 215.00 feet to a point, thence;

18. South 83°31'49" West, a distance of 83.57 feet to a point, thence;

19. South 14°34'04" West, a distance of 115.00 feet to a point in the Northerly line of Block 79 Lot 3, thence;

20. Coincident with the Northerly line of Block 79 Lot 3, North 75°25'56" West, a distance of 623.58 feet to a point in the Pierhead line as adopted on September 21, 1918 by the Board of Commerce and Navigation, thence;

21. Coincident with the said Pierhead line, North 18°25'39" East, a distance of 389.94 feet to an angle point, thence;

22. Coincident with same, North 18°14'30" East, a distance of 498.09 feet to a point in the aforesaid Southerly line of Block 79 Lot 10, thence;

23. Coincident with the Southerly line of Block 79 Lot 10, South 75°28'25" East, a distance of 394.41 feet to an angle point, thence;

24. Coincident with same, South 71°57'45" East, a distance of 615.95 feet to the **POINT OF BEGINNING.**

SAID ABOVE DESCRIBED tract or parcel of land, containing within said described bounds, 585,551 +/- Square Feet or 13.442 +/- Acres of land, more or less.

The above description was written pursuant to an "Cooper Poynt Waterfront Park, Block 79 Lot 13, Major Subdivision Plan" City of Camden, Camden County, New Jersey, prepared by Pennoni Associates, Inc. and is marked as project number NJEDA25001.

Digitally signed by Keith M Ludwig
Date: 2025.09.08 15:00:27 -04'00'

Keith M. Ludwig, PLS
NJ PLS # 24GS4324400
NJ CERT OF AUTH: 24GA28048600

Pennoni

515 Grove Street
Suite 1B
Haddon Heights, NJ 08035
T: 856-547-0505
F: 856-547-9174

www.pennoni.com

DESCRIPTION OF PROPERTY
PROPOSED PARCEL A
COOPER'S POYNT WATERFRONT PARK

CITY OF CAMDEN
COUNTY OF CAMDEN
BLOCK 79, LOT 13

DATE: September 2, 2025
Rev'd.:
Project: NJEDA25001

ALL THAT CERTAIN tract or parcel of land located on Delaware Avenue, situate in Block 79 Lot 13 in the City of Camden, County of Camden, New Jersey, bounded and described as follows:

BEGINNING at a drill hole, located in the Westerly right of way line of Delaware Avenue (60 feet wide), said point also being the common corner to Block 79, Lot 10 and from said **BEGINNING POINT** running; thence

1. Coincident with the Westerly right-of-way line of Delaware Avenue, South 05°46'00" West, a distance of 26.61 feet to a point, common corner to Proposed Parcel B, thence;

   Leaving said Westerly right-of-way line of Delaware Avenue, the next seven (7) courses coincident with Proposed Parcel B.

2. Coincident with Proposed Parcel B, North 71°57'45" West, a distance of 433.68 feet to an angle point, thence;

3. Coincident with same, North 74° 17' 07" West, a distance of 300.14 feet to a point on a non-tangent curve, thence;

4. Along a curve to the right, concave to the West, having a radius of 40.00 feet, an arc length of 7.37 feet, a chord bearing of South 25°40'45" West and a chord length of 7.36 feet to a point of tangency; thence;

5. South 30°57'21" West, a distance of 37.40 feet to a point of curvature, thence;

6. Along a curve to the left having a radius of 25.00 feet, an arc length of 7.29 feet, a chord bearing of South 22°36'19" West and a chord length of 7.26 feet to a point of tangency, thence;

7. South 14°15'16" West, a distance of 107.63 feet to a point, thence;

8. South 77°06'05" East, a distance of 357.33 feet to a point on the Westerly side of a Proposed 70' wide right-of-way, thence;

9. Coincident with a Proposed 70' wide right-of-way, South 14°26'54" West, a distance of 233.39 feet to a point of curvature, thence;

10. Coincident with same, along a curve to the left having a radius of 162.50 feet, an arc length of 140.11 feet, a chord bearing of South 10°15'06" East and a chord length of 135.81 feet to a point of tangency; thence;

11. South 34°57'07" East, a distance of 214.63 feet to a point of curvature, thence;

12. Along a curve to the left having a radius of 162.50 feet, an arc length of 115.15 feet, a chord bearing of South 55°15'09" East and a chord length of 112.76 feet to a point of tangency; thence;

13. South 75°33'12" East, a distance of 85.37 feet to a point, thence;

14. South 14°26'48" West, a distance of 112.88 feet to a point in the Northerly line of Block 79 Lot 2.02, thence;

15. Coincident with the Northerly line of Block 79 Lot 2.02, North 75°25'55" West, a distance of 178.89 feet to a point, common corner to Block 79 Lot 2.02, thence;

16. North 14°34'04" East, a distance of 85.00 feet to a point, thence;

17. North 75°25'56" West, a distance of 215.00 feet to a point, thence;

18. South 83°31'49" West, a distance of 83.57 feet to a point, thence;

19. South 14°34'04" West, a distance of 115.00 feet to a point in the Northerly line of Block 79 Lot 3, thence;

20. Coincident with the Northerly line of Block 79 Lot 3, North 75°25'56" West, a distance of 623.58 feet to a point in the Pierhead line as adopted on September 21, 1918 by the Board of Commerce and Navigation, thence;

21. Coincident with the said Pierhead line, North 18°25'39" East, a distance of 389.94 feet to an angle point, thence;

22. Coincident with same, North 18°14'30" East, a distance of 498.09 feet to a point in the aforesaid Southerly line of Block 79 Lot 10, thence;

23. Coincident with the Southerly line of Block 79 Lot 10, South 75°28'25" East, a distance of 394.41 feet to an angle point, thence;

24. Coincident with same, South 71°57'45" East, a distance of 615.95 feet to the **POINT OF BEGINNING**.

SAID ABOVE DESCRIBED tract or parcel of land, containing within said described bounds, 585,551 +/- Square Feet or 13.442 +/- Acres of land, more or less.

The above description was written pursuant to an "Cooper Poynt Waterfront Park, Block 79 Lot 13, Major Subdivision Plan" City of Camden, Camden County, New Jersey, prepared by Pennoni Associates, Inc. and is marked as project number NJEDA25001.

Digitally signed by Keith M Ludwig
Date: 2025.09.08 15:00:27 -04'00'

Keith M. Ludwig, PLS
NJ PLS # 24GS4324400
NJ CERT OF AUTH: 24GA28048600

Pennoni

515 Grove Street
Suite 1B
Haddon Heights, NJ 08035
T: 856-547-0505
F: 856-547-9174

www.pennoni.com

DESCRIPTION OF PROPERTY
BLOCK 34.01 LOT 1
COOPER'S POYNT WATERFRONT PARK

CITY OF CAMDEN
COUNTY OF CAMDEN
BLOCK 34.01, LOT 1

DATE: October 28, 2025
Rev'd.:
Project: NJEDA25001

ALL THAT CERTAIN tract or parcel of land located on Delaware Avenue, situate in Block 34.01 Lot 1 in the City of Camden, County of Camden, New Jersey, bounded and described as follows:

BEGINNING at a point in the Westerly right-of-way line of Delaware Avenue (variable width), said point being the intersection of the Southerly line of State Street (66 feet wide) with the Westerly line of Delaware Avenue and evidenced by a drill hole; and from said beginning point running; thence

1. Coincident with the Westerly line of Delaware Avenue, South 14°26'55" West, a distance of 123.00 feet to a point, thence;

2. Leaving the Westerly line of Delaware Avenue and continuing coincident with the Northerly line of Block 34.01 Lot 1.01, North 83°26'25" West, a distance of 117.74 feet to a point in the Easterly line of Block 79 Lot 13, thence;

3. Coincident with the Easterly line of Block 79 Lot 13, North 33° 13'51" East, a distance of 158.99 feet to a point in the Southerly line of State Street, thence;

4. Coincident with the Southerly line of State Street, South 83°21'40" East, a distance of 236.37 feet to the **POINT OF BEGINNING**.

SAID ABOVE DESCRIBED tract or parcel of land, containing within said described bounds, 21,593 +/- Square Feet or 0.496 +/- Acres of land, more or less.

The above description was written pursuant to an "Cooper's Poynt Waterfront Park, Block 79 Lot 13, Block 34.01 Lot 1, Block 34.01 Lot 1.01 Boundary Survey" City of Camden, Camden County, New Jersey, prepared by Pennoni Associates, Inc. and is marked as project number NJEDA25001.

STATE OF NEW JERSEY
KEITH M. LUDWIG
No. 24GS4324400
LICENSED PROFESSIONAL LAND SURVEYOR

Digitally signed by Keith Ludwig
Date: 2025.10.29 14:31:12 -04'00'

Keith M. Ludwig, PLS
NJ PLS # 24GS4324400
NJ CERT OF AUTH: 24GA28048600

Pennoni

515 Grove Street
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www.pennoni.com

DESCRIPTION OF PROPERTY
BLOCK 34.01 LOT 1.01
COOPER'S POYNT WATERFRONT PARK

CITY OF CAMDEN
COUNTY OF CAMDEN
BLOCK 34.01, LOT 1.01

DATE: October 28, 2025
Rev'd.:
Project: NJEDA25001

ALL THAT CERTAIN tract or parcel of land located on Delaware Avenue, situate in Block 34.01 Lot 1.01 in the City of Camden, County of Camden, New Jersey, bounded and described as follows:

BEGINNING at a point in the Westerly right-of-way line of Delaware Avenue (variable width), said point being the intersection of the Southerly line of State Street (66 feet wide) with the Westerly line of Delaware Avenue and evidenced by a drill hole; and running; thence

a) South 14°26'55" West, a distance of 123.00 feet to the **POINT OF BEGINNING**, thence;

1. Coincident with the Westerly line of Delaware Avenue, South 14°26'55" West, a distance of 122.36 feet to a point, thence;

2. Leaving the Westerly line of Delaware Avenue and continuing coincident with the Easterly line of Block 79 Lot 13, North 33°13'51" West, a distance of 157.73 feet to a point in the Southerly line of Block 34.01 Lot 1, thence;

3. Coincident with the Southerly line of Block 34.01 Lot 1, South 83° 26'25" East, a distance of 117.74 feet to the **POINT OF BEGINNING**.

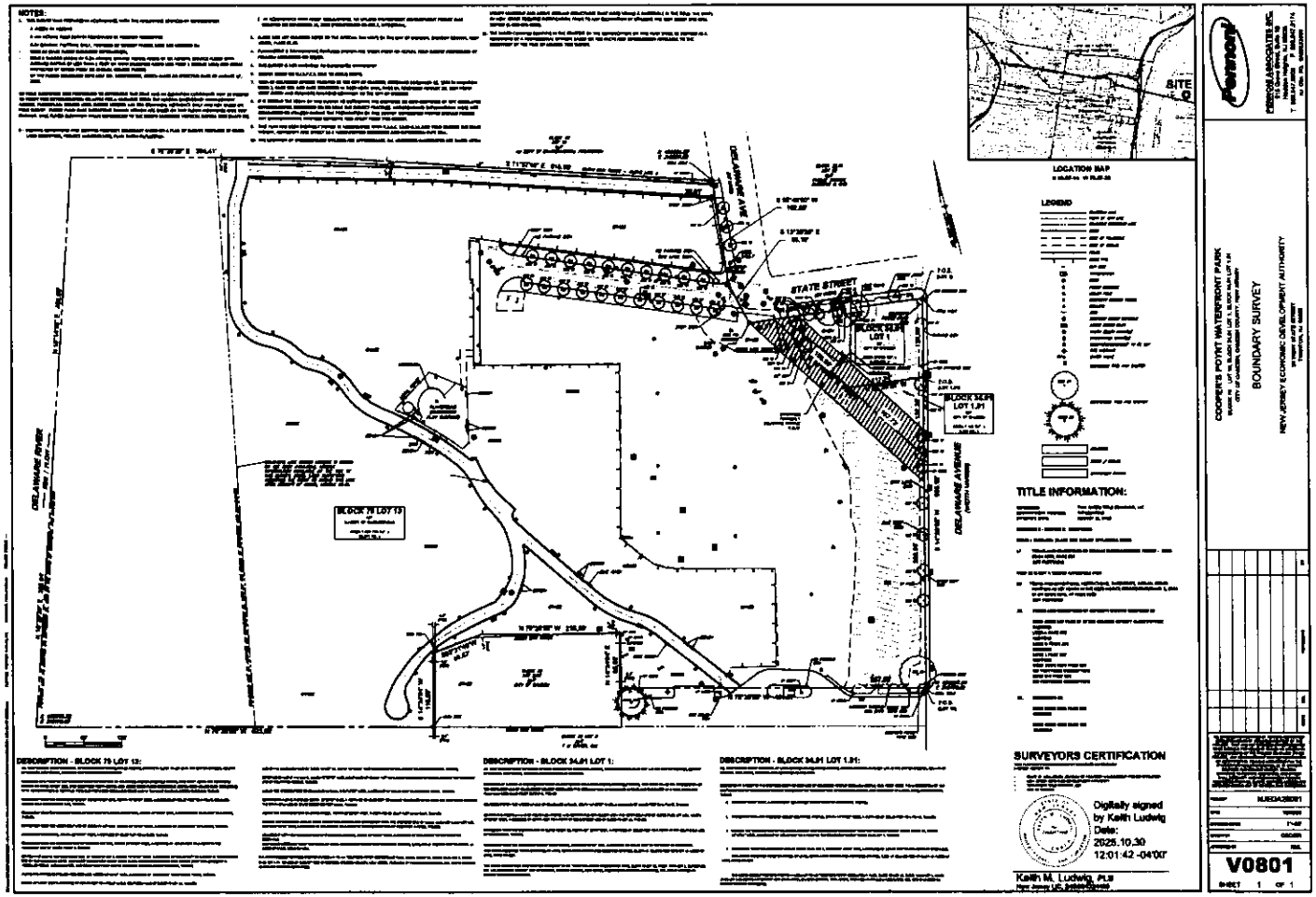
SAID ABOVE DESCRIBED tract or parcel of land, containing within said described bounds, 7,135 +/- Square Feet or 0.164 +/- Acres of land, more or less.

The above description was written pursuant to an "Cooper's Poynt Waterfront Park, Block 79 Lot 13, Block 34.01 Lot 1, Block 34.01 Lot 1.01 Boundary Survey" City of Camden, Camden County, New Jersey, prepared by Pennoni Associates, Inc. and is marked as project number NJEDA25001.

Digitally signed by Keith Ludwig
Date: 2025.10.29 14:30:58 -04'00'

Keith M. Ludwig, PLS
NJ PLS # 24GS4324400
NJ CERT OF AUTH: 24GA28048600

COOPER'S POINT WATERFRONT PARK & ROADS PROJECT
MAJOR SUBDIVISION PLAN
NEW JERSEY ECONOMIC DEVELOPMENT AUTHORITY
V0801
DELAWARE AVENUE
STATE STREET
DELAWARE RIVER
PROPOSED PARCEL "B"
PROPOSED PARCEL "C"
PROPOSED PARCEL "A"
SITE


NOTES:
LOCATION MAP
SITE
LEGEND
STATE STREET
DELAWARE AVENUE
DELAWARE RIVER
BLOCK 75 LOT 13
BLOCK 34.01 LOT 1
BLOCK 34.01 LOT 1.01
TITLE INFORMATION:
SURVEYORS CERTIFICATION
DESCRIPTION - BLOCK 75 LOT 13:
DESCRIPTION - BLOCK 34.01 LOT 1:
DESCRIPTION - BLOCK 34.01 LOT 1.01:
Digitally signed by Keith Ludwig
Date: 2025.10.30 12:01:42 -04'00'
Keith M. Ludwig, PLS
COOPER'S POINT WATERFRONT PARK
BOUNDARY SURVEY
NEW JERSEY ECONOMIC DEVELOPMENT AUTHORITY
V0801
SHEET 1 OF 1

515 Grove Street
Suite 1B
Haddon Heights, NJ 08035
T: 856-547-0505
F: 856-547-9174

www.pennoni.com

DESCRIPTION OF PROPERTY
PROPOSED 70 FEET WIDE RIGHT-OF-WAY
COOPER'S POYNT WATERFRONT PARK

CITY OF CAMDEN
COUNTY OF CAMDEN
BLOCK 79, LOT 13

DATE: September 2, 2025
Rev'd.:
Project: NJEDA25001

ALL THAT CERTAIN tract or parcel of land located on Delaware Avenue, situate in Block 79 Lot 13 in the City of Camden, County of Camden, New Jersey, bounded and described as follows:

BEGINNING at an intersection of the Northerly line of Block 79, Lot 2.02 and the Southwesterly corner of Proposed Parcel C, said point being the following course and distance from a drill hole, located at an intersection of the Westerly right-of-way line of Delaware Avenue (variable width), with the Northeasterly corner of Block 79 Lot 2.02,

a) North 75°25'55" West, a distance of 237.98 feet to a point and from said **BEGINNING POINT**, thence;

1. Coincident with the Northerly line of Block 79, Lot 2.02, North 75°25'55" West, a distance of 65.00 feet to a point, common corner to Proposed Parcel A, thence;
2. Coincident with Easterly line of Proposed Parcel A, North 14°26'48" East a distance of 112.88 feet to a point, thence;
3. Coincident along same, North 75°33'12" West, a distance of 85.37 feet to a point of curvature, thence;
4. Along a curve to the right having a radius of 162.50 feet, an arc length of 115.15 feet, a chord bearing of North 55° 15'09" West and a chord length of 112.76 feet to a point of tangency, thence;
5. North 34°57'07" West, a distance of 214.63 feet to a point of curvature, thence;
6. Along a curve to the right having a radius of 162.50 feet, an arc length of 140.11 feet, a chord bearing of North 10°15'06" West and a chord length of 135.81 feet to a point of tangency, thence;
7. North 14°26'54" East, a distance of 285.42 feet to a point, common corner to Proposed Parcel B, thence;
8. Coincident with the Southerly line of Proposed Parcel B, South 67°33'28" East, a distance of 410.67 feet to a point in the Westerly right-of-way line of Delaware Avenue (60 feet wide), thence;
9. Coincident with the Westerly right-of-way line of Delaware Avenue, South 05°46'00" West, a distance of 15.43 feet to a point, thence;
10. Coincident with same, South 13°28'28" East, a distance of 68.19 feet to a point, common corner to Proposed Parcel C, thence;
11. Coincident with the Northerly line of Proposed Parcel C, North 67°33'28" West, a distance 374.58 feet to a point, thence;
12. Coincident with same, South 14°26'54" West, a distance of 204.90 feet to a point of curvature, thence;
13. Along a curve to the left with a radius of 92.50 feet, an arc length of 79.75 feet, a chord bearing of South 10°15'06" East and a chord length of 77.31 feet to a point of tangency, thence;

14. South 34°57'07" East, a distance of 214.63 feet to a point of curvature, thence;

15. Along a curve to the left having a radius of 92.50 feet, an arc length of 65.55 feet, a chord bearing of South 55°15'09" East and a chord length of 64.19 feet to a point of tangency, thence;

16. South 75°33'12" East, a distance of 150.37 feet to a point, thence;

17. South 14°26'48" West, a distance of 183.01 feet to the **POINT OF BEGINNING.**

SAID ABOVE DESCRIBED tract or parcel of land, containing within said described bounds, 91,382 +/- Square Feet or 2.097 +/- Acres of land, more or less.

The above description was written pursuant to an "Cooper Poynt Waterfront Park, Block 79 Lot 13, Major Subdivision Plan" City of Camden, Camden County, New Jersey, prepared by Pennoni Associates, Inc. and is marked as project number NJEDA25001.

Digitally signed by Keith Ludwig
Date: 2025.10.30 14:29:31 -04'00'

Keith M. Ludwig, PLS
NJ PLS # 24GS4324400
NJ CERT OF AUTH: 24GA28048600

O-4

DB:yrh
11-13-25

ORDINANCE AUTHORIZING A LEASE AGREEMENT BETWEEN THE CITY AND COUNTY OF CAMDEN FOR 4 & 6 WATER STREET

WHEREAS, the City of Camden desires to lease said parcels of land known as 4 Water Street, Block 80, Lot 2.04 and 6 Water Steet, Block 80, L. 2.03 to The County of Camden; and

WHEREAS, the City desires to lease these parcels for the One dollar ($1.00) per year for the purpose of redevelopment; and

WHEREAS, a municipality is authorized to transfer by ordinance and without public sale certain real properties no longer needed for public use pursuant to N.J.S.A 40A:12:13(b) 1; a sale to any political subdivision, agency, department, commission, board or body corporate and politic of the State of New Jersey

WHEREAS, the governing body of the City of Camden does hereby authorize the lease of 4 Water Street and 6 Water Street known as Block 80, Lots 2.04 & 2.03 on the City's Official Tax Map of the City of Camden.

BE IT ORDAINED, by the City Council of the City of Camden that the proper officer(s) shall be and are hereby authorized to execute the necessary Deed:

SECTION 1. Any portion of this ordinance not herein amended and supplemented shall remain in full force and effect.

SECTION 2. All ordinance or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 3. This ordinance shall take effect twenty (20) days after final passage and publications as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DAN BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: 11-13-25

TO: City Council
FROM: Daniel Blackburn-City Attorney

TITLE OF ORDINANCE/RESOLUTION:
ORDINANCE AUTHORIZING THE TRANSFER OF 4 & 6 WATER STREET TO THE COUNTY OF CAMDEN

Point of Contact:	Yolanda Hawkins	Law Dept./Bureau of City Properties	856-757-7125	
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):
1. Waiver Request Form Attached for State DCA/DLGS Approval – (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: ORDINANCE AUTHORIZING A LEASE AGREEMENT BETWEEN THE CITY AND COUNTY OF CAMDEN FOR 4 & 6 WATER STREET

FACTS/BACKGROUND:

- This Ordinance is necessary to facilitate the lease of these (2) parcels to complete site control and move forward on this Waterfront project.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:

- N/A

IMPACT STATEMENT:

- This will help to complete a lease for a planned project on the Waterfront.

SUBJECT MATTER EXPERTS/ADVOCATES:

- Yolanda Hawkins, Real Estate Officer

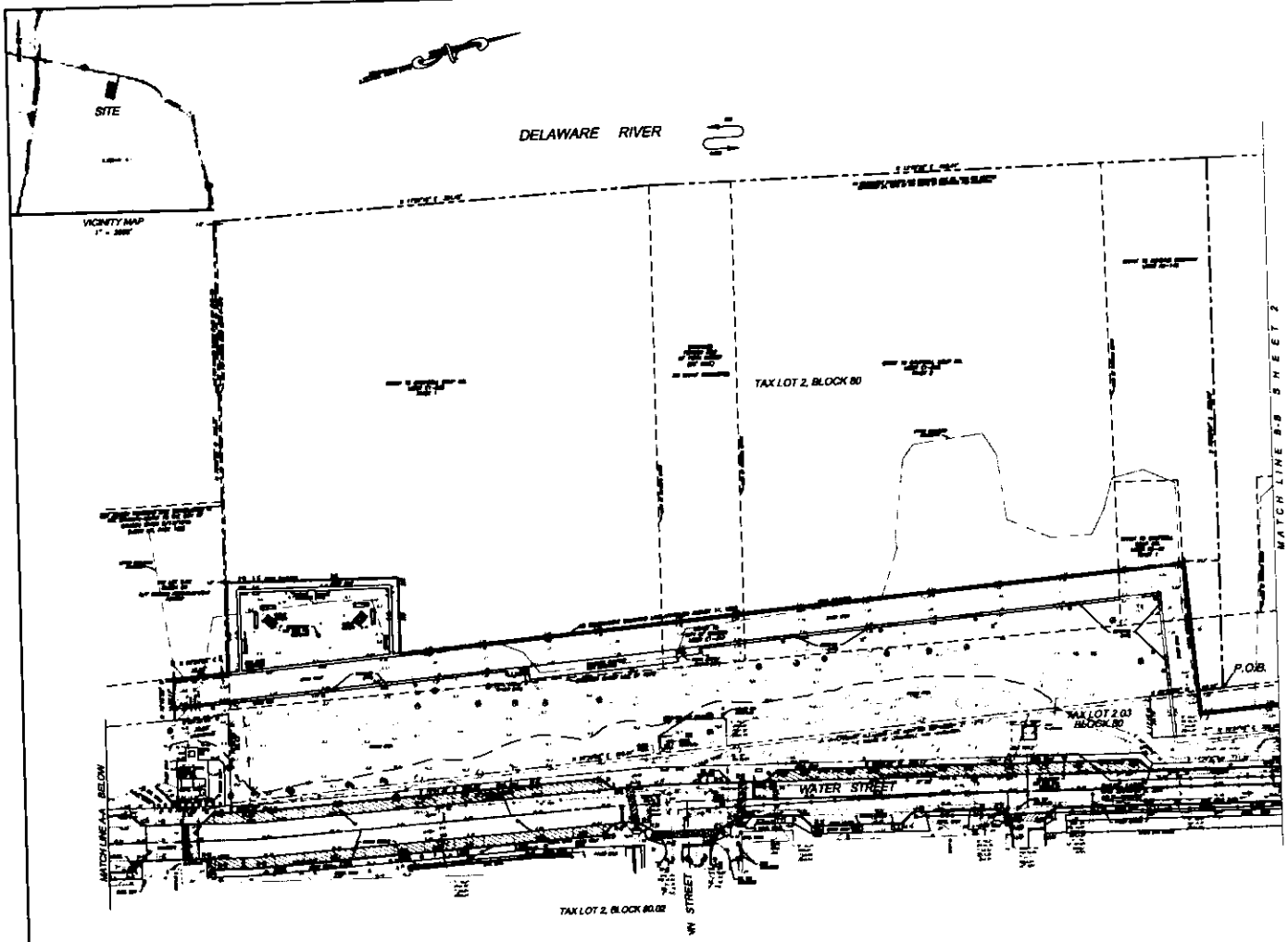
COORDINATION:

- N/A

Prepared by:

_____

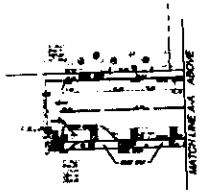
Name Phone/Email



NOTES:

LEGEND

811 Know what's below. Call before you dig.

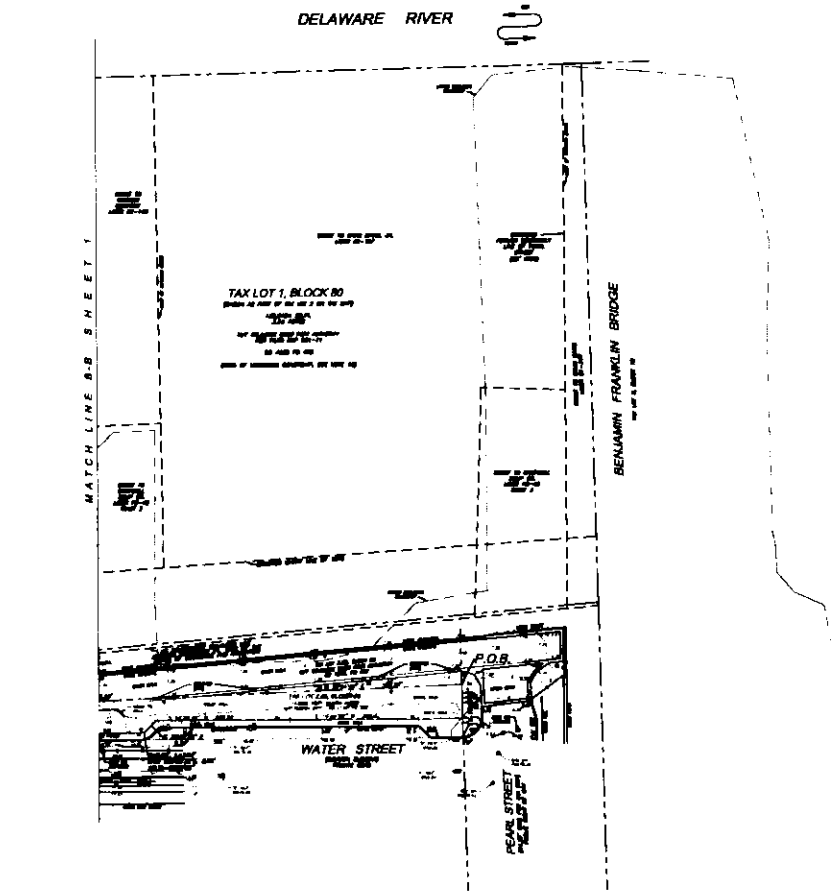


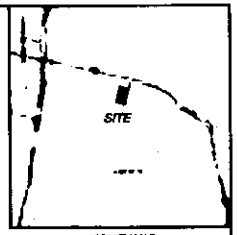
PROPERTY & TOPOGRAPHICAL SURVEY
BLOCK 80, TAX LOTS 2 & 2.03
CITY OF CAMDEN, CAMDEN COUNTY, NJ

VARGO ASSOCIATES

DRAFT 7-29-25

MICHAEL R. VARGO





VICINITY MAP

SEE SHEET 1 OF 2 FOR NOTES.

LEGEND

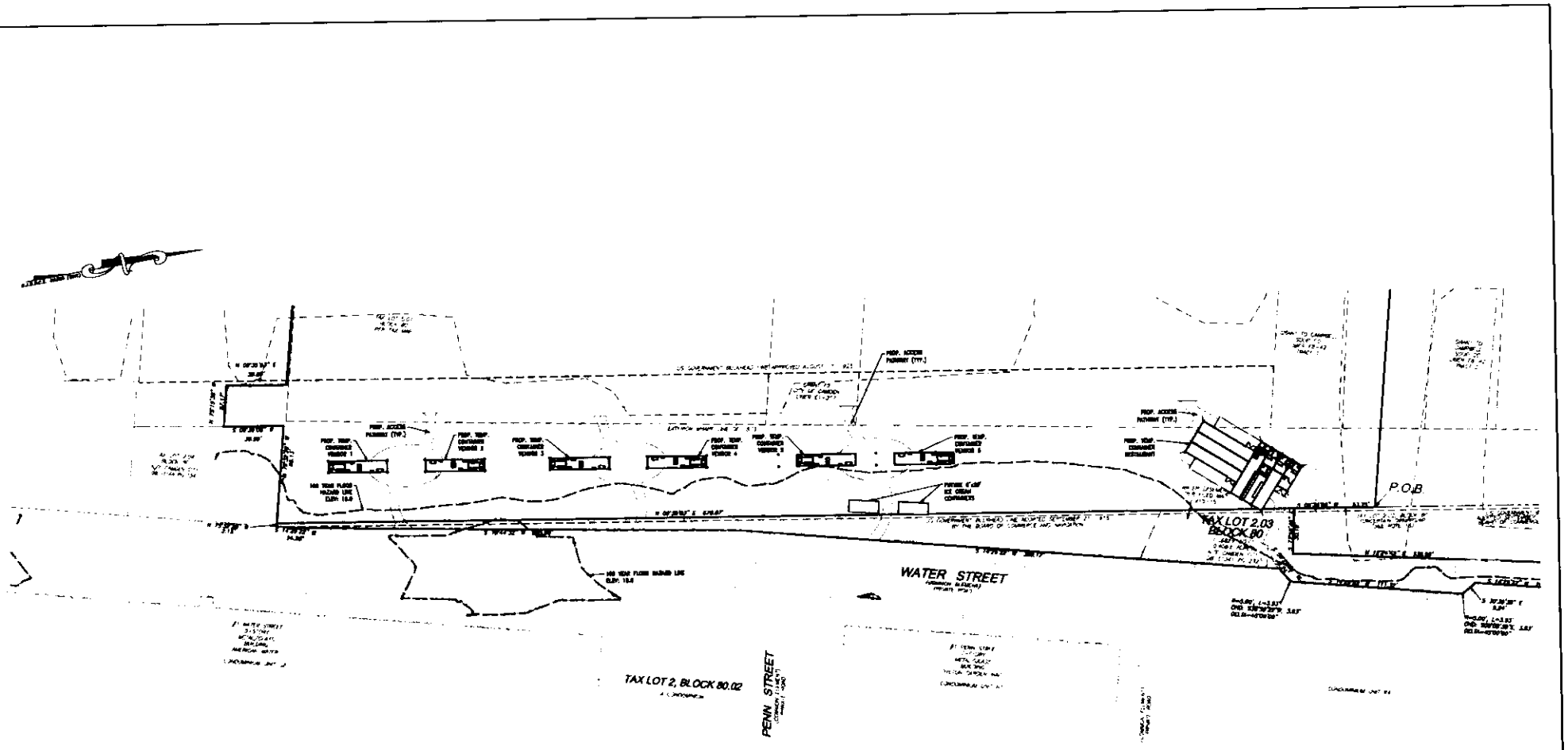
811 Know what's below. Call before you dig.

PROPERTY & TOPOGRAPHICAL SURVEY
BLOCK 80, TAX LOTS 2 & 2.05
CITY OF CAMDEN, CAMDEN COUNTY, NJ

VARGO ASSOCIATES
Surveying and Mapping

DRAFT 7-29-25

MICHAEL R. VARGO



LEGEND

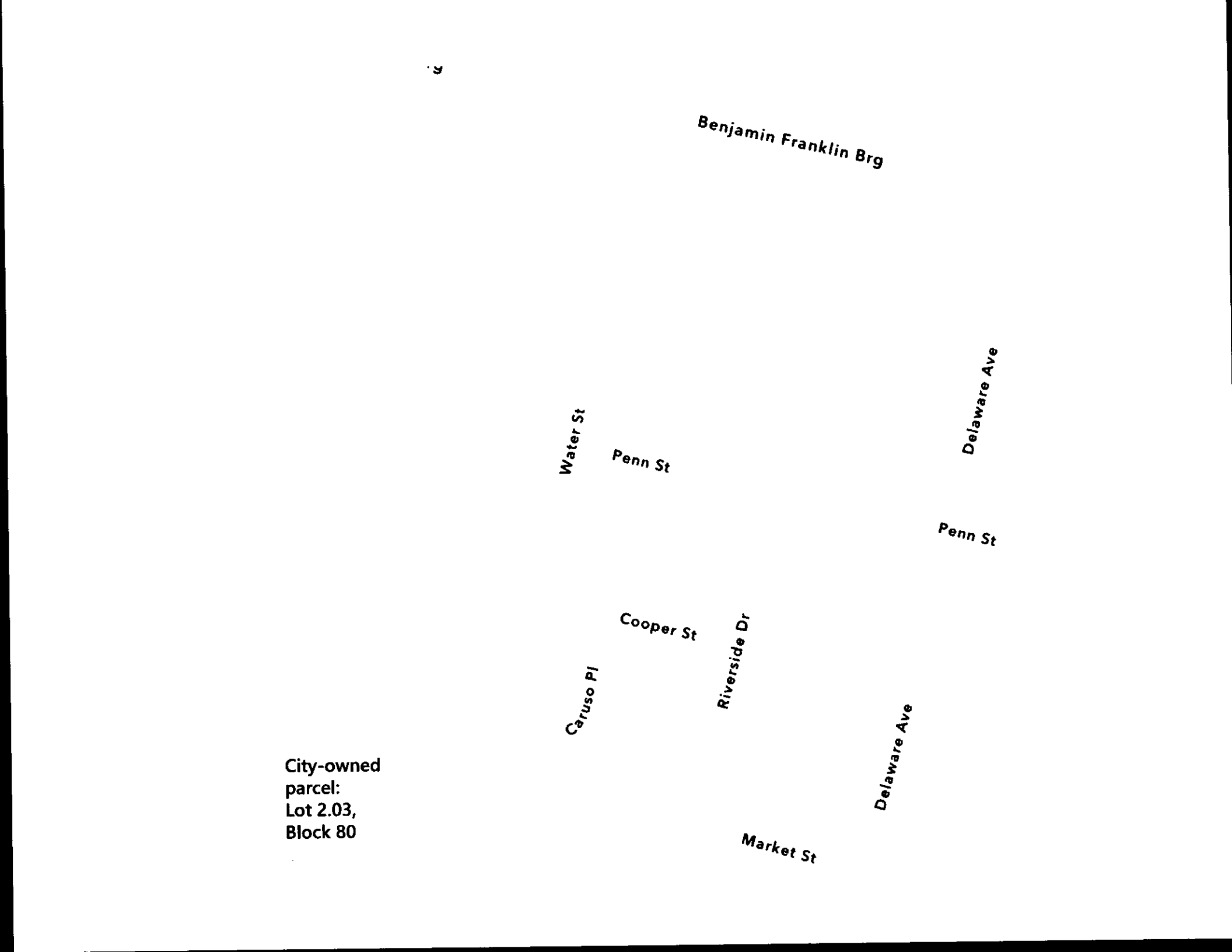
SCALE IN FEET

CONCEPT PLAN
WATER STREET PROMENADE
PLATE 1.11, BLOCK –, LOT –
WATER STREET
CITY OF CAMDEN
COUNTY OF CAMDEN, STATE OF NEW JERSEY

SITE CIVIL ENGINEERING
[redacted]

NO.	DATE	DESCRIPTION	BY

FILE NUMBER [redacted]
DRAWN BY: [redacted]
CHECKED BY: [redacted]
SCALE: 1"=30'
PROJECT NO. [redacted]
DATE: AUGUST 14, 2020
SHEET 1 OF 1


Benjamin Franklin Brg
Delaware Ave
Water St
Penn St
Penn St
Cooper St
Riverside Dr
Caruso Pl
Delaware Ave
Market St
City-owned
parcel:
Lot 2.03,
Block 80

Wiggins Shipping Container Project Summary

This project is a collaborative initiative between Camden County, Urban Renaissance Community Builders (URCB), and Camden Community Partnership, proposing a restaurant and six container restaurants in the northern part of Wiggins Waterfront Park, between Cooper Street and Pearl Street. A new, full-service restaurant with a capacity of 275 people as well as six shipping container food stands with a capacity of 10 people each are proposed. This project contributes to the ongoing revitalization and activation of Camden's waterfront by bringing businesses and visitors to a stretch of Wiggins Park that currently lacks active amenities. The project team is aiming for permitting approval in January 2026, followed by construction later that year.

Ordinance #5

Ordinance Authorizing The Removal Of Deed Restrictions And Reversionary Language On 125 North 27th Street **(By title)**

ORDINANCE

NOT available at time of print on Tuesday, November 04, 2025.

O-6

DB:yrh
11-13-25

ORDINANCE AUTHORIZING THE TRANSFER OF (5) PARCELS TO YELLOW ROSE ENTERPRISE, LLC

WHEREAS, the City of Camden desires to sell these parcels to the Yellow Rose Enterprise, LLC for the renovation and creation of a new Arts facility and Artist housing; and

WHEREAS, Yellow Rose Enterprise, LLC has requested that it be allowed to purchase several vacant City owned parcels for the renovation and creation of affordable artist housing and Art's facility; and

WHEREAS, the City desires to sell these parcels for the agreed assessed amount of One Hundred Twenty Thousand dollars ($120,000.00); and

WHEREAS, a municipality is authorized to transfer by ordinance certain real properties to any duly incorporated nonprofit organization for the purpose of building or rehabilitating residential property for resale pursuant to N.J.S.A. 40A: 12-21 (j); and

WHEREAS, the governing body of the City of Camden does hereby authorize the sale of five (5) vacant parcels known as Block 1320, Lots 21, Block 1435, Lot 19, Block 1471, Lot 28, Block 332, Lot 109 and Block 1281, Lot 17 on the City's Official Tax Map to Yellow Rose Enterprise, LLC; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden that the proper officer(s) shall be and are hereby authorized to execute the necessary Deed:

SECTION 1. Any portion of this ordinance not herein amended and supplemented shall remain in full force and effect.

SECTION 2. All ordinance or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 3. This ordinance shall take effect twenty (20) days after final passage and publications as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: 11-13-25

TO: City Council
FROM: Daniel Blackburn-City Attorney

TITLE OF ORDINANCE/RESOLUTION:
ORDINANCE AUTHORIZING THE TRANSFER OF (5) PARCELS TO YELLOW ROSE ENTERPRISE, LLC

Point of Contact:	Yolanda Hawkins	Law Dept./Bureau of City Properties	856-757-7125	
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ 10/28
Signature **Date**

Attachments (list and attach all available):
1. Waiver Request Form Attached for State DCA/DLGS Approval – (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: ORDINANCE AUTHORIZING THE TRANSFER OF (5) PARCELS TO YELLOW ROSE ENTERPRISE, LLC

FACTS/BACKGROUND:

- This Ordinance is necessary to facilitate the sale of these (5) parcels for renovation and development of artist housing.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:

- N/A

IMPACT STATEMENT:

- This will provide affordable housing for Camden City residents/artist.
- This is action is necessary to development a modernized Arts facility

SUBJECT MATTER EXPERTS/ADVOCATES:

- Yolanda Hawkins, Real Estate Officer

COORDINATION:

- N/A

Prepared by:

_____

Name Phone/Email

O-7

DB
11-13-25

BOND ORDINANCE PROVIDING FOR THE LEAD SERVICE LINE REPLACEMENT PROJECT IN AND BY THE CITY OF CAMDEN, IN THE COUNTY OF CAMDEN, NEW JERSEY, APPROPRIATING $50,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $50,000,000 BONDS OR NOTES OF THE CITY TO FINANCE THE COST THEREOF

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMDEN, IN THE COUNTY OF CAMDEN, NEW JERSEY (not less than two-thirds of all members thereof affirmatively concurring) AS FOLLOWS:

Section 1. The improvement described in Section 3(a) of this bond ordinance is hereby authorized to be undertaken by the City of Camden, in the County of Camden, New Jersey (the "City") as a general improvement. For the improvement or purpose described in Section 3(a), there is hereby appropriated the sum of $50,000,000. Pursuant to N.J.S.A. 40A:2-11(c), no down payment is provided for the cost of such improvement or purpose since the project described in Section 3(a) hereof is being funded by the New Jersey Infrastructure Bank.

Section 2. In order to finance the cost of the improvement or purpose, negotiable bonds are hereby authorized to be issued in the principal amount of $50,000,000 pursuant to the Local Bond Law. In anticipation of the issuance of the bonds, negotiable bond anticipation notes are hereby authorized to be issued pursuant to and within the limitations prescribed by the Local Bond Law.

Section 3. (a) The improvement hereby authorized and the purpose for the financing of which the bonds are to be issued is the Lead Service Line Replacement Project, which shall consist of the replacement of lead service lines within the American Water Operations and Maintenance, LLC water operated territory in the City, and further including the following replacements and improvements as may be deemed necessary: replacement of lead or galvanized water service lines, water service line replacements from water main to water meter or the curb box, water service replacement from curb stop to water meter, removal of existing lead and galvanized service lines to curb stops, curb boxes, installation of new service lines, excavation of test pits to ascertain the service line material and location of service lines, leakage testing of new service lines, pavement removal, disposal of non-hazardous soils, road restoration, concrete restoration, temporary soil erosion installation, site restorations, customer coordination, photographic documentation, traffic control coordination with City of Camden Police Department, replacement of customer water meters, coordination of work with property owners prior to construction, and all work, materials and costs necessary and ancillary thereto.

(b) The estimated maximum amount of bonds or bond anticipation notes to be issued for the improvement or purpose is as stated in Section 2 hereof.

(c) The estimated cost of the improvement or purpose is equal to the amount of the appropriation herein made therefor.

Section 4. All bond anticipation notes issued hereunder shall mature at such times as may be determined by the chief financial officer; provided that no bond anticipation note shall mature later than one year from its date, unless such bond anticipation notes are permitted to mature at such later date in accordance with applicable law. The bond anticipation notes shall bear interest at such rate or rates and be in such form as may be determined by the chief financial officer. The chief financial officer shall determine all matters in connection with bond anticipation notes issued pursuant to this bond ordinance, and the chief financial officer's signature upon the bond anticipation notes shall be conclusive evidence as to all such determinations. All bond anticipation notes issued hereunder may be renewed from time to time subject to the provisions of the Local Bond Law or other applicable law. The chief financial officer is hereby authorized to sell part or all of the bond anticipation notes from time to time at public or private sale and to deliver them to the purchasers thereof upon receipt of payment of the purchase price plus accrued interest from their dates to the date of delivery thereof. The chief financial officer is directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the bond anticipation notes pursuant to this bond ordinance is made. Such report must include the amount, the description, the interest rate and the maturity schedule of the bond anticipation notes sold, the price obtained and the name of the purchaser.

Section 5. The City hereby certifies that it has adopted a capital budget or a temporary capital budget, as applicable. The capital or temporary capital budget of the City is hereby amended to conform with the provisions of this bond ordinance to the extent of any inconsistency herewith. To the extent that the purposes authorized herein are inconsistent with the adopted capital or temporary capital budget, a revised capital or temporary capital budget has been filed with the Division of Local Government Services.

Section 6. The following additional matters are hereby determined, declared, recited and stated:

(a) The improvement or purpose described in Section 3(a) of this bond ordinance is not a current expense. It is an improvement or purpose that the City may lawfully undertake as a general improvement, and no part of the cost thereof has been or shall be specially assessed on property specially benefitted thereby.

(b) The period of usefulness of the improvement or purpose within the limitations of the Local Bond Law, according to the reasonable life thereof computed from the date of the bonds authorized by this bond ordinance, is 40 years.

(c) The Supplemental Debt Statement required by the Local Bond Law has been duly prepared and filed in the office of the Clerk, and a complete executed duplicate thereof has been filed in the office of the Director of the Division of Local Government Services in the Department of Community Affairs of the State of New Jersey. Such statement shows that the gross debt of the City as defined in the Local Bond Law is increased by the authorization of the bonds and notes provided in this bond ordinance by $50,000,000, and the obligations authorized herein will be within all debt limitations prescribed by the Local Bond Law.

(d) An aggregate amount not exceeding $10,000,000 for items of expense listed in and permitted under N.J.S.A. 40A:2-20 is included in the estimated cost indicated herein for the purpose or improvement.

Section 7. The City hereby declares the intent of the City to issue bonds or bond anticipation notes in the amount authorized in Section 2 of this bond ordinance and to use the proceeds to pay or reimburse expenditures for the costs of the purposes described in Section 3(a) of this bond ordinance. This Section 7 is a declaration of intent within the meaning and for purposes of the Treasury Regulations.

Section 8. Any grant moneys received for the purpose described in Section 3(a) hereof shall be applied either to direct payment of the cost of the improvement or to payment of the obligations issued pursuant to this bond ordinance. The amount of obligations authorized but not issued hereunder shall be reduced to the extent that such funds are so used.

Section 9. The chief financial officer of the City is hereby authorized to prepare and to update from time to time as necessary a financial disclosure document to be distributed in connection with the sale of obligations of the City and to execute such disclosure document on behalf of the City. The chief financial officer is further authorized to enter into the appropriate undertaking to provide secondary market disclosure on behalf of the City pursuant to Rule 15c2-12 of the Securities and Exchange Commission (the "Rule") for the benefit of holders and beneficial owners of obligations of the City and to amend such undertaking from time to time in connection with any change in law, or interpretation thereof, provided such undertaking is and continues to be, in the opinion of a nationally recognized bond counsel, consistent with the requirements of the Rule. In the event that the City fails to comply with its undertaking, the City shall not be liable for any monetary damages, and the remedy shall be limited to specific performance of the undertaking.

Section 10. The full faith and credit of the City are hereby pledged to the punctual payment of the principal of and the interest on the obligations authorized by this bond ordinance. The obligations shall be direct, unlimited obligations of the City, and the City shall be obligated to levy *ad valorem* taxes upon all the taxable property within the City for the payment of the obligations and the interest thereon without limitation of rate or amount.

Section 11. This bond ordinance shall take effect 20 days after the first publication thereof after final adoption, as provided by the Local Bond Law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE: BOND ORDINANCE PROVIDING FOR THE LEAD SERVICE LINE REPLACEMENT PROJECT IN AND BY THE CITY OF CAMDEN, IN THE COUNTY OF CAMDEN, NEW JERSEY, APPROPRIATING $50,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $50,000,000 BONDS OR NOTES OF THE CITY TO FINANCE THE COST THEREOF

Point of Contact:	Scott Z. Parker	Finance	Ext-6405	Scparker@camdennj.gov
	Name	Department-Division-		

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	N			
Supporting Department Director (If necessary)	N			
Director of Grants Management	N			
Qualified Purchasing Agent	N			
Director of Finance	Y		10/28/25	

Approved by:
Business Administrator _____ 10/28
Signature **Date**

Attachments (list and attach all available):
Reso

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ 10/28
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE: : BOND ORDINANCE PROVIDING FOR THE LEAD SERVICE LINE REPLACEMENT PROJECT IN AND BY THE CITY OF CAMDEN, IN THE COUNTY OF CAMDEN, NEW JERSEY, APPROPRIATING $50,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $50,000,000 BONDS OR NOTES OF THE CITY TO FINANCE THE COST THEREOF

FACTS/BACKGROUND:

- New Jersey's Lead Service Line Replacement Law, enacted in 2021, mandates that all community water systems must identify and replace lead and galvanized service lines by 2031. The law requires water systems to inventory their pipes, notify residents about lead service lines, and plan for replacements
- The law applies to both the utility-owned and customer-owned portions of the service line
- This bond ordinance will allow the city to begin replacing lead service lines that are within its water system. This will also allow the city to apply to the NJ-IBANK and receive up to 80% in principal forgiveness.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: N/A

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City will have ordinance in place to begin replacing lead service lines**
- Why Should the City Council approve this legislation?
  - **To be able to meet the Lead service Line replacement law deadline**

SUBJECT MATTER EXPERTS/ADVOCATES:

- **Scott Z. Parker, City of Camden**

Prepared by: Scott Z. Parker **(856) 757-6405**

Name Phone/Email

MS&B McMANIMON • SCOTLAND • BAUMANN 75 Livingston Avenue, Roseland, NJ 07068 (973) 622-1800

October 27, 2025

Scott Z. Parker
Chief Financial Officer
City of Camden
520 Market Street
Camden, New Jersey 08102

Re: $50,000,000/$50,000,000 Bond Ordinance

Dear Scott:

In accordance with your request, I have prepared and enclose herewith a form of bond ordinance providing for the lead service line replacement project. The bond ordinance should be adopted in accordance with the usual procedure set forth below for your convenience.

The electronic Supplemental Debt Statement should be prepared on the date of introduction of the bond ordinance and sent to the Clerk on that same date. The Supplemental Debt Statement should also be filed electronically with the Division of Local Government Services prior to final adoption of the bond ordinance. Please retain a copy of the electronic receipt sent to you by the Division of Local Government Services, as we will need a copy for our records. In order to comply with the capital budget regulations, the bond ordinance contains a provision amending the capital budget to the extent of any inconsistency with the bond ordinance and it should be sent to Trenton and filed along with the resolution of the governing body in the form required by the Local Finance Board showing the details of the amended capital budget. It will not be necessary to publish the resolution.

The bond ordinance may be introduced and read by title only and adopted by a majority of the members of the governing body present, assuming a quorum. After introduction, the Notice of Pending Bond Ordinance and Summary must be published in the local newspaper, a form of which I have enclosed for your use. Also, the bond ordinance should be posted on the bulletin board customarily used for notices, together with the Notice of Pending Bond Ordinance and Summary, and copies of the bond ordinance should be made available to anyone who requests them of the Clerk after introduction.

The bond ordinance can be considered for final adoption not less than ten days after introduction and not less than seven days after the publication of the Notice of Pending Bond Ordinance and Summary. If the bond ordinance has been posted and copies made available as indicated above, the bond ordinance can be read at the second hearing by title only. If the bond ordinance posting procedure has not been followed, the bond ordinance must be read in full at the second hearing. After the bond ordinance is read for the second time, the governing body should hold a public hearing and should give all members of the public a chance to be heard on the bond ordinance. After the public hearing, the bond ordinance can be finally adopted by the affirmative vote of not less than two-thirds of the full membership of the governing body. After final adoption, the Bond

Ordinance Statement and Summary must be published, a copy of which I have enclosed for your use. Note that if the approval of an officer is required to make the bond ordinance effective, the bond ordinance must be approved by that officer, or passed over veto, before it is published after final adoption.

After the bond ordinance is finally adopted, it will be necessary for us to establish a record of proceedings documenting the proper adoption of the bond ordinance. In order to do this, we will need one completely executed set of the documents enumerated on the attached checklist. By copy of this letter, I am sending the Clerk a copy of the checklist along with a copy of the bond ordinance. With the exception of the Affidavits of Publication, I am also sending the Clerk the necessary certificates to be completed, executed and returned to us along with the necessary attachments to provide us with this documentation. It should be noted that the Clerk's Certificate must be executed no sooner than 21 days following the final publication in order to attest that there has been no protest within the statutory twenty-day protest period.

If you or the Clerk have any questions about the form of the bond ordinance, the adoption procedure or the form of the certificates, please call me.

Thank you for this opportunity to have been of assistance.

Very truly yours,

Christopher B. Langhart

Enclosures
cc: Luis Pastoriza, Clerk, w/encl.
Daniel S. Blackburn, Esq., w/encl.
Jennifer L. Bertino, C.P.A., w/encl.

BOND ORDINANCE PROVIDING FOR THE LEAD SERVICE LINE REPLACEMENT PROJECT IN AND BY THE CITY OF CAMDEN, IN THE COUNTY OF CAMDEN, NEW JERSEY, APPROPRIATING $50,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $50,000,000 BONDS OR NOTES OF THE CITY TO FINANCE THE COST THEREOF.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMDEN, IN THE COUNTY OF CAMDEN, NEW JERSEY (not less than two-thirds of all members thereof affirmatively concurring) AS FOLLOWS:

Section 1. The improvement described in Section 3(a) of this bond ordinance is hereby authorized to be undertaken by the City of Camden, in the County of Camden, New Jersey (the "City") as a general improvement. For the improvement or purpose described in Section 3(a), there is hereby appropriated the sum of $50,000,000. Pursuant to N.J.S.A. 40A:2-11(c), no down payment is provided for the cost of such improvement or purpose since the project described in Section 3(a) hereof is being funded by the New Jersey Infrastructure Bank.

Section 2. In order to finance the cost of the improvement or purpose, negotiable bonds are hereby authorized to be issued in the principal amount of $50,000,000 pursuant to the Local Bond Law. In anticipation of the issuance of the bonds, negotiable bond anticipation notes are hereby authorized to be issued pursuant to and within the limitations prescribed by the Local Bond Law.

Section 3. (a) The improvement hereby authorized and the purpose for the financing of which the bonds are to be issued is the Lead Service Line Replacement Project, which shall consist of the replacement of lead service lines within the American Water Operations and

Maintenance, LLC water operated territory in the City, and further including the following replacements and improvements as may be deemed necessary: replacement of lead or galvanized water service lines, water service line replacements from water main to water meter or the curb box, water service replacement from curb stop to water meter, removal of existing lead and galvanized service lines to curb stops, curb boxes, installation of new service lines, excavation of test pits to ascertain the service line material and location of service lines, leakage testing of new service lines, pavement removal, disposal of non-hazardous soils, road restoration, concrete restoration, temporary soil erosion installation, site restorations, customer coordination, photographic documentation, traffic control coordination with City of Camden Police Department, replacement of customer water meters, coordination of work with property owners prior to construction, and all work, materials and costs necessary and ancillary thereto.

(b) The estimated maximum amount of bonds or bond anticipation notes to be issued for the improvement or purpose is as stated in Section 2 hereof.

(c) The estimated cost of the improvement or purpose is equal to the amount of the appropriation herein made therefor.

Section 4. All bond anticipation notes issued hereunder shall mature at such times as may be determined by the chief financial officer; provided that no bond anticipation note shall mature later than one year from its date, unless such bond anticipation notes are permitted to mature at such later date in accordance with applicable law. The bond anticipation notes shall bear interest at such rate or rates and be in such form as may be determined by the chief financial officer. The chief financial officer shall determine all matters in connection with bond anticipation notes issued pursuant to this bond ordinance, and the chief financial officer's signature upon the bond anticipation notes shall be conclusive evidence as to all such determinations. All bond anticipation

notes issued hereunder may be renewed from time to time subject to the provisions of the Local Bond Law or other applicable law. The chief financial officer is hereby authorized to sell part or all of the bond anticipation notes from time to time at public or private sale and to deliver them to the purchasers thereof upon receipt of payment of the purchase price plus accrued interest from their dates to the date of delivery thereof. The chief financial officer is directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the bond anticipation notes pursuant to this bond ordinance is made. Such report must include the amount, the description, the interest rate and the maturity schedule of the bond anticipation notes sold, the price obtained and the name of the purchaser.

Section 5. The City hereby certifies that it has adopted a capital budget or a temporary capital budget, as applicable. The capital or temporary capital budget of the City is hereby amended to conform with the provisions of this bond ordinance to the extent of any inconsistency herewith. To the extent that the purposes authorized herein are inconsistent with the adopted capital or temporary capital budget, a revised capital or temporary capital budget has been filed with the Division of Local Government Services.

Section 6. The following additional matters are hereby determined, declared, recited and stated:

(a) The improvement or purpose described in Section 3(a) of this bond ordinance is not a current expense. It is an improvement or purpose that the City may lawfully undertake as a general improvement, and no part of the cost thereof has been or shall be specially assessed on property specially benefitted thereby.

(b) The period of usefulness of the improvement or purpose within the limitations of the Local Bond Law, according to the reasonable life thereof computed from the date of the bonds authorized by this bond ordinance, is 40 years.

(c) The Supplemental Debt Statement required by the Local Bond Law has been duly prepared and filed in the office of the Clerk, and a complete executed duplicate thereof has been filed in the office of the Director of the Division of Local Government Services in the Department of Community Affairs of the State of New Jersey. Such statement shows that the gross debt of the City as defined in the Local Bond Law is increased by the authorization of the bonds and notes provided in this bond ordinance by $50,000,000, and the obligations authorized herein will be within all debt limitations prescribed by the Local Bond Law.

(d) An aggregate amount not exceeding $10,000,000 for items of expense listed in and permitted under N.J.S.A. 40A:2-20 is included in the estimated cost indicated herein for the purpose or improvement.

Section 7. The City hereby declares the intent of the City to issue bonds or bond anticipation notes in the amount authorized in Section 2 of this bond ordinance and to use the proceeds to pay or reimburse expenditures for the costs of the purposes described in Section 3(a) of this bond ordinance. This Section 7 is a declaration of intent within the meaning and for purposes of the Treasury Regulations.

Section 8. Any grant moneys received for the purpose described in Section 3(a) hereof shall be applied either to direct payment of the cost of the improvement or to payment of the obligations issued pursuant to this bond ordinance. The amount of obligations authorized but not issued hereunder shall be reduced to the extent that such funds are so used.

Section 9. The chief financial officer of the City is hereby authorized to prepare and to update from time to time as necessary a financial disclosure document to be distributed in connection with the sale of obligations of the City and to execute such disclosure document on behalf of the City. The chief financial officer is further authorized to enter into the appropriate undertaking to provide secondary market disclosure on behalf of the City pursuant to Rule 15c2-12 of the Securities and Exchange Commission (the "Rule") for the benefit of holders and beneficial owners of obligations of the City and to amend such undertaking from time to time in connection with any change in law, or interpretation thereof, provided such undertaking is and continues to be, in the opinion of a nationally recognized bond counsel, consistent with the requirements of the Rule. In the event that the City fails to comply with its undertaking, the City shall not be liable for any monetary damages, and the remedy shall be limited to specific performance of the undertaking.

Section 10. The full faith and credit of the City are hereby pledged to the punctual payment of the principal of and the interest on the obligations authorized by this bond ordinance. The obligations shall be direct, unlimited obligations of the City, and the City shall be obligated to levy *ad valorem* taxes upon all the taxable property within the City for the payment of the obligations and the interest thereon without limitation of rate or amount.

Section 11. This bond ordinance shall take effect 20 days after the first publication thereof after final adoption, as provided by the Local Bond Law.

Re: CITY OF CAMDEN
$50,000,000/$50,000,000 BOND ORDINANCE
THE LEAD SERVICE LINE REPLACEMENT PROJECT

__1__ Certified copy of the Supplemental Debt Statement prepared as of the date of introduction of the bond ordinance, together with the electronic confirmation of filing provided by the Division of Local Government Services and evidence of filing in the Clerk's Office.

__2__ Certified copy of the minutes of the meeting of the City Council held on ___/___/___ showing introduction of the bond ordinance.

__3__ Affidavit of Publication in local newspaper following introduction of the bond ordinance.

__4__ Certified copy of the minutes of the meeting of the City Council held on ___/___/___ showing public hearing and final adoption of the bond ordinance.

__5__ Affidavit of Publication in local newspaper following final adoption of the bond ordinance.

__6__ Clerk's Certificate executed no sooner than 21 days following final publication of the bond ordinance.

****

BELOW FOR McMANIMON, SCOTLAND & BAUMANN, LLC USE ONLY

Posted: __/__/__ Useful Life: 40 years Reviewed By: ____

'20 Costs: $10,000,000 Mayor's Approval: ___/___/___

Amends/Amended By: Ord. # _____ F/A: ___/___/___
Amendment: _____

Supplements/Supplemented By: Ord. #_____ F/A: ___/___/___
Original Appropriation/Authorization: $_____/$_____

Authorization for CFO to Sell Notes: __X__ Yes _____ No
Resolution Authorizing CFO to Sell Notes: F/A ___/___/___

Grant Moneys Expected: N/A

NOTES/BONDS ISSUED HEREUNDER						
AMOUNT	DATE	MATURITY	RATE	PAYDOWN	NEW/ RENEWAL	REMAINING AUTHOR-IZATION

DEBT STATEMENT CERTIFICATE

I, Luis Pastoriza, Clerk of the City of Camden, in the County of Camden, New Jersey (herein called the "City"), HEREBY CERTIFY that annexed hereto is a true and complete copy of the Supplemental Debt Statement of the City that was prepared as of _____, 2025 by Scott Z. Parker, who was then chief financial officer of the City and filed in my office on _____, 2025, and that a complete, executed copy of such statement was filed in the office of the Director of the Division of Local Government Services of the State of New Jersey on _____, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the City this _____ day of _____, 2025.

_____
Luis Pastoriza, Clerk

(SEAL)

EXTRACT from the minutes of a _____ meeting of the City Council of the City of Camden, in the County of Camden, New Jersey held at the _____ in the City on _____, 2025 at _____ o'clock ___.m.

PRESENT:

ABSENT:

[Attach appropriate minutes hereto]

CERTIFICATE

I, Luis Pastoriza, Clerk of the City of Camden, in the County of Camden, State of New Jersey, HEREBY CERTIFY that the foregoing annexed extract from the minutes of a meeting of the governing body of the City duly called and held on _____, 2025 has been compared by me with the original minutes as officially recorded in my office in the Minute Book of the governing body and is a true, complete and correct copy thereof and of the whole of the original minutes so far as they relate to the subject matters referred to in the extract.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the City this _____ day of _____, 2025.

_____
Luis Pastoriza, Clerk

(SEAL)

EXTRACT from the minutes of a _____ meeting of the City Council of the City of Camden, in the County of Camden, New Jersey held at the _____ in the City on _____, 2025 at _____ o'clock ___.m.

PRESENT:

ABSENT:

[Attach appropriate minutes hereto]

CERTIFICATE

I, Luis Pastoriza, Clerk of the City of Camden, in the County of Camden, State of New Jersey, HEREBY CERTIFY that the foregoing annexed extract from the minutes of a meeting of the governing body of the City duly called and held on _____, 2025 has been compared by me with the original minutes as officially recorded in my office in the Minute Book of the governing body and is a true, complete and correct copy thereof and of the whole of the original minutes so far as they relate to the subject matters referred to in the extract.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the City this _____ day of _____, 2025.

_____
Luis Pastoriza, Clerk

(SEAL)

CLERK'S CERTIFICATE

I, Luis Pastoriza, Clerk of the City of Camden, in the County of Camden, State of New Jersey, HEREBY CERTIFY as follows:

1. I am the duly appointed Clerk of the City of Camden, in the County of Camden, State of New Jersey (herein called the "City"). In this capacity, I have the responsibility to maintain the minutes of the meetings of the governing body of the City and the records relative to all ordinances and resolutions of the City. The representations made herein are based upon the records of the City.

2. Attached hereto is a true and complete copy of a bond ordinance passed by the governing body of the City on first reading on _____, 2025 and finally adopted by the governing body on _____, 2025 and, where necessary, approved by the Mayor on _____, 2025.

3. On _____, 2025, a copy of the bond ordinance and a notice that copies of the bond ordinance would be made available to the members of the general public of the City who requested copies, up to and including the time of further consideration of the bond ordinance by the governing body, was posted in the principal municipal building of the City at the place where public notices are customarily posted. Copies of the bond ordinance were made available to all who requested them.

4. A certified copy of the bond ordinance and a copy of the amended capital budget form has been filed with the Director of the Division of Local Government Services.

5. After final passage, the bond ordinance, a copy of which is attached hereto, was duly published on _____, 2025. No protest signed by any person against making the

improvement or incurring the indebtedness authorized therein, nor any petition requesting that a referendum vote be taken on the action proposed in the bond ordinance has been presented to the governing body or to me or filed in my office within 20 days after the publication or at any other time after the final passage thereof.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the City this _____ day of _____, 2025.

_____
Luis Pastoriza, Clerk

[SEAL]

NOTICE OF PENDING BOND ORDINANCE AND SUMMARY

The bond ordinance, the summary terms of which are included herein, was introduced and passed upon first reading at a meeting of the governing body of the City of Camden, in the County of Camden, State of New Jersey, on _____, 2025. It will be further considered for final passage, after public hearing thereon, at a meeting of the governing body to be held at the _____, in the City on _____, 2025 at _____ o'clock __.m. During the week prior to and up to and including the date of such meeting, copies of the full bond ordinance will be available at no cost and during regular business hours at the Clerk's office for the members of the general public who shall request the same. The summary of the terms of such bond ordinance follows:

Title: BOND ORDINANCE PROVIDING FOR THE LEAD SERVICE LINE REPLACEMENT PROJECT IN AND BY THE CITY OF CAMDEN, IN THE COUNTY OF CAMDEN, NEW JERSEY, APPROPRIATING $50,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $50,000,000 BONDS OR NOTES OF THE CITY TO FINANCE THE COST THEREOF

Purpose(s): the Lead Service Line Replacement Project, which shall consist of the replacement of lead service lines within the American Water Operations and Maintenance, LLC water operated territory in the City, and further including the following replacements and improvements as may be deemed necessary: replacement of lead or galvanized water service lines, water service line replacements from water main to water meter or the curb box, water service replacement from curb stop to water meter, removal of existing lead and galvanized service lines to curb stops, curb boxes, installation of new service lines, excavation of test pits to ascertain the service line material and location of service lines, leakage testing of new service lines, pavement removal, disposal of non-hazardous soils, road restoration, concrete restoration, temporary soil erosion installation, site restorations, customer coordination, photographic documentation, traffic control coordination with City of Camden Police Department, replacement of customer water meters, coordination of work with property owners prior to construction, and all work, materials and costs necessary and ancillary thereto.

Appropriation: $50,000,000

Bonds/Notes Authorized: $50,000,000

Grants (if any) Appropriated: N/A

Section 20 Costs: $10,000,000

Useful Life: 40 years

Luis Pastoriza, Clerk

This Notice is published pursuant to N.J.S.A. 40A:2-17.

BOND ORDINANCE STATEMENT AND SUMMARY

The bond ordinance, the summary terms of which are included herein, has been finally adopted by the City of Camden, in the County of Camden, State of New Jersey on _____, 2025 and the 20 day period of limitation within which a suit, action or proceeding questioning the validity of such bond ordinance can be commenced, as provided in the Local Bond Law, has begun to run from the date of the first publication of this statement. Copies of the full bond ordinance are available at no cost and during regular business hours at the Clerk's office for members of the general public who request the same. The summary of the terms of such bond ordinance follows:

Title: BOND ORDINANCE PROVIDING FOR THE LEAD SERVICE LINE REPLACEMENT PROJECT IN AND BY THE CITY OF CAMDEN, IN THE COUNTY OF CAMDEN, NEW JERSEY, APPROPRIATING $50,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $50,000,000 BONDS OR NOTES OF THE CITY TO FINANCE THE COST THEREOF

Purpose(s): the Lead Service Line Replacement Project, which shall consist of the replacement of lead service lines within the American Water Operations and Maintenance, LLC water operated territory in the City, and further including the following replacements and improvements as may be deemed necessary: replacement of lead or galvanized water service lines, water service line replacements from water main to water meter or the curb box, water service replacement from curb stop to water meter, removal of existing lead and galvanized service lines to curb stops, curb boxes, installation of new service lines, excavation of test pits to ascertain the service line material and location of service lines, leakage testing of new service lines, pavement removal, disposal of non-hazardous soils, road restoration, concrete restoration, temporary soil erosion installation, site restorations, customer coordination, photographic documentation, traffic control coordination with City of Camden Police Department, replacement of customer water meters, coordination of work with property owners prior to construction, and all work, materials and costs necessary and ancillary thereto.

Appropriation: $50,000,000

Bonds/Notes Authorized: $50,000,000

Grants (if any) Appropriated: N/A

Section 20 Costs: $10,000,000

Useful Life: 40 years

Luis Pastoriza, Clerk

Diana Gonzalez

From: Sachina Evans
Sent: Monday, October 27, 2025 2:14 PM
To: Diana Gonzalez
Subject: RE: Interview - Crossing Guard

Ok. Reading is fundamental. LOL. So I will make it for November 12th at 11 am and 11:30 am. I'm thinking a half hour isn't long enough for a job interview of that magnitude. Maybe we'll do a preliminary interview to get Tim's assessment of if we should move forward with a more in-depth interview or send it out for an open announcement. If he says we can move forward with them, then I will conduct a 2nd more in-depth interview.

I know he's busy.

From: Diana Gonzalez <DianaG@camdennj.gov>
Sent: Monday, October 27, 2025 1:45 PM
To: Sachina Evans <SaEvans@camdennj.gov>
Subject: Interview - Crossing Guard

Good day Sachina,

Per your conversation, Tim is available to meet with Mr. Parker and Ms. Cuff on Monday, November 10th at 2pm & 2:30pm or Wednesday, November 12th at 11am & 11:30am.

Please let me know which day works for everyone.

Diana Gonzalez
City of Camden
Department of Administration
520 Market Street
Camden, New Jersey 08101-5120
Telephone: (856) 757-7150
Fax: (856) 968-4708
Email Address Change: DianaG@camdennj.gov

City of Camden
New Jersey

O-8

DB:dsb
11-13-25

ORDINANCE AMENDING MC-5548 TO AUTHORIZE THE LEASE OF CERTAIN LAND TRANSFERRED TO THE CAMDEN REDEVELOPMENT AGENCY

WHEREAS, By Ordinance MC-5549 the City of Camden authorized the transfer of certain land in Block 468, Lots 4, 5, 21, 22, 23, 24, 25, 26, 104, 105, 106 & 122, (the "Subject Property") to the Camden Redevelopment Agency for the resale of the Subject Property to Jam St. LLC for the development and expansion of the property;

WHEREAS, the street addresses for the Subject Property are listed in attached Exhibit A; and

WHEREAS, after the adoption of Ordinance MC-5549, Jam St. LLC advised that it may wish to lease the Subject Property from the Camden Redevelopment Agency with an option to purchase the Subject Property at a later time; and

WHEREAS, in addition to authorizing the sale of the Subject Property to Jam St. LLC, as provided in MC-5549, the City would like to authorize the additional option of Jam St. LLC leasing the Subject Property from the Camden Redevelopment Agency with an option to purchase the Subject Property from the Camden Redevelopment Agency at a later date.

WHEREAS, if Jam St. LLC elects to proceed by immediate sale, the purchase price shall be $68,600 with all proceeds of sale to be remitted to the City less a $15,000 administrative fee to be paid to the Camden Redevelopment Agency; and

WHEREAS, if Jam St. LLC elects to proceed by lease with option to purchase, the Camden Redevelopment Agency shall negotiate the terms of the lease and the Camden Redevelopment Agency shall be entitled to retain all of the payments under the lease; and

WHEREAS, if Jam St. LLC ultimately exercises the option to purchase contained in the lease the purchase price shall be $68,600 with all proceeds of sale to be remitted to the City less a $15,000 administrative fee to be paid to the Camden Redevelopment Agency.

NOW THEREFORE BE IT ORDAINED, by the City Council of the City of Camden that the proper officer(s) of the City shall be and are hereby authorized to execute the necessary Deed to the Camden Redevelopment Agency transferring the Subject Property to the Camden Redevelopment Agency subject to the terms of this Ordinance.

SECTION 1. Any portion of this ordinance not herein amended and supplemented shall remain in full force and effect.

SECTION 2. All ordinance or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 3. This ordinance shall take effect twenty (20) days after final passage and publications as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL BLACKBURN
City Attorney

ANGEL FUENTES
President', City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

EXHIBIT "A"

	Block	Lot	Address
1	468	4	1608 Broadway, Camden, NJ 08104
2	468	5	1610 Broadway, Camden, NJ 08104
3	468	21	500 Jackson Street, Camden, NJ 08104
4	468	22	502 Jackson Street, Camden, NJ 08104
5	468	23	504 Jackson Street, Camden, NJ 08104
6	468	24	506 Jackson Street, Camden, NJ 08104
7	468	25	508 Jackson Street, Camden, NJ 08104
8	468	26	510 Jackson Street, Camden, NJ 08104
9	468	104	1600 Broadway, Camden, NJ 08104
10	468	105	1602 Broadway, Camden, NJ 08104
11	468	106	1604 Broadway, Camden, NJ 08104
12	468	122	1606 Broadway, Camden, NJ 08104

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dan Blackburn, City Attorney
Tim Cunningham, City, BA

TITLE OF ORDINANCE/RESOLUTION: ORDINANCE TO AMEND ORDINANCE MC-5548 TO AUTHORIZE THE LEASE OF CERTAIN LAND TRANSFERRED TO THE CAMDEN REDEVELOPMENT AGENCY

Point of Contact:	Olivette Simpson, ED	CRA	856.757.7600	olsimpso@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Approved by: Business Administrator				

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE: ORDINANCE TO AMEND ORDINANCE MC-5548 TO AUTHORIZE THE LEASE OF CERTAIN LAND TRANSFERRED TO THE CAMDEN REDEVELOPMENT AGENCY

FACTS/BACKGROUND:

- The parcels in Exhibit A required transfer to the CRA to facilitate a development project by Bylada Foods, LLC at the location.
- CRA is the City's redevelopment agency responsible for redevelopment.
- The City negotiated with Jam St, LLC (Byladia's Redevelopment Entity" and agreed to a price of $68,600.00 for the parcels, all of which are vacant and unimproved by structures.
- After the adoption of Ordinance MC-5549, Jam St. LLC advised that it may wish to lease the Subject Property from the Camden Redevelopment Agency with an option to purchase the Subject Property at a later time.
- In addition to authorizing the sale of the Subject Property to Jam St. LLC, as provided in MC-5549, the City would like to authorize the additional option of Jam St. LLC leasing the property from the CRA with an option to purchase the property from the CRA at a later date.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: TBD

IMPACT STATEMENT:

- The transfer to the CRA will support the business expansion planned by Bylada while facilitating the redevelopment of a large section of the city and contribute to the City's ratable base after the project is developed.

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name: **CRA**

COORDINATION: CRA and City Properties

- CRA
- Law Department
- Planning & Development

Prepared by:

Olivette Simpson, ED, CRA Phone/Email: 856-757-7600

ORDINANCE TO AMEND ORDINANCE MC-5548 TO AUTHORIZE THE LEASE OF CERTAIN LAND TRANSFERRED TO THE CAMDEN REDEVELOPMENT AGENCY

WHEREAS, By Ordinance MC-5549 the City of Camden authorized the transfer of certain land in Block 468, Lots 4, 5, 21, 22, 23, 24, 25, 26, 104, 105, 106 & 122, (the "Subject Property") to the Camden Redevelopment Agency for the resale of the Subject Property to Jam St. LLC for the development and expansion of the property;

WHEREAS, the street addresses for the Subject Property are listed in attached Exhibit A; and

WHEREAS, after the adoption of Ordinance MC-5549, Jam St. LLC advised that it may wish to lease the Subject Property from the Camden Redevelopment Agency with an option to purchase the Subject Property at a later time; and

WHEREAS, in addition to authorizing the sale of the Subject Property to Jam St. LLC, as provided in MC-5549, the City would like to authorize the additional option of Jam St. LLC leasing the Subject Property from the Camden Redevelopment Agency with an option to purchase the Subject Property from the Camden Redevelopment Agency at a later date.

WHEREAS, if Jam St. LLC elects to proceed by immediate sale, the purchase price shall be $68,600 with all proceeds of sale to be remitted to the City less a $15,000 administrative fee to be paid to the Camden Redevelopment Agency; and

WHEREAS, if Jam St. LLC elects to proceed by lease with option to purchase, the Camden Redevelopment Agency shall negotiate the terms of the lease and the Camden Redevelopment Agency shall be entitled to retain all of the payments under the lease; and

WHEREAS, if Jam St. LLC ultimately exercises the option to purchase contained in the lease the purchase price shall be $68,600 with all proceeds of sale to be remitted to the City less a $15,000 administrative fee to be paid to the Camden Redevelopment Agency.

NOW THEREFORE BE IT ORDAINED, by the City Council of the City of Camden that the proper officer(s) of the City shall be and are hereby authorized to execute the necessary Deed to the Camden Redevelopment Agency transferring the Subject Property to the Camden Redevelopment Agency subject to the terms of this Ordinance.

SECTION 1. Any portion of this ordinance not herein amended and supplemented shall remain in full force and effect.

SECTION 2. All ordinance or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 3. This ordinance shall take effect twenty (20) days after final passage and publications as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: _____, 2025

The above has been reviewed
and approved as to form.

_____
DANIEL BLACKBURN
City Attorney

_____
ANGEL FUENTES
President'. City Council

_____
VICTOR CARSTARPHEN
Mayor

ATTEST:_____
LUIS PASTORIZA
Municipal Clerk

DB:dh
11-13-25

AN ORDINANCE DESIGNATING RESTRICTED RESIDENTIAL PARKING ZONES FOR INDIVIDUALS WITH DISABILITIES IN CERTAIN AREAS IN THE CITY OF CAMDEN AS HANDICAP PARKING PRIVILEGES ONLY

WHEREAS, Yolanda D. Matthews, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have handicapped parking as a Type #1 permit in front of or near her home at 3059 Carmen Street; and

WHEREAS, Yowanda Carstarphen-McEady, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have handicapped parking as a Type #1 permit in front of or near her home at 1505 Princess Avenue; and

WHEREAS, Henry Greene, upon providing the appropriate proof that he is the holder of the required specifications, seeks to have handicapped parking as a Type #1 permit in front of or near his home at 2829 Benson Street; and

WHEREAS, Rosa M. Barillas, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have handicapped parking as a Type #1 permit in front of or near her home at 19 S. 42nd Street; and

WHEREAS, Evelyn R. Sartor, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near her home at 1035 Kenwood Avenue; and

WHEREAS, Teodoro Santos, upon providing the appropriate proof that he is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near his home at 340 Ramona Gonzelez Street; and

WHEREAS, Hector Rosario, upon providing the appropriate proof that he is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near his home at 321 York Street; and

WHEREAS, Valerie L. Carter, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near her home at 2975 N. Congress Road; and

WHEREAS, Gloria Lambert, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near her home at 530 Newton Avenue-Apt B; and

WHEREAS, Radames Rosales, upon providing the appropriate proof that he is the holder of the required specifications, seeks to upgrade to personalized signage handicapped parking as a Type #2 permit in front of or near his home at 2609 Baird Blvd.; and

WHEREAS, Sierra N. Clark, upon providing the appropriate proof that she is the holder of the required specifications, seeks to upgrade to personalized signage handicapped parking as a Type #2 permit in front of or near his home at 577 Royden Street; and

WHEREAS, Noemy Delgado, upon providing the appropriate proof that she is the holder of the required specifications, seeks to upgrade to personalized signage handicapped parking as a Type #2 permit in front of or near his home at 941 Vine Street; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden that, all the addresses listed above, shall be designated as either a Type 1 or Type 2 "Handicapped Parking" to have access to parking or personalized signage during the period of time that the said premises are occupied by the handicapped individuals.

SECTION 1. Type 1 Handicapped Parking locations shall be reserved for any handicapped operator. All others shall be prohibited from parking in such space.

SECTION 2. Type 2 Handicapped Parking locations shall only be utilized by the approved applicant and only by the vehicle whose license plate corresponds with the license plate number on the posted sign. All others shall be prohibited from parking in such space.

SECTION 3. By the adoption of this ordinance, we are creating a schedule of Personalized Signage "Handicapped Parking" areas, including those set forth herein and including any other "Handicapped Parking" areas heretofore adopted by ordinance. Any ordinance prohibiting parking at the location specified is hereby rescinded and repealed, in part, wherein it conflicts with the ordinance to be adopted.

SECTION 4. Any portion of this ordinance not herein amended and supplemented shall remain in full force and effect.

SECTION 5. All ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 6. This ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Keith L. Walker, Director of Public Works

TITLE OF ORDINANCE/RESOLUTION: *ORDINANCE DESIGNATING RESTRICTED RESIDENTIAL PARKING ZONES FOR INDIVIDUALS WITH DISABILITIES IN CERTAIN AREAS IN THE CITY OF CAMDEN AS HANDICAP PARKING ONLY*

Point of Contact:	Keith L. Walker	Public Works	757-7139	kewalker@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		~~10~~/15/25	
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments:
1. Disabled Parking Approvals Submission –November 13, 2025 Council Meeting

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: *ORDINANCE DESIGNATING RESTRICTED RESIDENTIAL PARKING ZONES FOR INDIVIDUALS WITH DISABILITIES IN CERTAIN AREAS IN THE CITY OF CAMDEN AS HANDICAP PARKING ONLY*

FACTS/BACKGROUND:

- Ordinance establishing a handicapped parking zone in front of a residence occupied by an individual with disability, who has been issued a windshield placard or wheelchair symbol license plate for the vehicle registered by the individual, or a family member who provides transportation for the individual with disability.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: N/A

IMPACT STATEMENT:

- If City Council approves the legislation, City residents issued disabled parking placards or vehicle plates, who have submitted application to the City and been approved for disabled parking privileges, will have disabled parking privileges established at their residence.

SUBJECT MATTER EXPERTS/ADVOCATES:

- **Keith L. Walker, Director of Public Works**
  - Attendance: Yes

COORDINATION: N/A

Prepared by: **Angela M. Watkins** **(856) 757-7139/ anjohnst@ci.camden.nj.us**

Name Phone/Email

INDIVIDUALS WITH DISABILITIES
HANDICAP PARKING ZONE APPROVALS
Submitted for City Council Meeting of: November 13, 2025

APPLICANT	ADDRESS	FEE PAID	PLACARD #/ PLATE #	PERMIT TYPE
1. Yolanda D. Matthews	3059 Carman St	120.00	P3074281	TYPE 1
2. Yowanda Carstarphen-McEady	1505 Princess Ave	120.00	P2497664	TYPE 1
3. Henry Greene	2829 Benson St	120.00	P2501195	TYPE 1
4. Rosa M. Barillas	19 S 42nd St	120.00	P2717245	TYPE 1
5. Evelyn R. Sartor	1035 Kenwood Ave	145.00	4989HM	TYPE 2
6. Teodoro Santos	340 Ramona Gonzalez St	145.00	9561HL	TYPE 2
7. Hector Rosario	321 York St	145.00	9567HL	TYPE 2
8. Valerie L. Carter	2975 N Congress Rd	145.00	HZ5410	TYPE 2
9. Gloria Lambert	530 Newton Ave Apt B	145.00	9568HL	TYPE 2
10. Radames Rosales	2609 Baird Blvd	145.00	1280HM	TYPE 2
11. Sierra N. Clark	577 Royden St	145.00	6441HL	TYPE 2
12. Noemy Delgado	941 Vine St	145.00	6931HK	TYPE 2

10/17/2025

O-10

DB:dh
11-13-25

ORDINANCE AUTHORIZING THE REMOVAL OF DESIGNATED RESIDENTIAL PARKING ZONES FOR INDIVIDUALS WITH DISABILITIES IN CERTAIN LOCATIONS

WHEREAS, an ordinance was adopted designating a "Handicapped Parking Only" area for the following properties:

1405 Kaighn Avenue Wilbert Hannah Sr.

WHEREAS, it has been advised that the individuals, no longer need accessible parking at the above locations due to no response to renewal correspondence, no payment of annual renewal fees and/or by request as per the individual; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden that the provisions of said ordinance applicable to the properties listed above is hereby removed.

SECTION 1. All ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 2. This ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

SECTION 3. If any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Keith L. Walker, Director of Public Works

TITLE OF ORDINANCE/RESOLUTION: *ORDINANCE AUTHORIZING THE REMOVAL OF DESIGNATED RESIDENTIAL PARKING ZONES FOR INDIVIDUALS WITH DISABILITIES IN CERTAIN LOCATIONS*

Point of Contact:	Keith L. Walker	Public Works	757-7139	kewalker@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		10/15/25	
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Disabled Parking Removals Submission November 13, 2025 Council Meeting

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: *ORDINANCE AUTHORIZING THE REMOVAL OF DESIGNATED RESIDENTIAL PARKING ZONES FOR INDIVIDUALS WITH DISABILITIES IN CERTAIN LOCATIONS*

FACTS/BACKGROUND:

- Ordinance authorizing the removal of designated restricted parking zone(s) for disabled individual parking applicants who did not renew their permits.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: N/A

IMPACT STATEMENT:

- If City Council approves the legislation, the disabled parking signage at the designated location will be removed in accordance with the Disabled Parking approval/removal procedures.

SUBJECT MATTER EXPERTS/ADVOCATES:

- **Keith L. Walker, Director of Public Works**
  - Attendance: Yes

COORDINATION: N/A

Prepared by: **Angela M. Watkins** **(856) 757-7139/ anjohnst@ci.camden.nj.us**

Name Phone/Email

INDIVIDUALS WITH DISABILITIES
DESIGNATED PARKING ZONE REMOVALS

Submitted for City Council Meeting of: November 13, 2025

APPLICANT	ADDRESS	REASON FOR REMOVAL OF ZONE
1. Wilbert Hannah Sr.	1405 Kaighn Ave	resident is deceased

O-11

SE:dh
11-13-25

ORDINANCE AMENDING OF CHAPTER 450, HOUSING STANDARDS TO INCORPORATE THE NEW JERSEY STATE HOUSING CODE WHICH WAS READOPTED ON JUNE 10, 2024

WHEREAS, the City Council of the City of Camden on December 10, 2024 adopted Ordinance O-3 MC-5534 which incorporated the New Jersey State Housing Code (1980 Revision) into Chapter 450 of the Camden City Code; and

WHEREAS, the State of New Jersey requires uniform housing standards to ensure consistency between the City of Camden and other municipalities; and

WHEREAS, in order to address the City's needs more comprehensively it is necessary to adopt the latest version of the New Jersey State Housing Code, N.J.A.C. 5:28 et seq.; now therefore

BE IT ORDAINED, by the City Council of the City of Camden, that Chapter 450 of the Camden City Code is hereby amended as follows:

§ 450-1. Adoption of New Jersey State Housing Code and its provisions by reference.

Pursuant to the provisions of N.J.S.A. 40:49-5.1 et seq., the New Jersey State Housing Code, which was readopted on June 10, 2024, as approved by the State Department of Community Affairs and filed with the Secretary of State's Office relating to repair, closing and demolition of dwellings which are unfit for human habitation and authorizing the inspection of dwellings and fixing penalties for violations is, pursuant to this chapter, hereby accepted, adopted and established as constituting the standard to be used in determining the fitness of a building for human habitation or occupancy or use located in the City of Camden, as conferred upon pursuant to the provisions of N.J.S.A. 40: 48-2.3.

§ 450-2. Definitions

The words, terms or phrases listed below for the purpose to this Chapter shall be defined and interpreted as follows.

"Administrative Authority" shall, in this chapter, refer to the City of Camden's Bureau of Housing Inspection in the Department of Code Enforcement.

"Building" shall mean any building or structure, or part thereof, used for human habitation, use, or occupancy and includes any accessory buildings and appurtenance belonging thereto or usually enjoyed therewith.

"Dwelling" shall mean a building or structure or part thereof containing one or more dwelling units or lodging units.

"Dwelling unit" shall mean any room or group of rooms or any part thereof located within a building and forming a single habitable unit with facilities which are used, or designed to be used for living, sleeping, cooking, and eating.

"Garbage" shall mean the animal and vegetable and other organic waste resulting from the handling, preparation, cooking and consumption of food.

"Habitable room" shall mean a room or enclosed floor space within a dwelling unit used or designed to be used for living, sleeping, cooking, or eating purposes, excluding bathrooms, water closet compartments, laundries, pantries, foyers or communicating corridors, closets, and storage spaces.

"Infestations" shall mean the presence, within or around a building, of any insects, rodents, or other pests.

"Local health agency" shall mean the County's Health Officer.

"Lodging house" shall mean any building, or that part of any building containing one or more lodging units, each of which is rented by one or more persons not related to the owner.

"Lodging unit" shall mean a rented room or group of rooms, containing no cooking facilities, used for living purposes by a separate family or group of persons living together or by a person living alone, within a building.

"Occupant" shall mean any person or persons in actual possession of, and living in the building or dwelling unit, including the owner.

"Owner" shall mean any person properly authorized to exercise powers of, or for an owner of property for purposes of its purchase, sale, use, occupancy, or maintenance.

"Person" shall be given the same meaning as defined in *R.S. 1:1-2* of the Revised Statutes of New Jersey.

"Plumbing fixtures" shall mean and include all installed receptacles or devices which are supplied with water or which receive or discharge liquid waste or sewage into the drainage system with which they are directly or indirectly connected.

"Rubbish" shall mean and include all combustible and noncombustible waste material, except garbage.

"Utilities" shall mean and include electric, gas, heating, water and sewerage services, and equipment therefor.

§ 450-3. Enforcing officer; compensation.

A. The Director of Code Enforcement shall be and is hereby designated as the head of the Bureau of Housing Inspection and also the Supervisor of Housing Inspection in the Department of Code Enforcement. The Director of Code Enforcement shall also be and is hereby designated as the "public officer" to exercise the powers prescribed by this chapter and to enforce the provisions thereof. The Director of Code Enforcement may designate any person to act in his capacity as head of the Bureau of Housing Inspection, the Supervisor of Housing Inspection and as the public officer, but such person shall continue to be subject to the supervision of the Director of the Department of Code Enforcement under any and all circumstances.

B. The Director of Code Enforcement, as head of the Bureau of Housing Inspection, as the Supervisor of Housing Inspection and as the public officer, shall serve in such capacity without any additional salary.

§ 450-4. Inspections; authorization for entry.

A. The Director of Code Enforcement or his designee is hereby authorized and directed to make inspections to determine the condition of dwellings, dwelling units, rooming units and premises located within the City of Camden in order that he may perform his duty of safeguarding the health and safety of the occupants of dwellings and of the general public.

B. For the purpose of making the inspections referred to in Subsection A of this section, the Director of Code Enforcement or his designee is hereby authorized, subject to law, to enter, examine and survey, at all reasonable times, all dwellings, dwelling units, rooming units and premises.

C. Subject to law, the owner or occupant of every dwelling, dwelling unit and rooming unit, or the person in charge thereof, shall give the Director of Code Enforcement or his designee free access to such dwelling unit or rooming unit and its premises, at all reasonable times, for the purpose of such inspection, examination and survey.

§ 450-5. Access by owners to effect compliance.

Every occupant of a dwelling or dwelling unit shall give the owner thereof, or his agent or employee, access to any part of such dwelling or dwelling unit or its premises, at all reasonable times, for the purpose of making such repairs or alterations as are necessary to effect compliance with the provisions of this chapter or with any lawful rule or regulation adopted or any lawful order issued pursuant to the provisions of this chapter.

§ 450-6. Water Supply

A. Every dwelling unit and lodging house shall be provided with a safe supply of potable water meeting the standards as set forth in the New Jersey Safe Drinking Water Act regulations (N.J.A.C. 7:10-1 et seq.) published by the New Jersey Department of Environmental Protection.

B. The source of such water supply shall be approved by the New Jersey Department of Environmental Protection and/or the local health agency.

C. The minimum rate of flow of hot or cold water issuing from a faucet or fixture shall not be less than one gallon per minute.

§ 450-7. Facilities

A. Every dwelling unit shall contain a kitchen sink of nonabsorbent impervious material, at least one flush type water closet, a lavatory, and a bathtub or shower, available only for the use of occupants of that dwelling unit.

B. Every lodging house shall be provided with a minimum of one flush type water closet, lavatory, and a bathtub or shower for every eight persons or part thereof.

C. Every water closet, lavatory, and bathtub or shower for each dwelling unit or lodging house shall be accessible from within the building without passing through any part of any other dwelling unit or lodging unit and in a lodging house shall be located no farther than one floor above or below the lodging units served. Such water closet, lavatory and bathtub or shower shall be contained in a room or rooms which are separated from all other rooms by walls, doors, or partitions that afford privacy.

D. Every plumbing fixture shall be connected to water and sewer systems approved by the New Jersey Department of Environmental Protection and/or the local health agency, and shall be maintained in good working condition.

E. Every kitchen sink, lavatory, and bathtub or shower required by this chapter shall be connected to both hot and cold water lines.

F. Every dwelling shall have water heating facilities which are installed and maintained in good and safe working condition, connected with the hot water lines required under the provisions of (e) above, and capable of delivering water at a minimum temperature of not less than 120 degrees Fahrenheit and at a maximum temperature of not more than 140 degrees Fahrenheit at all times in accordance with anticipated need.

§ 450-8. Garbage and rubbish storage

A. Garbage or other organic waste shall be stored in watertight receptacles of metal or other approved material. Such receptacles shall be provided with tight fitting covers. At least one approved type garbage receptacle shall be provided for each dwelling unit, in accordance with *N.J.A.C. 5:28-1.12(i)*.

B Rubbish shall be stored in receptacles of metal or other approved material. At least one rubbish receptacle shall be provided for each dwelling unit, in accordance with *N.J.A.C. 5:28-1.12(i)*.

C. Rubbish that does not include materials determined by local ordinance to be recyclable may be stored together with garbage in an approved type garbage receptacle, unless otherwise provided by ordinance. Recyclable materials shall be stored separately from non-recyclable materials.

§ 450-9. Lighting

A. Every habitable room shall have at least one window or skylight facing directly to the outdoors. The minimum total window or skylight area measured between stops, for every habitable room shall be eight percent of the floor area of such room. Whenever walls or other portions of structures face a window of any habitable room and are located less than three feet from the window and extended to a level above that of the ceiling of the room, such a window shall not be included in calculating the required minimal total window area.

B. Every dwelling shall be provided with electric service.

C. Every habitable room shall contain at least two separate wall type electric convenience outlets, or one such convenience outlet and one ceiling or wall type electric light fixture. Every such outlet and fixture shall be maintained in good and safe condition and shall be connected to the source of electric power. No temporary wiring shall be used except extension cords which run directly from portable electric fixtures to convenience outlets, and which do not lie under rugs or other floor coverings nor extend through doorways, transoms, or other openings through structural elements.

D. Every portion of each staircase, hall, cellar, basement landing furnace room, utility room, and all similar non-habitable space located in a dwelling shall have either natural or artificial light available at all times, with an illumination of at least two lumens per square foot (two foot-candles) in the darkest portions.

E. Every portion of any interior or exterior passageway or staircase common to two or more families in a dwelling shall be illuminated naturally or artificially at all times with an illumination of at least two lumens per square foot (2 foot-candles) in the darkest portion of the normally traveled stairs and passageways. In dwellings comprising two dwelling units such illumination shall not be required at all times if separate switches, convenient and readily accessible to each dwelling unit, are provided for the control of such artificial light by the occupants thereof.

F. Every bathroom and water closet compartment shall have either natural or artificial light available at all times, with an illumination of at least three lumens per square foot (three foot-candles). Such light shall be measured 36 inches from the floor at the center of the room. Artificial lighting shall be controlled by a wall switch so located as to avoid danger of electrical hazards.

§450-10. Ventilation

A. Means of ventilation shall be provided for every habitable room. Such ventilation may be provided either by an easily operable window or skylight having an openable area of at least 50 percent of the minimum window area or minimum skylight area as required in MC §450-9A or by other means acceptable to the Administrative Authority which will provide at least two air changes per hour.

B. Means of ventilation shall be provided for every bathroom or water closet compartment. Such ventilation may be provided either by an easily operable window or skylight having an openable area of at least 50 percent of the minimum window area or minimum skylight area as required in MC §450-9A or by other means acceptable to the Administrative Authority which will provide at least six air changes per hour.

§450-11. Heating Equipment

A. Every dwelling shall have heating facilities which are properly installed, maintained in good and safe working condition, and are capable of safely and adequately heating all habitable rooms, bathrooms, and water closet compartments located therein to a temperature of at least 68 degrees Fahrenheit when the outside temperature is zero degrees Fahrenheit. The temperature shall be read at a height of three feet above floor level at the center of the room.

B. Every space heater, except electrical, shall be properly vented to a chimney or duct leading to outdoors, unless the appliance is labeled as having been tested and approved for unvented operation, in compliance with the State Uniform Construction Code. Unvented portable space heaters that burn solid, liquid, or gaseous fuels shall be prohibited.

§ 450-12 Egress

A. Every dwelling, dwelling unit, or lodging unit shall have safe and unobstructed means of egress. Such means of egress shall not be through any other dwelling unit or part thereof and shall lead to a safe and open space at ground level accessible to a street.

B. A room used for sleeping purposes under the provisions of MC §450-14D shall be provided with a safe and unobstructed means of egress leading directly to an outside area accessible to a street.

C. There shall be not fewer than two independent exits remote from each other from every floor of a building greater than two stories in height having more than two dwelling and/or lodging units.

§450-13 Maintenance

A. Every foundation, floor, wall, ceiling, door, window, roof, or other part of a building shall be kept in good repair and capable of the use intended by its design, and any exterior part or parts thereof subject to corrosion or deterioration shall be kept well painted.

B. Every inside and outside stairway, every porch, and every appurtenance thereto shall be so constructed as to be safe to use and capable of supporting the load that normal use may cause to be placed thereon, and shall be kept in sound condition and good repair. Every stairway having three or more steps shall be properly banistered and safely balustraded.

C. Every porch, balcony, roof, and/or similar place higher than 30 inches above the ground, used for egress or for use by occupants shall be provided with adequate railings or parapets. Such protective railings or parapets shall be properly balustraded and be not less than three feet in height.

D. Every roof, wall, window, exterior door, and hatchway shall be free from holes or leaks that would permit the entrance of water within a dwelling or be a cause of dampness.

E. Every foundation, floor, and wall of a dwelling shall be free from chronic dampness.

F. Every dwelling shall be free from rodents, vermin and insects. Rodent or vermin extermination and rodent proofing and vermin proofing may be required by the local health agency. Rodent and vermin extermination shall be carried out in accordance with MC§450-15K. Every openable window, exterior door, skylight, and other opening to the outdoors shall be supplied with properly fitting screens in good repair from May 1st until October 1st of each year. Such screens shall have a mesh of not less than No. 16.

G. Every building, dwelling, dwelling unit and all other areas of the premises shall be clean and free from garbage or rubbish and hazards to safety. Lawns, hedges and bushes shall be kept trimmed and shall not be permitted to become overgrown and unsightly. Fences shall be kept in good repair.

H. The Public Officer may order the owner to clean, repair, paint, whitewash, or paper such walls or ceilings, when a wall or ceiling within a dwelling has deteriorated so as to provide a harborage for rodents or vermin, or when such a wall or ceiling has become stained or soiled, or the plaster, wallboard, or other covering has become loose or badly cracked or missing. Nothing in this subsection shall be so construed as to place upon the nonresident owner responsibilities for cleanliness contained in MC§450-15F.

I. Every water closet compartment floor and bathroom floor shall be so constructed and maintained as to be reasonably impervious to water so as to permit such floor to be kept in a clean condition.

§450-14 Use and occupancy of space

A. Every dwelling unit shall contain at least 150 square feet of floor space for the first occupant thereof and at least 100 additional square feet of floor space for every additional occupant thereof, the floor space to be calculated on the base of total habitable room area.

B. Every room occupied for sleeping purposes by one occupant shall contain at least 70 square feet of floor space, and every room occupied for sleeping purposes by more than one occupant shall contain at least 50 square feet of floor space for each occupant thereof.

C. At least one-half of the floor area of every habitable room shall have a ceiling height of at least seven feet. The floor area of that part of any room where the ceiling is less than five

feet shall not be considered as part of the floor area in computing the total floor area in the room for the purpose of determining the maximum permissible occupancy thereof.

D. A room located in whole or in part below the level of the ground may be used for sleeping provided that the walls and floors thereof in contact with the earth have been damp-proofed in accordance with a method approved by the Administrative Authority; and provided that all requirements otherwise applicable to habitable rooms generally are satisfied.

§450-15 Responsibilities of owners and occupants

A. No owner or occupant shall cause any services, facilities, equipment, or utilities which are required under this chapter to be removed from, shut off, or discontinued in any occupied dwelling let or occupied by him or her, except for such temporary interruption as may be necessary while actual repairs or alterations are in process or during temporary emergencies when discontinuance of service is authorized by the Public Officer. In the event that any service or utility which the owner has agreed to supply is discontinued, the owner shall take immediate steps to cause the restoration of such service or utility.

B. The owner of a dwelling located in an area found by the Public Officer to be infested by rats, insects, or other vermin shall carry out such rat stoppage, vermin proofing, or other means of preventing infestations of said dwellings as may be required by the local health agency.

C. No owner shall occupy or let to an occupant any vacant dwelling unit or lodging unit unless it is clean and sanitary.

D. Every owner of a dwelling containing two or more units or lodging units shall be responsible for maintaining in a clean and sanitary condition the common areas of the dwellings and premises thereof.

E. It shall be the responsibility of the owner, unless otherwise provided for under lease agreement, to provide for the orderly maintenance of the premises. The storage of objects or materials not covered in (g) and (h) below, or not otherwise prohibited by municipal ordinance shall be done in an orderly manner so as to not constitute a health, safety, or fire hazard.

F Every occupant of a dwelling shall keep in a clean and sanitary condition every part of the dwelling which he or she occupies and controls.

G. Every occupant of a dwelling unit shall dispose of all of his or her garbage, and any other organic waste which might provide food for rodents, by placing it in the garbage disposal facilities or garbage storage receptacles required by MC §450-8.

H. Every occupant of a dwelling unit shall dispose of all of his or her rubbish in a clean and sanitary manner, by placing it in the rubbish containers required by MC §450-8 D and C.

I. In dwellings containing no more than three dwelling units, it shall be the responsibility of the occupant of each dwelling unit to furnish the receptacles outside the dwelling unit as are needed for the storage of garbage and rubbish until removal from the premises. In lodging houses, and in dwellings containing four or more dwelling units, it shall be the responsibility of the owner to furnish such receptacles outside the lodging units or dwelling units as are needed for the storage of garbage and rubbish until removed from the premises.

J. Every occupant of a dwelling unit in a dwelling containing no more than three dwelling units shall be responsible, unless provided for otherwise under a lease agreement, for the periodic removal of all garbage and rubbish from the premises each week in accordance with such regulations of this Municipality for the collection of garbage and rubbish.

K. Every occupant of a dwelling comprising a single dwelling unit shall be responsible for the extermination of any insects, rodents or other pests therein or on the premises; and every occupant of a dwelling unit in a dwelling containing more than one dwelling unit shall be responsible for such extermination whenever his or her dwelling unit is the only

one infested. Notwithstanding the foregoing provisions of this subsection, whenever infestation is caused by failure of the owner to maintain a dwelling in a ratproof or reasonable insect-proof condition, extermination shall be the responsibility of the owner. Whenever infestation exists in two or more of the dwelling units in any dwelling or in the common parts of any dwelling containing two or more dwelling units, extermination thereof shall be the responsibility of the owner.

L. Every occupant of a dwelling unit shall keep all plumbing fixtures therein in a clean and sanitary condition and shall be responsible for the exercise of reasonable care in the proper use and operation thereof.

M. In dwellings containing two or more dwelling units having a common source of heat for domestic hot water, it shall be the responsibility of the owner to make provision for the proper operation of such facilities at all times.

N. Every owner of a dwelling, who permits to be occupied any dwelling unit or lodging unit therein under any agreement, expressed or implied, to supply or furnish heat to the occupants thereof, shall supply heat adequate to maintain therein a minimum inside temperature in all habitable rooms, bathrooms, and water closet compartments of 68 degrees Fahrenheit between the hours of 6:00 A.M. and 11:00 P.M., and 65 degrees Fahrenheit between the hours of 11:00 P.M. and 6:00 A.M., from October 1 of each year to the next succeeding May 1.

O. In the absence of a contract or agreement to the contrary, an owner shall be obligated to provide heat whenever heating facilities are under the control of the owner or whenever two or more dwelling units or lodging units are heated by a common facility.

P. The owner shall be responsible for compliance with all provisions of this chapter not specified as the responsibility of occupants.

§450-16. Determination of unsafe conditions.

The Director of Code Enforcement or his designee may determine that a dwelling is unfit for human habitation if he finds that conditions exist in such dwelling which are dangerous or injurious to the health or safety of the occupants of such dwelling, the occupants of neighboring dwellings or other residents of the City of Camden. Such conditions may, among other things, include the following:

A. Defects therein increasing the hazards of fire, accident or other calamities.

B. Lack of adequate ventilation, light or sanitary facilities.

C. Dilapidation, disrepair, structural defects or uncleanliness.

§ 450-17. Complaints; notice of hearing; service of notice.

A. Whenever a petition is filed with the Bureau of Housing Inspection by a public authority, as defined in N.J.S.A. 40:48-2.4, or by at least five residents of the City charging that a dwelling is unfit for human habitation as herein defined or whenever it appears to the Director of Code Enforcement or his designee, on his own initiative, that any dwelling is unfit for human habitation as herein defined, the Director of Code Enforcement or his designee shall make a preliminary investigation. If the investigation discloses a basis for such charges, he shall issue and cause to be served upon the owner of and parties in interest in such dwelling a complaint stating the charges in that respect. The complaint shall also contain a notice that a hearing will be held before the Director of Code Enforcement or his designee, at a place therein fixed, not fewer than 10 days nor more than 30 days after the serving of said complaint. The notice shall state that the owner and parties in interest have the right to file an answer to the complaint and to appear, in person or otherwise, and give testimony at the place and time fixed in the complaint, and that the rules of evidence prevailing in the courts of law or equity shall not be controlling in hearings before the Director of Code Enforcement or his designee.

B. The complaint shall be served in the manner provided in § 450-19 hereof.

§ 450-18. Written findings of fact; orders to correct conditions.

A. If, after the notice and hearing, the Director of Code Enforcement or his designee determines that the dwelling under consideration is unfit for human habitation, as herein defined, he shall state, in writing, his findings of fact in support of such determination. He shall then issue and cause to be served upon the owner thereof and parties in interest an order. The order shall require the repair, alteration or improvement of the said building to be made by the owner, within a reasonable time, which time shall be set forth in the order or at the option of the owner to vacate or to have said building vacated and closed within the time set forth in the order; and if the building is in such a condition as to make it dangerous to the health and safety of persons on or near the premises and the owner fails to repair, alter or improve the said building within the time specified in the order.

B. If the dwelling is in such a condition as to make it dangerous to the health and safety of persons on or near the premises and the owner fails to repair, alter or improve said dwelling within the time specified in the order described in Subsection A hereof, then the owner shall be required by a further order to remove or demolish said dwelling within a reasonable time, as specified in said order of removal.

C. The orders referred to in Subsections A and B of this section shall be served upon the owner and parties in interest in the manner provided in § 450-19 hereof.

§ 450-19. Manner of serving complaints, notices and orders.

Complaints, notices and orders issued by the Director of Code Enforcement or his designee pursuant to this chapter shall be served upon persons either personally or by registered or certified mail but if the whereabouts of such persons is unknown and the same cannot be ascertained by the Director of Code Enforcement or his designee in the exercise of reasonable diligence, and the said Director of Code Enforcement or his designee shall make an affidavit to that effect, then the serving of such complaint, notice or order upon such persons may be made by publishing the same once each week for two successive weeks in a newspaper which complies with the requirements of state and local laws for the publication of legal advertising for the City. A copy of such complaint, notice or order shall be posted in a conspicuous place on the premises affected by the complaint, notice or order and a copy of such complaint, notice or order shall be duly recorded or lodged for record with the Register of Deeds of Camden County.

§ 450-20. Failure to comply; action by City.

A. If the owner fails to comply with an order to repair, alter or improve or, at the option of the owner, to vacate and close the dwelling, the Director of Code Enforcement or his designee may cause such dwelling to be repaired, altered or improved or to be vacated and closed. The Director of Code Enforcement or his designee may cause to be posted on the main entrance to any dwelling so closed a placard with the following words: "This dwelling is unfit for human habitation or occupancy or use; the use or occupation of this dwelling is prohibited and unlawful."

B. If the owner fails to comply with an order to remove or demolish the dwelling, the Director of Code Enforcement or his designee may cause such dwelling to be removed or demolished or he may contract for the removal or demolition thereof after advertisement for and receipt of bids therefor.

§ 450-21. Recovery of costs of correction by City.

A. The amount of the cost of filing legal papers, expert witnesses' fees, search fees and advertising charges in the course of any proceeding taken under this chapter determined in favor of the City and such repairs, alterations or improvements or vacating and closing or removal or demolition, as the case may be, shall be a municipal lien against the real property upon which such cost was incurred.

B. If the dwelling is removed or demolished by the Director of Code Enforcement or his designee, he shall sell the materials of such dwelling. The proceeds of any sale of such materials or any sum derived from any contract for the removal or demolition of the dwelling shall be credited against the cost of the removal or demolition thereof. If there are no such credits or if the total sum of such costs exceeds the total of such credits, a detailed statement of the aforesaid costs and the amount so due shall be filed as a lien

certificate with the City Tax Assessor or other custodian of the records of the liens, and a copy thereof shall be sent forthwith to the owner by certified mail.

C. If the total of the credits exceeds such costs, the balance remaining shall be deposited by the Director of Code Enforcement or his designee in the Superior Court of New Jersey and shall be secured in such manner as may be directed by such court. The proceeds shall be disbursed according to the order or judgment of such court to the persons found entitled thereto by final order or judgment of the court. Any owner or party in interest may, within 60 days from the date of the filing of the lien certificate, proceed in a summary manner in the Superior Court of New Jersey to contest the reasonableness of the amount or the accuracy of the costs set forth in the lien certificate.

§ 450-22. Additional powers of Director of Code Enforcement.

The Director of Code Enforcement, as the head of the Bureau of Housing Inspection, the Supervisor of Housing Inspection and the public officer, is hereby authorized and empowered to exercise such powers as may be necessary or convenient to carry out and effectuate the purposes and provisions of this chapter, including the following powers in addition to others herein granted:

A. To investigate the dwelling conditions in the City in order to determine which dwellings therein are unfit for human habitation.

B. To administer oaths and affirmations, examine witnesses and receive evidence.

C. To enter upon premises for the purpose of making examinations, provided that such entries shall be made in such manner as to cause the least possible inconvenience to the persons in possession.

D. To appoint and fix the duties of such officers, agents and employees as he deems necessary to carry out the purpose of this chapter.

E. To delegate any of his functions and powers under this chapter to such officers and agents as he may designate. However, such designee(s) shall continue to be subject to the supervision of the Director of the Department of Code Enforcement under any and all circumstances.

§ 450-23. Effect on other powers and provisions.

Nothing in this chapter shall be construed to abrogate or impair the powers of the City or of any officer or any department of the City to enforce any provisions of its Charter or other state law or other ordinances or regulations nor to prevent or punish violations thereof. The powers conferred by this chapter and the provisions thereof shall be in addition and supplemental to the powers conferred upon the City of Camden by the provisions of any other chapter of this Code, other ordinances of the City of Camden or by any other law.

§ 450-24. Abatements not to be impaired.

Nothing in this chapter shall be construed to impair or limit, in any way, the power of the City to define and declare nuisances and to cause their removal or abatement by summary proceedings or otherwise.

§ 450-25. Violations and penalties.

Unless otherwise provided in the chapter, penalties against persons violating the provisions of this chapter shall be imposed in accordance with the provisions of § 1-15.

§ 450-26. Lead Safe Maintenance Requirements.

A. Each tenant-occupied residential building constructed before 1978 shall be subject to the requirements for lead-safe maintenance contained in this section. All such buildings shall undergo a combined inspection and risk assessment, and lead hazard control work in accordance with (b) below or shall comply with the requirements for standard treatments contained in (c) below. Following the performance of lead hazard control work or standard treatments, all buildings shall be subject to the requirements for on-going evaluation and maintenance contained in (d) below.

1. The requirements of this section shall not apply to:

i. Buildings, dwelling units or common areas that have been certified to be free of lead-based paint in accordance with N.J.A.C. 5:17;

ii. A seasonal rental unit which is rented for less than six months' duration each year; or

iii. A dwelling unit that has been certified as having a lead-free interior in accordance with N.J.A.C. 5:17.

B. Inspection, risk assessment and lead hazard control work: A combined inspection and risk assessment shall be performed in accordance with the applicable provisions of N.J.A.C. 5:17. Data collected from a previous inspection or risk assessment may be used. If a property or portions of a property were inspected for lead-based paint prior to May 16, 2005, a risk assessment shall be performed for the property or portions inspected; however, a new inspection shall not be required. For purposes of this section, "risk assessment" shall exclude testing of soil. For purposes of this section, "floors" shall include both carpeted and uncarpeted surfaces.

1. Lead hazard control work to address lead-based paint hazards identified in the risk assessment shall be conducted in accordance with the applicable provisions of N.J.A.C. 5:17 for lead-based paint abatement and in accordance with the U.S. Department of Housing and Urban Development rules (24 CFR 35) for interim controls included here as subchapter Appendix 2-A, incorporated herein by reference.

2. Following the performance of an inspection and risk assessment and any necessary lead hazard control work, the owner shall obtain a certification that the property is free of lead-based paint hazards issued in accordance with N.J.A.C. 5:17-3.6.

C. Standard treatments: If the owner chooses not to have an inspection and risk assessment performed, as described in (b) above, the following lead hazard control requirements shall be followed for each dwelling unit and for all common areas. For each such building, the owner shall undertake periodic standard treatments as described below.

1. Standard treatments for lead safety shall be undertaken at unit turnover, unless they were undertaken less than 12 months before. Standard treatments shall be undertaken not less than once every 12 months in dwelling units where the owner has been notified by a tenant that a pregnant woman or a child under the age of six years resides.

2. Standard treatments shall include the following:

i. Smooth and cleanable horizontal surfaces shall be provided. All horizontal surfaces, such as floors, stairs, interior window sills and window troughs, that are rough, pitted or porous, shall be covered with a smooth, cleanable covering or coating, such as metal coil stock, plastic, polyurethane or linoleum;

(1) If carpet is to remain, wipe samples shall be collected from the carpeted surfaces. For test results that indicate lead levels above the clearance levels specified in N.J.A.C. 5:17, the carpet shall be removed.

(A) If carpet is to be removed and replaced with new carpet, the padding beneath the contaminated carpet shall also be replaced and the floor below shall be tested and shall not exceed the clearance levels set forth in N.J.A.C. 5:17.

ii. Conditions of rubbing, binding, friction or crushing of painted surfaces shall be corrected;

iii. Specialized cleaning shall be performed in accordance with (c)2iii(1) through (3) below.

(1) The work area shall be vacuumed with a HEPA vacuum cleaner as follows:

(A) HEPA vacuuming shall be sequenced to avoid passing through rooms already cleaned. The entryway shall be vacuumed last; and

(B) In each room, vacuuming shall begin with the ceiling and shall proceed down the walls. Every surface shall be vacuumed including, but not limited to, ceiling, walls, windows, window sills, exterior sills, window wells, doors, heating and air conditioning equipment, fixtures, such as light fixtures, and built-in appliances. Floors shall be the final surface vacuumed.

(2) The work area(s) shall be wet washed with a detergent solution such as trisodium phosphate, formulated to bind lead. An original, marked container showing the nature of the formula and any necessary precautions shall be available at the work site. The name of the product used, and its manufacturer shall be included in the records retained by the owner.

(A) In each room, the wet wash process shall begin with the ceiling and work down to the floor following the sequence in (c)2iii(1)(A) and (B) above.

(B) String mops and mop buckets with wringers are required for wet washing floors. Sponge mops shall not be used.

(3) When dry, the abated area(s) shall be HEPA vacuumed again, following the sequence in (c)2iii(2)(A) and (B) above; and

iv. Maintenance staff trained in accordance with *N.J.A.C. 5:28-2.1(g)* or a lead evaluation firm certified in accordance with *N.J.A.C. 5:17* shall perform dust wipe sampling per *N.J.A.C. 5:17-9.1*, Table 9.1 for Single Surface Wipe Samples, if standard treatments are performed that disturb painted surfaces that total two square feet or more in any one interior room space, or ten percent or more of the total surface area of an interior component with a small surface area, including, but not limited to, window sills, baseboards or trim. The results shall not exceed the levels established in *N.J.A.C. 5:17*.

(d) On-going evaluation and maintenance, as described below, shall be required for all buildings.

1. A visual examination for deteriorated paint shall be performed by the owner at unit turnover or every twelve months, whichever comes first.

2. Deteriorated paint and the causes of deterioration shall be promptly and safely repaired in accordance with the requirements of (i) below.

i. Painted surfaces shall be made intact by paint stabilization, enclosure, encapsulation or removal.

ii. The causes of paint deterioration shall be diagnosed and corrected.

iii. Dust wipe testing shall be performed in accordance with (d)2iii(1) through (4) below when the work is complete to ensure that the lead dust levels do not exceed the lead hazard levels established by *N.J.A.C. 5:17*. If the level exceeds the lead hazard level established by *N.J.A.C. 5:17*, cleaning and retesting shall be performed until the results of testing demonstrate lead levels below the standard.

(1) Dust wipe sampling shall be performed following the first 20 maintenance activities. Ninety-five percent of these samples taken shall meet the clearance levels set forth at *N.J.A.C. 5:17*.

(2) If the 95 percent accuracy level is reached, dust wipe sampling shall be performed following five percent of maintenance activities performed and samples shall be ordered on a random basis. A 95 percent accuracy level shall be maintained.

(3) If the accuracy level falls below 95 percent or if a 95 percent accuracy level was not achieved following the first 20 maintenance activities, dust wipe sampling shall be performed following all maintenance activities until the 95 percent accuracy level is reached.

(4) Property owners shall be required to maintain records of all dust wipe sampling performed.

(e) The following concern exterior surfaces:

1. The requirements set forth in (a) through (d) above shall apply to stairwells, porches, balconies, entryways, and windows.

2. For all other exterior surfaces, lead-safe work practices, in accordance with (i) below, shall be used for any work to be undertaken, unless the paint has been tested and not found to be lead-based paint.

(f) The following concern recordkeeping:

1. A record of testing performed, and any certificate issued by a certified evaluation firm indicating that the building or any portion thereof is lead free shall be maintained for the life of the structure.

2. A record of all testing, visual examinations, findings and corrective action taken, including the date(s) and location(s) of any sampling performed and of corrective actions taken, shall be maintained for not less than five years and shall be made available upon request for review by the enforcing agency having jurisdiction. This shall include a record of:

i. Inspections, risk assessments and lead hazard control work performed pursuant to (b) above;

ii. Standard treatments undertaken pursuant to (c) above;

iii. On-going evaluation and maintenance undertaken pursuant to (d) above;

iv. Any certificates issued to the building owner by a certified lead evaluation firm;

v. Tenant notification required pursuant to (h) below; and

vi. Any reports of deteriorated paint received from tenants and documentation of the owner's responses pursuant to (h) below.

3. A record of the training in safe building maintenance practices of each individual as required by (g) below shall be maintained by the owner as long as that individual is involved in the maintenance of the building and shall be made available upon request for review by the enforcing agency having jurisdiction.

(g) Training requirements are as follows:

1. All owners or employees of the owner performing visual examinations or undertaking corrective action or maintenance work shall complete a one-day training course on safe building maintenance practices and applicable New Jersey law offered by a training provider accredited by the Department of Health and Senior Services. Courses approved for this purpose shall include:

i. The Lead-Based Paint Maintenance Training Program, "Work Smart, Work Wet, and Work Clean to Work Lead Safe," prepared by the National Environmental Training Association for EPA and HUD;

ii. "The Remodeler's and Renovator's Lead-Based Paint Training Program," prepared by HUD and the National Association of the Remodeling Industry;

iii. Lead Safety for Remodeling, Repair and Painting: A Joint EPA-HUD Course; or

iv. Any other course that the Department finds to be substantially equivalent.

2. Owners or employees of the owner shall not perform dust wipe sampling unless they have completed a State-certified course in accordance with this section or a HUD-approved clearance technician course (for example, the course developed by EPA, "Lead Sampling Technician ('HUD Clearance Technician') Training Course").

(h) Tenant notification and owner response requirements are as follows:

1. Owners shall distribute a pamphlet developed by the Department prior to commencement of repair work that will disturb more than two square feet of lead-based paint, unless the tenant has received the pamphlet within the last 12 months.

2. Owners shall post a notice advising tenants to report deteriorated paint and shall respond to any reported problem within 30 days. The notice shall include the landlord's name, address, and telephone number.

i. If an owner has received notice from a tenant that there is a pregnant woman or a child under the age of six years residing in the unit or, with regard to any problem reported in a common area, in the building, the owner shall correct any conditions of deteriorated paint within one week of the tenant complaint.

ii. In buildings where there is no central location for posting notices or where notices are likely to be defaced or removed without authorization, the owner shall provide each tenant with a copy of such a notice.

(i) Lead-safe work practices: All work undertaken to repair or stabilize deteriorated paint and any other work that will disturb painted surfaces shall comply with the following:

1. Occupant protection and worksite preparation shall be performed in accordance with the applicable provisions of U.S. Department of Housing and Urban Development rules 24 CFR 35 included as subchapter Appendix 2-B, incorporated herein by reference.

2. The following work practices shall be prohibited:

i. Open flame burning or the use of high temperature (in excess of 1,100 degrees Fahrenheit) heat guns;

ii. Power sanding or sandblasting, unless a special HEPA (high efficiency particulate air) filter equipped vacuum attachment is used to contain dust;

iii. Uncontained water blasting or power washing; or

iv. Dry scraping or sanding more than two square feet of painted surface per room (interior) or more than 10 square feet per building (exterior).

3. All work shall be undertaken in a manner that prevents the spread of dust.

4. Specialized cleaning shall be performed at the end of each work day if the job will take more than one day and the area is to be occupied before work begins again and at the end of each job.

5. Occupant protection, worksite preparation and specialized cleaning ((i)1 and 4 above) are not required for maintenance activities that disturb painted surfaces that total:

i. Twenty square feet or less on the exterior of the building;

ii. Two square feet or less in any one interior room or space; or

iii. Ten percent or less of the total surface area of an interior or exterior component with a small surfaces area, including, but not limited to, window sills, baseboards or trim.

6. After the completion of any work involving the disturbance of painted surfaces of a size that exceeds the limits of (i)5 above, at least one dust wipe sample shall be taken by maintenance staff trained in accordance with (g) above in each room that is part of the work area at a location where work was performed. If the level exceeds the lead hazard level established by *N.J.A.C. 5:17*, the room shall be cleaned and retested until the results of testing demonstrate lead levels below the standard.

(j) Bare soil in excess of nine square feet per property shall be covered or access to these areas shall be restricted and bare soil in play areas or walkways of any size shall be covered unless that soil has been tested and has been found to be below the lead hazard level established by the U.S. Environmental Protection Agency at 40 CFR 745, incorporated herein by reference.

(k) Garages and other structures on the site: Any work on garages and other structures on the site shall be performed in accordance with the lead-safe work practices listed in (i) above. Structures

to which tenants have access shall comply with the requirements set forth in (a) through (e) above.

SECTION 1. Any portion of this ordinance not herein amended and supplemented shall remain in full force and effect.

SECTION 2. All ordinance or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 3. This ordinance shall take effect twenty (20) days after final passage and publications as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13TH, 2025

TO: City Council
FROM: Gabriel Camacho, Director of Code Enforcement

TITLE OF ORDINANCE/RESOLUTION: Ordinance Amending MC 5534 to adopt the latest version of the New Jersey State Housing Code N.J.A.C. 5:28 te seq.

Point of Contact:	Gabriel Camacho	Code Enforcement	856-757-7345	GaCamach@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**Y**			
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date** 10/27

Attachments (list and attach all available):

1. Addition supporting documents. Copy of the Latest Version of N.J.A.C. 5:28 te seq

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Ordinance Amending MC 5534 to adopt the latest version of the New Jersey State Housing Code N.J.A.C. 5:28 te seq.

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- The roles and responsibilities of the Housing Bureau are continually evolving to meet the needs of the City of Camden.
- The City previously adopted the 1980 Revision of the Housing Code in December 2024.
- To address Camden's needs more comprehensively, it is necessary to adopt the latest version of the New Jersey State Housing Code (N.J.A.C. 5:28 et seq.).
- Statewide mandates now require uniform housing standards, ensuring consistency between Camden and other municipalities.
- Individual towns are no longer permitted to adopt their own building codes, promoting statewide uniformity and compliance.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:

IMPACT STATEMENT:

The Housing Bureau is essential to the City of Camden, ensuring accountability, regulatory compliance, and a consistent quality of life for all property owners. By amending local ordinances to adopt the latest version of the New Jersey State Housing Code (N.J.A.C. 5:28 et seq.), the Department of Code Enforcement will be better equipped to address Camden's evolving housing needs. This update will strengthen the Bureau's ability to enforce uniform standards, promote safe and healthy living environments, and align Camden's housing regulations with statewide mandates for consistency and compliance.

SUBJECT MATTER EXPERTS/ADVOCATES:

- Director Gabriel Camacho
    - Attendance: (Y/N/Tentative). Confirmed?

COORDINATION:

- Department of Code Enforcement

Prepared by:

_____

Name Phone/Email

N.J.A.C. 5:28-2 APPENDIX 2-A

This file includes all Regulations adopted and published through the New Jersey Register, Vol. 56 No. 14, July 15, 2024

NJ - New Jersey Administrative Code > TITLE 5. COMMUNITY AFFAIRS > CHAPTER 28. NEW JERSEY STATE HOUSING CODE > SUBCHAPTER 2. LEAD HAZARD PREVENTION

APPENDIX 2-A

INTERIM CONTROLS

(New Jersey Requirements Added in Italics)

U.S. Department of Housing and Urban Development

24 CFR 35.1330, Interim controls

35.1330 Interim controls

Interim controls of lead-based paint hazards identified in a risk assessment shall be conducted in accordance with the provisions of this section. Interim control measures include paint stabilization of deteriorated paint, treatments for friction and impact surfaces where levels of lead dust are above the levels specified. (See N.J.A.C. 5:17-3.5, Lead hazards.) Interim controls may be performed in combination with, or be replaced by, abatement methods.

(a) General requirements

(1) Only those interim control methods identified as acceptable methods in a current risk assessment report shall be used to control identified hazards.

(2) Occupants of dwelling units where interim controls are being performed shall be protected during the course of the work in accordance with 35.1345. (See N.J.A.C. 5:28-2 Appendix 2-B, Occupant protection and worksite preparation.)

(3) Testing shall be performed at the conclusion of interim control activities in accordance with N.J.A.C. 5:17.

(4) A person performing interim controls must be trained in accordance with N.J.A.C. 5:28-2.1(g) (training).

(b) Paint stabilization

(1) Interim control treatments used to stabilize deteriorated lead-based paint shall be performed in accordance with the requirements of this section. Interim control treatments of intact, factory applied prime coatings on metal surfaces are not required. Finish coatings on such surfaces shall be treated by interim controls if those coatings contain lead-based paint.

(2) Any physical defect in the substrate of a painted surface or component that is causing deterioration of the surface or component shall be repaired before treating the surface or component. Examples of defective substrate conditions include dry rot, rust, moisture-related defects, crumbling plaster, and missing siding or other components that are not securely fastened.

(3) Before applying new paint, all loose paint and other loose material shall be removed from the surface to be treated. Acceptable methods for preparing the surface to be treated include wet scraping, wet sanding, and power sanding performed in conjunction with a HEPA filtered local exhaust attachment operated according to the manufacturer's instructions.

(4) Lead-safe work practices shall be performed in accordance with N.J.A.C. 5:28-2.1(i).

(5) Paint stabilization shall include the application of a new protective coating or paint. The surface substrate shall be dry and protected from future moisture damage before applying a new protective coating or paint. All protective coatings and paints shall be applied in accordance with the manufacturer's recommendations.

(c) Friction and impact surfaces

(1) Friction surfaces are required to be treated only if:

(i) Lead dust levels on the nearest horizontal surface underneath the friction surface (e.g., the window sill, window trough, or floor) are equal to or greater than the standards specified. (See N.J.A.C. 5:17-3.5, Lead hazards.)

(ii) There is evidence that the paint surface is subject to abrasion; and

(iii) Lead-based paint is known or presumed to be present on the friction surface.

(2) Impact surfaces are required to be treated only if:

(i) Paint on an impact surface is damaged or otherwise deteriorated;

(ii) The damaged paint is caused by impact from a related building component (such as a door knob that knocks into a wall, or a door that knocks against its door frame); and

(iii) Lead-based paint is known or presumed to be present on the impact surface.

(3) Examples of building components that may contain friction or impact surfaces include the following:

(i) Window systems;

(ii) Doors;

(iii) Stair treads and risers;

(iv) Baseboards;

(v) Drawers and cabinets; and

(vi) Porches, decks, interior floors, and any other painted surfaces that are abraded, rubbed, or impacted.

(4) Interim control treatments for friction surfaces shall eliminate friction points or treat the friction surface so that paint is not subject to abrasion. Examples of acceptable treatments include rehanging and/or planing doors so that the door does not rub against the door frame, and installing window channel guides that reduce or eliminate abrasion of painted surfaces. Paint on stair treads and floors shall be protected with a durable cover or coating that will prevent abrasion of the painted surfaces. Examples of acceptable materials include carpeting, tile, and sheet flooring.

(5) Interim control treatments for impact surfaces shall protect the paint from impact. Examples of acceptable treatments include treatments that eliminate impact with the paint surface, such as a door stop to prevent a door from striking a wall or baseboard.

(6) Interim control for impact or friction surfaces does not include covering such a surface with a coating or other treatment, such as painting over the surface, that does not protect lead-based paint from impact or abrasion.

(d) Chewable surfaces

(1) Chewable surfaces are required to be treated only if there is evidence that a child of less than 6 years of age has chewed on the painted surface, and lead-based paint is known or presumed to be present on the surface.

(2) Interim control treatments for chewable surfaces shall make the lead-based paint inaccessible for chewing by children of less than 6 years of age. Examples include enclosures or coatings that cannot be penetrated by the teeth of such children.

(e) Dust-lead hazard control

(1) Interim control treatments used to control dust-lead hazards shall be performed in accordance with the requirements of this section. Additional information on dust removal is found in the Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing, particularly Chapter 11.

(2) Dust control shall involve a thorough cleaning of all horizontal surfaces, such as interior window sills, window troughs, floors, and stairs, but excluding ceilings. All horizontal surfaces, such as floors, stairs, window sills and window troughs, that are rough, pitted, or porous shall be covered with a smooth, cleanable covering or coating, such as metal coil stock, plastic, polyurethane, or linoleum.

(3) If a carpet is to remain, wipe samples shall be collected from the carpeted surfaces. For test results that indicate lead levels above the clearance levels specified in *N.J.A.C. 5:17*, the carpet shall be removed.

(f) Bare soil shall be treated in accordance with *N.J.A.C. 5:28-2.1(j)*.

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N.J.A.C. 5:28-2 APPENDIX 2-B

This file includes all Regulations adopted and published through the New Jersey Register, Vol. 56 No. 14, July 15, 2024

APPENDIX 2-B

OCCUPANT PROTECTION AND WORKSITE PREPARATION

(New Jersey Requirements Added in Italics)

U.S. Department of Housing and Urban Development

24 CFR 35.1345, Occupant protection and worksite preparation

24 CFR 35.1345 Occupant protection and worksite preparation

This section establishes procedures for protecting dwelling unit occupants and the environment from contamination from lead-contaminated or lead-containing materials during hazard reduction activities.

(a) Occupant protection

(1) Occupants shall not be permitted to enter the worksite during hazard reduction activities until after hazard reduction work has been completed and clearance, if required, has been achieved.

(2) Occupants shall be temporarily relocated before and during hazard reduction activities to a suitable, decent, safe, and similarly accessible dwelling unit that does not have lead-based paint hazards, except if:

(i) Treatment will not disturb lead-based paint, dust-lead hazards or soil-lead hazards;

(ii) Only the exterior of the dwelling unit is treated, and windows, doors, ventilation intakes and other openings in or near the worksite are sealed during hazard control work and cleaned afterward, and entry free of dust-lead hazards, soil-lead hazards, and debris is provided;

(iii) Treatment of the interior will be completed within one period of eight daytime hours, the worksite is contained so as to prevent the release of leaded dust and debris into other areas, and treatment does not create other safety, health or environmental hazards (e.g., exposed live electrical wiring, release of toxic fumes, or on-site disposal of hazardous waste); or

(iv) Treatment of the interior entails work such that, at the conclusion of each workday, the worksite can be contained and cleaned to remove any visible dust or debris, and safe access to the bathroom and sleeping areas can be provided.

(3) The dwelling unit and the worksite shall be secured against unauthorized entry, and occupants' belongings protected from contamination by dust-lead hazards and debris during hazard reduction activities. Occupants' belongings in the containment area shall be relocated to a safe and secure area outside the containment area, or covered with an impermeable covering with all seams and edges taped or otherwise sealed.

(b) Worksite preparation

(1) The worksite shall be prepared to prevent the release of leaded dust, and contain lead-based paint chips and other debris from hazard reduction activities within the worksite until they can be safely removed. Practices that minimize the spread of leaded dust, paint chips, soil and debris shall be used during worksite preparation.

(2) A warning sign shall be posted at each entry to a room where hazard reduction activities are conducted when occupants are present; or at each main and secondary entryway to a building from which occupants have been relocated; or, for an exterior hazard reduction activity, where it is easily read 20 feet (6 meters) from the edge of the hazard reduction activity worksite. Each warning sign shall be provided in the occupants' primary language, to the extent practicable.

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ORDINANCE MC- 5534
On Motion Of: Sheila Davis
APPROVED: November 14th, 2024
ADOPTED: December 10th, 2024

0-3

SORIA-PEREZ
11/14/2024

ORDINANCE AMENDING SECTION 7-62; BUREAU OF HOUSING INSPECTION, AND CHAPTER 450; HOUSING STANDARDS, TO NAME THE DIRECTOR OF CODE ENFORCEMENT OR HIS DESIGNEE AS THE HEAD OF THE BUREAU OF HOUSING INSPECTION AND TO ACCEPT, ADOPT, ESTABLISH AND INCORPORATE THE NEW JERSEY STATE HOUSING CODE (1980 REVISION) ALONG WITH LANGUAGE CONTAINED IN ITS SAMPLE ORDINANCES ATTACHED THERETO, INTO THE CAMDEN CODE FOR THE CITY OF CAMDEN

WHEREAS, the City Council of the City of Camden, adopted Section 7-62; Bureau of Housing Inspection, into the Camden City Code; and

WHEREAS, the City Council of the City of Camden, also adopted Chapter 450; Housing Standards, into the Camden City Code; and

WHEREAS, the Administration and the City Council of the City of Camden, now seek to amend Section 7-62; Bureau of Housing Inspection, and Chapter 450; Housing Standards, in the Camden City Code to specifically name the Director of the Department of Code Enforcement, or his designee, as the head of the Bureau of Housing Inspection, the Supervisor of Housing Inspection and the public officer with the duties as provided for in Section 7-62; Bureau of Housing Inspection and in Chapter 450; Housing Standards; and

WHEREAS, the City Council of the City of Camden, also adopted Chapter 450, which accepted, adopted, established and incorporated the New Jersey State Housing Code of 1960 into Chapter 450 and its provisions and the New Jersey State Housing Code was thereafter revised to be the New Jersey State Housing Code (1980 Revision); and

WHEREAS, the Administration and the City Council of the City of Camden, now seek to accept, adopt, establish and incorporate the New Jersey State Housing Code (1980 Revision) along with the language contained in its sample ordinances attached thereto, into Chapter 450; Housing Standards; now, therefore

BE IT ORDAINED by the City Council of the City of Camden that Section 7-62 and Chapter 450 of the Camden City Code are hereby amended as follows:

§ 7-62. Bureau of Housing Inspection.

The Bureau of Housing Inspection is hereby established within the Department of Code Enforcement.

A. The Head of the Bureau of Housing Inspection and the Supervisor of Housing Inspection shall be and are hereby designated to be the Director of the Department of Code Enforcement, or his designee.

B. The duties of the Head of the Bureau of Housing Inspection and the Supervisor of Housing Inspection, shall be:

(1) Conducting and supervising the inspection of all occupied residential structures to ensure compliance with all housing ordinances and laws.

(2) Being the public officer charged with carrying out the duties authorized by Chapter 450, Housing Standards, pursuant to N.J.S.A. 40:48-2.5.

(3) Issuing certificates of occupancy for all residential structures, except for those newly constructed or substantially rehabilitated.

and

CHAPTER 450 HOUSING STANDARDS

§ 450-1. New Jersey State Housing Code and its provisions are hereby accepted, adopted and established as City of Camden standards by reference.

Pursuant to the provisions of N.J.S.A. 40:49-5.1 et seq., the New Jersey State Housing Code (1980 Revision), as approved by the State Department of Community Affairs and filed with the Secretary of State's Office relating to repair, closing and demolition of dwellings which are unfit for human habitation and authorizing the inspection of dwellings and fixing penalties for violations is, pursuant to this chapter, hereby accepted, adopted and established as constituting the standard to be used in determining the fitness of a building for human habitation or occupancy or use located in the City of Camden, as conferred upon pursuant to the provisions of N.J.S.A. 40: 48-2.3.

§ 450-2. New Jersey State Housing Code hereby incorporated in this chapter by reference.

A. Pursuant to the provisions of N.J.S.A. 40:49-5.1 et seq., the New Jersey State Housing Code (1980 Revision) is hereby incorporated in this chapter by reference and made a part hereof as fully as though it had been set forth at length herein. The definitions and other provisions of the New Jersey State Housing Code (1980 Revision) are hereby incorporated herein. Words, terms or phrases used in this chapter and defined in the New Jersey State Housing Code (1980 Revision) shall have the meanings given in said New Jersey State Housing Code (1980 Revision). Further, any amendments to the New Jersey State Housing Code (1980 Revision) are also incorporated herein without the need to revise this Chapter.

B. A copy of the "New Jersey State Housing Code (1980 Revision)" is annexed to this ordinance and three copies of the same have been placed on file in the Office of the Municipal Clerk and the Department of Code Enforcement and shall remain on file in said offices for the use and examination of the public so long as this chapter shall remain in effect.

§ 450-3. Administrative Authority; Enforcing officer; compensation. [formerly § 1 & 3]

A. "Administrative Authority" as that term is defined and used in the "New Jersey State Housing Code (1980 Revision)" shall, in this chapter, refer to the City of Camden's Bureau of Housing Inspection in the Department of Code Enforcement.

B. The Director of Code Enforcement, shall be and is hereby designated as the head of the Bureau of Housing Inspection and also the Supervisor of Housing Inspection in the Department of Code Enforcement. The Director of Code Enforcement shall also be and is hereby designated as the "public officer" to exercise the powers prescribed by this chapter and to enforce the provisions thereof. The Director of Code Enforcement may designate any person to act in his capacity as head of the Bureau of Housing Inspection, the Supervisor of Housing Inspection and as the "public officer" but such person shall continue to be subject to the supervision of the Director of the Department of Code Enforcement under any and all circumstances.

C. The Director of Code Enforcement, as head of the Bureau of Housing Inspection, as the Supervisor of Housing Inspection and as the "public officer" shall serve in such capacity without any additional salary.

§ 450-4. Inspections; authorization for entry. [formerly §6]

A. The Director of Code Enforcement, or his designee is hereby authorized and directed to make inspections to determine the condition of dwellings, dwelling units, rooming units and premises located within the City of Camden in order that he may perform his duty of safeguarding the health and safety of the occupants of dwellings and of the general public.

B. For the purpose of making the inspections referred to in Subsection A of this section, the Director of Code Enforcement or his designee is hereby authorized, subject to law, to enter, examine and survey, at all reasonable times, all dwellings, dwelling units, rooming units and premises.

C. Subject to law, the owner or occupant of every dwelling, dwelling unit and rooming unit, or the person in charge thereof, shall give the Director of Code Enforcement or his designee free access to such dwelling, dwelling unit or rooming unit and its premises, at all reasonable times, for the purpose of such inspection, examination and survey.

§ 450-5. Access by owners to effect compliance. [formerly §7]

Every occupant of a dwelling or dwelling unit shall give the owner thereof, or his agent or employee, access to any part of such dwelling or dwelling unit or its premises, at all reasonable times, for the purpose of making such repairs or alterations as are necessary to effect compliance with the provisions of this chapter or with any lawful rule or regulation adopted or any lawful order issued pursuant to the provisions of this chapter.

§ 450-6. Determination of unsafe conditions. [formerly §4]

The Director of Code Enforcement or his designee may determine that a dwelling is unfit for human habitation if he finds that conditions exist in such dwelling which are dangerous or injurious to the health or safety of the occupants of such dwelling, the occupants of neighboring dwellings or other residents of the City of Camden. Such conditions may, among other things, include the following:

A. Defects therein increasing the hazards of fire, accident or other calamities.

B. Lack of adequate ventilation, light or sanitary facilities.

C. Dilapidation, disrepair, structural defects or uncleanliness.

§ 450-7. Complaints; notice of hearing; service of notice. [formerly §5]

A. Whenever a petition is filed with the Bureau of Housing Inspection by a public authority, as defined in N.J.S.A. 40:48-2.4, or by at least five residents of the City charging that a dwelling is unfit for human habitation as herein defined or whenever it appears to the Director of Code Enforcement or his designee, on his own initiative, that any dwelling is unfit for human habitation as herein defined, the Director of Code Enforcement or his designee shall make a preliminary investigation. If the investigation discloses a basis for such charges, he shall issue and cause to be served upon the owner of and parties in interest in such dwelling a complaint stating the charges in that respect. The complaint shall also contain a notice that a hearing will be held before the Director of Code Enforcement or his designee, at a place therein fixed, not fewer than 10 days nor more than 30 days after the serving of said complaint. The notice shall state that the owner and parties in interest have the right to file an answer to the complaint and to appear, in person or otherwise, and give testimony at the place and time fixed in the complaint, and that the rules of evidence prevailing in the courts of law or equity shall not be controlling in hearings before the Director of Code Enforcement or his designee.

B. The complaint shall be served in the manner provided in § 450-9 hereof.

§ 450-8. Written findings of fact; orders to correct conditions.

A. If, after the notice and hearing, the Director of Code Enforcement or his designee determines that the dwelling under consideration is unfit for human habitation, as herein defined, he shall state, in writing, his findings of fact in support of such determination. He shall then issue and cause to be served upon the owner thereof and parties in interest an order. The order shall require the repair, alteration or improvement of the said building to be made by the owner, within a reasonable time, which time shall be set forth in the order or at the option of the owner to vacate or to have said building vacated and closed within

the time set forth in the order; and if the building is in such a condition as to make it dangerous to the health and safety of persons on or near the premises and the owner fails to repair, alter or improve the said building within the time specified in the order.

B. If the dwelling is in such a condition as to make it dangerous to the health and safety of persons on or near the premises and the owner fails to repair, alter or improve said dwelling within the time specified in the order described in Subsection A hereof, then the owner shall be required by a further order to remove or demolish said dwelling within a reasonable time, as specified in said order of removal.

C. The orders referred to in Subsections A and B of this section shall be served upon the owner and parties in interest in the manner provided in § 450-9 hereof.

§ 450-9. Manner of serving complaints, notices and orders.

Complaints, notices and orders issued by the Director of Code Enforcement or his designee pursuant to this chapter shall be served upon persons either personally or by registered or certified mail but if the whereabouts of such persons is unknown and the same cannot be ascertained by the Director of Code Enforcement or his designee in the exercise of reasonable diligence, and the said Director of Code Enforcement or his designee shall make an affidavit to that effect, then the serving of such complaint, notice or order upon such persons may be made by publishing the same once each week for two successive weeks in a newspaper which complies with the requirements of state and local laws for the publication of legal advertising for the City. A copy of such complaint, notice or order shall be posted in a conspicuous place on the premises affected by the complaint, notice or order and a copy of such complaint, notice or order shall be duly recorded or lodged for record with the Register of Deeds of Camden County.

§ 450-10. Failure to comply; action by City.

A. If the owner fails to comply with an order to repair, alter or improve or, at the option of the owner, to vacate and close the dwelling, the Director of Code Enforcement or his designee may cause such dwelling to be repaired, altered or improved or to be vacated and closed. The Director of Code Enforcement or his designee may cause to be posted on the main entrance to any dwelling so closed a placard with the following words: "This dwelling is unfit for human habitation or occupancy or use; the use or occupation of this dwelling is prohibited and unlawful."

B. If the owner fails to comply with an order to remove or demolish the dwelling, the Director of Code Enforcement or his designee may cause such dwelling to be removed or demolished or he may contract for the removal or demolition thereof after advertisement for and receipt of bids therefor.

§ 450-11. Recovery of costs of correction by City.

A. The amount of the cost of filing legal papers, expert witnesses' fees, search fees and advertising charges in the course of any proceeding taken under this chapter determined in favor of the City and such repairs, alterations or improvements or vacating and closing or removal or demolition, as the case may be, shall be a municipal lien against the real property upon which such cost was incurred.

B. If the dwelling is removed or demolished by the Director of Code Enforcement or his designee, he shall sell the materials of such dwelling. The proceeds of any sale of such materials or any sum derived from any contract for the removal or demolition of the dwelling shall be credited against the cost of the removal or demolition thereof. If there are no such credits or if the total sum of such costs exceeds the total of such credits, a detailed statement of the aforesaid costs and the amount so due shall be filed as a lien certificate with the City Tax Assessor or other custodian of the records of the liens, and a copy thereof shall be sent forthwith to the owner by certified mail.

C. If the total of the credits exceeds such costs, the balance remaining shall be deposited by the Director of Code Enforcement or his designee in the Superior Court of New Jersey and shall be secured in such manner as may be directed by such Court. The proceeds shall be disbursed according to the order or judgment of such Court to the

persons found entitled thereto by final order or judgment of the Court. Any owner or party in interest may, within 60 days from the date of the filing of the lien certificate, proceed in a summary manner in the Superior Court of New Jersey to contest the reasonableness of the amount or the accuracy of the costs set forth in the lien certificate.

§ 450-12. Additional powers of Director of Code Enforcement as the head of the Bureau of Housing Inspection, the Supervisor of Housing Inspection and the public officer.

The Director of Code Enforcement, as the head of the Bureau of Housing Inspection, the Supervisor of Housing Inspection and the public officer, is hereby authorized and empowered to exercise such powers as may be necessary or convenient to carry out and effectuate the purposes and provisions of this chapter, including the following powers in addition to others herein granted:

A. To investigate the dwelling conditions in the City in order to determine which dwellings therein are unfit for human habitation.

B. To administer oaths and affirmations, examine witnesses and receive evidence.

C. To enter upon premises for the purpose of making examinations, provided that such entries shall be made in such manner as to cause the least possible inconvenience to the persons in possession.

D. To appoint and fix the duties of such officers, agents and employees as he deems necessary to carry out the purpose of this chapter.

E. To delegate any of his functions and powers under this chapter to such officers and agents as he may designate. However, such designee(s) shall continue to be subject to the supervision of the Director of the Department of Code Enforcement under any and all circumstances.

§ 450-13. Effect on other powers and provisions.

Nothing in this chapter shall be construed to abrogate or impair the powers of the City or of any officer or any department of the City to enforce any provisions of its Charter or other state law or other ordinances or regulations nor to prevent or punish violations thereof. The powers conferred by this chapter and the provisions thereof shall be in addition and supplemental to the powers conferred upon the City of Camden by the provisions of any other chapter of this Code, other ordinances of the City of Camden or by any other law.

§ 450-14. Abatements not to be impaired.

Nothing in this chapter shall be construed to impair or limit, in any way, the power of the City to define and declare nuisances and to cause their removal or abatement by summary proceedings or otherwise.

§ 450-15. Violations and penalties.

Unless otherwise provided in the chapter, penalties against persons violating the provisions of this chapter shall be imposed in accordance with the provisions of § 1-15.

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

BE IT FURTHER ORDAINED that this ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED that if any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

BE IT FURTHER ORDAINED that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: November 14, 2024

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

Angel Fuentes, President
Councilperson-at-Large

Sheila Davis, Vice-President
Councilperson-at-Large

Nohemi Soria-Perez
Councilperson-at-Large

Luis Pastoriza, RMC, CMR
Municipal Clerk

Yenise E. Valdez
Assistant Municipal Clerk

Howard McCoach
Counsel-To-Council

Arthur Barclay
Councilperson, 1st Ward

Chris Collins
Councilperson, 2nd Ward

Falio Leyba-Martinez
Councilperson, 3rd Ward

Jannette Ramos
Councilperson, 4th Ward

MUNICIPAL CLERK
CITY OF CAMDEN
NEW JERSEY

PO Box 95120
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Email: clerk@ci.camden.nj.us Website: www.ci.camden.nj.us

MEMORANDUM

DATE: ***December 12, 2024***

TO: ***Victor Carstarphen, Mayor***

FROM: ***Luis Pastoriza, Municipal Clerk***

RE: ***Ordinance Final Passage – (MC-5534)***

Ordinance Amending Section 7-62; Bureau of Housing Inspection, and Chapter 450; Housing Standards, To Name the Director of Code Enforcement or his designee as the head of the Bureau of Housing Inspection and to Accept, Adopt, Establish And Incorporate The New Jersey State Housing Code Of (1980 Revision) Along With The Language Contained In Its Sample Ordinances Attached Thereto, Into The Camden Code For The City Of Camden

In accordance with Rule XIX of the Administrative Code of the City of Camden (Rules of Procedure governing the City Council), I am delivering to you the attached ordinance adopted by City Council at a **Regular** meeting held on **12-10-2024**. Said article provides that "each ordinance shall be returned by the Mayor to the Municipal Clerk after the Mayor has affixed his /her signature thereto or after the expiration of **ten (10) days** from the date of its delivery to the Mayor in any event."

OFFICE OF THE MAYOR

Received by: _____ **Date:** 12/12/24

Date of Approval: 12/20/24

N.J.A.C. 5:28

This file includes all Regulations adopted and published through the New Jersey Register, Vol. 56 No. 14, July 15, 2024

NJ - New Jersey Administrative Code > TITLE 5. COMMUNITY AFFAIRS > CHAPTER 28. NEW JERSEY STATE HOUSING CODE

Title 5, Chapter 28 -- Chapter Notes

Statutory Authority

CHAPTER AUTHORITY:

N.J.S.A. 2A:42-76.

History

CHAPTER SOURCE AND EFFECTIVE DATE:

Effective: June 10, 2024.

See: 56 N.J.R. 1237(a).

CHAPTER HISTORICAL NOTE:

Chapter 28, New Jersey State Housing Code, was adopted as R.1981 d.68, effective March 3, 1981. See: 13 N.J.R. 70(c), 13 N.J.R. 189(a).

Pursuant to Executive Order No. 66(1978), Chapter 28, New Jersey State Housing Code, was readopted as R.1985 d.689, effective December 20, 1985. See: 17 N.J.R. 1174(a), 18 N.J.R. 163(a).

Pursuant to Executive Order No. 66(1978), Chapter 28, New Jersey State Housing Code, was readopted as R.1991 d.19, effective December 13, 1990. See: 22 N.J.R. 3076(a), 23 N.J.R. 57(c).

Pursuant to Executive Order No. 66(1978), Chapter 28, New Jersey State Housing Code, was readopted as R.1995 d.387, effective June 22, 1995. See: 27 N.J.R. 1850(a), 27 N.J.R. 2737(a).

Pursuant to Executive Order No. 66(1978), Chapter 28, New Jersey State Housing Code, was readopted as R.2000 d.312, effective July 5, 2000. See: 31 N.J.R. 3004(a), 32 N.J.R. 2864(b).

Subchapter 2, Lead Hazard Prevention, was adopted as new rules by R.2005 d.144, effective May 16, 2005. See: 36 N.J.R. 2106(a), 37 N.J.R. 1754(c).

Chapter 28, New Jersey State Housing Code, was readopted as R.2006 d.10, effective November 30, 2005. See: 37 N.J.R. 567(a), 38 N.J.R. 125(c).

Chapter 28, New Jersey State Housing Code, was readopted as R.2010 d.217, effective September 15, 2010. See: 42 N.J.R. 1124(a), 42 N.J.R. 2408(a).

Title 5, Chapter 28 -- Chapter Notes

In accordance with N.J.S.A. 52:14B-5.1b, Chapter 28, New Jersey State Housing Code, was scheduled to expire on September 15, 2017. See: *43 N.J.R. 1203(a)*.

Chapter 28, New Jersey State Housing Code, was readopted, effective August 9, 2017. See: *49 N.J.R. 2920(b)*.

Chapter 28, New Jersey State Housing Code, was readopted, effective June 10, 2024. See: Source and Effective Date.

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N.J.A.C. 5:28-1.1

This file includes all Regulations adopted and published through the New Jersey Register, Vol. 56 No. 14, July 15, 2024

NJ - New Jersey Administrative Code > TITLE 5. COMMUNITY AFFAIRS > CHAPTER 28. NEW JERSEY STATE HOUSING CODE > SUBCHAPTER 1. STANDARDS OF HABITABILITY

§ 5:28-1.1 Scope

The provisions of this subchapter shall constitute the standards to guide the Public Officer or his agents in determining the fitness of a building for human habitation, use, or occupancy.

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N.J.A.C. 5:28-1.2

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§ 5:28-1.2 Definitions

The words, terms or phrases listed below for the purpose of this chapter shall be defined and interpreted as follows.

"Administrative Authority" shall mean the department, branch or agency of this municipality which is authorized by the adopting ordinance to administer the provisions of this chapter.

"Building" shall mean any building or structure, or part thereof, used for human habitation, use, or occupancy and includes any accessory buildings and appurtenance belonging thereto or usually enjoyed therewith.

"Dwelling" shall mean a building or structure or part thereof containing one or more dwelling units or lodging units.

"Dwelling unit" shall mean any room or group of rooms or any part thereof located within a building and forming a single habitable unit with facilities which are used, or designed to be used for living, sleeping, cooking, and eating.

"Garbage" shall mean the animal and vegetable and other organic waste resulting from the handling, preparation, cooking and consumption of food.

"Habitable room" shall mean a room or enclosed floor space within a dwelling unit used or designed to be used for living, sleeping, cooking, or eating purposes, excluding bathrooms, water closet compartments, laundries, pantries, foyers or communicating corridors, closets, and storage spaces.

"Infestations" shall mean the presence, within or around a building, of any insects, rodents, or other pests.

"Local health agency" shall mean any county, regional, municipal or other governmental agency organized for the purpose of providing health services, administered by a full-time health officer and conducting a public health officer program pursuant to law.

"Lodging house" shall mean any building, or that part of any building containing one or more lodging units, each of which is rented by one or more persons not related to the owner.

"Lodging unit" shall mean a rented room or group of rooms, containing no cooking facilities, used for living purposes by a separate family or group of persons living together or by a person living alone, within a building.

"Occupant" shall mean any person or persons in actual possession of, and living in the building or dwelling unit, including the owner.

"Owner" shall mean any person properly authorized to exercise powers of, or for an owner of property for purposes of its purchase, sale, use, occupancy, or maintenance.

"Person" shall be given the same meaning as defined in *R.S. 1:1-2* of the Revised Statutes of New Jersey.

"Plumbing fixtures" shall mean and include all installed receptacles or devices which are supplied with water or which receive or discharge liquid waste or sewage into the drainage system with which they are directly or indirectly connected.

§ 5:28-1.2 Definitions

"Public Officer" shall mean the officer or officers who are authorized by the adopting Ordinance to exercise the powers prescribed by this chapter.

"Rubbish" shall mean and include all combustible and noncombustible waste material, except garbage.

"Utilities" shall mean and include electric, gas, heating, water and sewerage services, and equipment therefor.

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N.J.A.C. 5:28-1.3

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§ 5:28-1.3 Water supply

(a) Every dwelling unit and lodging house shall be provided with a safe supply of potable water meeting the standards as set forth in the New Jersey Safe Drinking Water Act regulations (N.J.A.C. 7:10-1 et seq.) published by the New Jersey Department of Environmental Protection.

(b) The source of such water supply shall be approved by the New Jersey Department of Environmental Protection and/or the local health agency.

(c) The minimum rate of flow of hot or cold water issuing from a faucet or fixture shall not be less than one gallon per minute.

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N.J.A.C. 5:28-1.4

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§ 5:28-1.4 Facilities

(a) Every dwelling unit shall contain a kitchen sink of nonabsorbent impervious material, at least one flush type water closet, a lavatory, and a bathtub or shower, available only for the use of occupants of that dwelling unit.

(b) Every lodging house shall be provided with a minimum of one flush type water closet, lavatory, and a bathtub or shower for every eight persons or part thereof.

(c) Every water closet, lavatory, and bathtub or shower for each dwelling unit or lodging house shall be accessible from within the building without passing through any part of any other dwelling unit or lodging unit and in a lodging house shall be located no farther than one floor above or below the lodging units served. Such water closet, lavatory and bathtub or shower shall be contained in a room or rooms which are separated from all other rooms by walls, doors, or partitions that afford privacy.

(d) Every plumbing fixture shall be connected to water and sewer systems approved by the New Jersey Department of Environmental Protection and/or the local health agency, and shall be maintained in good working condition.

(e) Every kitchen sink, lavatory, and bathtub or shower required by this chapter shall be connected to both hot and cold water lines.

(f) Every dwelling shall have water heating facilities which are installed and maintained in good and safe working condition, connected with the hot water lines required under the provisions of (e) above, and capable of delivering water at a minimum temperature of not less than 120 degrees Fahrenheit and at a maximum temperature of not more than 140 degrees Fahrenheit at all times in accordance with anticipated need.

History

HISTORY:

Amended by R.2000 d.23, effective January 18, 2000.

See: *31 New Jersey Register 3249(b)*, *32 New Jersey Register 273(a)*

In (f), decreased the maximum temperature from 160 degrees Fahrenheit to 140 degrees Fahrenheit.

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N.J.A.C. 5:28-1.5

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§ 5:28-1.5 Garbage and rubbish storage

(a) Garbage or other organic waste shall be stored in watertight receptacles of metal or other approved material. Such receptacles shall be provided with tight fitting covers. At least one approved type garbage receptacle shall be provided for each dwelling unit, in accordance with *N.J.A.C. 5:28-1.12(i)*.

(b) Rubbish shall be stored in receptacles of metal or other approved material. At least one rubbish receptacle shall be provided for each dwelling unit, in accordance with *N.J.A.C. 5:28-1.12(i)*.

(c) Rubbish that does not include materials determined by local ordinance to be recyclable may be stored together with garbage in an approved type garbage receptacle, unless otherwise provided by ordinance. Recyclable materials shall be stored separately from non-recyclable materials.

History

HISTORY:

Amended by R.1995 d. 387, effective July 17, 1995.

See: 27 New Jersey Register 1850(a), *27 New Jersey Register 2737(a)*.

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N.J.A.C. 5:28-1.6

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§ 5:28-1.6 Lighting

(a) Every habitable room shall have at least one window or skylight facing directly to the outdoors. The minimum total window or skylight area measured between stops, for every habitable room shall be eight percent of the floor area of such room. Whenever walls or other portions of structures face a window of any habitable room and are located less than three feet from the window and extended to a level above that of the ceiling of the room, such a window shall not be included in calculating the required minimal total window area.

(b) Every dwelling shall be provided with electric service.

(c) Every habitable room shall contain at least two separate wall type electric convenience outlets, or one such convenience outlet and one ceiling or wall type electric light fixture. Every such outlet and fixture shall be maintained in good and safe condition, and shall be connected to the source of electric power. No temporary wiring shall be used except extension cords which run directly from portable electric fixtures to convenience outlets, and which do not lie under rugs or other floor coverings nor extend through doorways, transoms, or other openings through structural elements.

(d) Every portion of each staircase, hall, cellar, basement landing furnace room, utility room, and all similar non-habitable space located in a dwelling shall have either natural or artificial light available at all times, with an illumination of at least two lumens per square foot (two foot-candles) in the darkest portions.

(e) Every portion of any interior or exterior passageway or staircase common to two or more families in a dwelling shall be illuminated naturally or artificially at all times with an illumination of at least two lumens per square foot (2 foot-candles) in the darkest portion of the normally traveled stairs and passageways. In dwellings comprising two dwelling units such illumination shall not be required at all times if separate switches, convenient and readily accessible to each dwelling unit, are provided for the control of such artificial light by the occupants thereof.

(f) Every bathroom and water closet compartment shall have either natural or artificial light available at all times, with an illumination of at least three lumens per square foot (three foot-candles). Such light shall be measured 36 inches from the floor at the center of the room. Artificial lighting shall be controlled by a wall switch so located as to avoid danger of electrical hazards.

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N.J.A.C. 5:28-1.7

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§ 5:28-1.7 Ventilation

(a) Means of ventilation shall be provided for every habitable room. Such ventilation may be provided either by an easily operable window or skylight having an openable area of at least 50 percent of the minimum window area or minimum skylight area as required in N.J.A.C. 5:28-1.6(a), or by other means acceptable to the Administrative Authority which will provide at least two air changes per hour.

(b) Means of ventilation shall be provided for every bathroom or water closet compartment. Such ventilation may be provided either by an easily operable window or skylight having an openable area of at least 50 percent of the minimum window area or minimum skylight area as required in N.J.A.C. 5:28-1.6(a), or by other means acceptable to the Administrative Authority which will provide at least six air changes per hour.

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N.J.A.C. 5:28-1.8

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§ 5:28-1.8 Heating equipment

(a) Every dwelling shall have heating facilities which are properly installed, maintained in good and safe working condition, and are capable of safely and adequately heating all habitable rooms, bathrooms, and water closet compartments located therein to a temperature of at least 68 degrees Fahrenheit when the outside temperature is zero degrees Fahrenheit. The temperature shall be read at a height of three feet above floor level at the center of the room.

(b) Every space heater, except electrical, shall be properly vented to a chimney or duct leading to outdoors, unless the appliance is labeled as having been tested and approved for unvented operation, in compliance with the State Uniform Construction Code. Unvented portable space heaters that burn solid, liquid, or gaseous fuels shall be prohibited.

History

HISTORY:

Amended by R.1996 d.390, effective August 19, 1996.

See: *28 New Jersey Register 2109(a)*, *28 New Jersey Register 3922(b)*.

In (b) excepted appliances approved for unvented operation.

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N.J.A.C. 5:28-1.9

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§ 5:28-1.9 Egress

(a) Every dwelling, dwelling unit, or lodging unit shall have safe and unobstructed means of egress. Such means of egress shall not be through any other dwelling unit or part thereof and shall lead to a safe and open space at ground level accessible to a street.

(b) A room used for sleeping purposes under the provisions of *N.J.A.C. 5:28-1.11(d)* shall be provided with a safe and unobstructed means of egress leading directly to an outside area accessible to a street.

(c) There shall be not fewer than two independent exits remote from each other from every floor of a building greater than two stories in height having more than two dwelling and/or lodging units.

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§ 5:28-1.10 Maintenance

(a) Every foundation, floor, wall, ceiling, door, window, roof, or other part of a building shall be kept in good repair and capable of the use intended by its design, and any exterior part or parts thereof subject to corrosion or deterioration shall be kept well painted.

(b) Every inside and outside stairway, every porch, and every appurtenance thereto shall be so constructed as to be safe to use and capable of supporting the load that normal use may cause to be placed thereon, and shall be kept in sound condition and good repair. Every stairway having three or more steps shall be properly banistered and safely balustraded.

(c) Every porch, balcony, roof, and/or similar place higher than 30 inches above the ground, used for egress or for use by occupants shall be provided with adequate railings or parapets. Such protective railings or parapets shall be properly balustraded and be not less than three feet in height.

(d) Every roof, wall, window, exterior door, and hatchway shall be free from holes or leaks that would permit the entrance of water within a dwelling or be a cause of dampness.

(e) Every foundation, floor, and wall of a dwelling shall be free from chronic dampness.

(f) Every dwelling shall be free from rodents, vermin and insects. Rodent or vermin extermination and rodent proofing and vermin proofing may be required by the local health agency. Rodent and vermin extermination shall be carried out in accordance with *N.J.A.C. 5:28-1.12(k)*. Every openable window, exterior door, skylight, and other opening to the outdoors shall be supplied with properly fitting screens in good repair from May 1st until October 1st of each year. Such screens shall have a mesh of not less than No. 16.

(g) Every building, dwelling, dwelling unit and all other areas of the premises shall be clean and free from garbage or rubbish and hazards to safety. Lawns, hedges and bushes shall be kept trimmed and shall not be permitted to become overgrown and unsightly. Fences shall be kept in good repair.

(h) The Public Officer may order the owner to clean, repair, paint, whitewash, or paper such walls or ceilings, when a wall or ceiling within a dwelling has deteriorated so as to provide a harborage for rodents or vermin, or when such a wall or ceiling has become stained or soiled, or the plaster, wallboard, or other covering has become loose or badly cracked or missing. Nothing in this subsection shall be so construed as to place upon the nonresident owner responsibilities for cleanliness contained in *N.J.A.C. 5:28-1.12(f)*.

(i) Every water closet compartment floor and bathroom floor shall be so constructed and maintained as to be reasonably impervious to water so as to permit such floor to be kept in a clean condition.

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N.J.A.C. 5:28-1.11

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§ 5:28-1.11 Use and occupancy of space

(a) Every dwelling unit shall contain at least 150 square feet of floor space for the first occupant thereof and at least 100 additional square feet of floor space for every additional occupant thereof, the floor space to be calculated on the base of total habitable room area.

(b) Every room occupied for sleeping purposes by one occupant shall contain at least 70 square feet of floor space, and every room occupied for sleeping purposes by more than one occupant shall contain at least 50 square feet of floor space for each occupant thereof.

(c) At least one-half of the floor area of every habitable room shall have a ceiling height of at least seven feet. The floor area of that part of any room where the ceiling is less than five feet shall not be considered as part of the floor area in computing the total floor area in the room for the purpose of determining the maximum permissible occupancy thereof.

(d) A room located in whole or in part below the level of the ground may be used for sleeping provided that the walls and floors thereof in contact with the earth have been damp-proofed in accordance with a method approved by the Administrative Authority; and provided that all requirements otherwise applicable to habitable rooms generally are satisfied.

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N.J.A.C. 5:28-1.12

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§ 5:28-1.12 Responsibilities of owners and occupants

(a) No owner or occupant shall cause any services, facilities, equipment, or utilities which are required under this chapter to be removed from, shut off, or discontinued in any occupied dwelling let or occupied by him or her, except for such temporary interruption as may be necessary while actual repairs or alterations are in process or during temporary emergencies when discontinuance of service is authorized by the Public Officer. In the event that any service or utility which the owner has agreed to supply is discontinued, the owner shall take immediate steps to cause the restoration of such service or utility.

(b) The owner of a dwelling located in an area found by the Public Officer to be infested by rats, insects, or other vermin shall carry out such rat stoppage, vermin proofing, or other means of preventing infestations of said dwellings as may be required by the local health agency.

(c) No owner shall occupy or let to an occupant any vacant dwelling unit or lodging unit unless it is clean and sanitary.

(d) Every owner of a dwelling containing two or more units or lodging units shall be responsible for maintaining in a clean and sanitary condition the common areas of the dwellings and premises thereof.

(e) It shall be the responsibility of the owner, unless otherwise provided for under lease agreement, to provide for the orderly maintenance of the premises. The storage of objects or materials not covered in (g) and (h) below, or not otherwise prohibited by municipal ordinance shall be done in an orderly manner so as to not constitute a health, safety, or fire hazard.

(f) Every occupant of a dwelling shall keep in a clean and sanitary condition every part of the dwelling which he or she occupies and controls.

(g) Every occupant of a dwelling unit shall dispose of all of his or her garbage, and any other organic waste which might provide food for rodents, by placing it in the garbage disposal facilities or garbage storage receptacles required by *N.J.A.C. 5:28-1.5(a)*.

(h) Every occupant of a dwelling unit shall dispose of all of his or her rubbish in a clean and sanitary manner, by placing it in the rubbish containers required by *N.J.A.C. 5:28-1.5(b)* and (c).

(i) In dwellings containing no more than three dwelling units, it shall be the responsibility of the occupant of each dwelling unit to furnish the receptacles outside the dwelling unit as are needed for the storage of garbage and rubbish until removal from the premises. In lodging houses, and in dwellings containing four or more dwelling units, it shall be the responsibility of the owner to furnish such receptacles outside the lodging units or dwelling units as are needed for the storage of garbage and rubbish until removed from the premises.

(j) Every occupant of a dwelling unit in a dwelling containing no more than three dwelling units shall be responsible, unless provided for otherwise under a lease agreement, for the periodic removal of all garbage and rubbish from the premises each week in accordance with such regulations of this Municipality for the collection of garbage and rubbish.

(k) Every occupant of a dwelling comprising a single dwelling unit shall be responsible for the extermination of any insects, rodents or other pests therein or on the premises; and every occupant of a dwelling unit in a dwelling containing more than one dwelling unit shall be responsible for such extermination whenever his or her dwelling unit is the only one infested. Notwithstanding the foregoing provisions of this subsection, whenever infestation is caused by failure of the owner to maintain a dwelling in a ratproof or reasonable insect-proof condition, extermination shall be the responsibility of the owner. Whenever infestation exists in two or more of the dwelling units in any dwelling or in the common parts of any dwelling containing two or more dwelling units, extermination thereof shall be the responsibility of the owner.

(l) Every occupant of a dwelling unit shall keep all plumbing fixtures therein in a clean and sanitary condition and shall be responsible for the exercise of reasonable care in the proper use and operation thereof.

(m) In dwellings containing two or more dwelling units having a common source of heat for domestic hot water, it shall be the responsibility of the owner to make provision for the proper operation of such facilities at all times.

(n) Every owner of a dwelling, who permits to be occupied any dwelling unit or lodging unit therein under any agreement, expressed or implied, to supply or furnish heat to the occupants thereof, shall supply heat adequate to maintain therein a minimum inside temperature in all habitable rooms, bathrooms, and water closet compartments of 68 degrees Fahrenheit between the hours of 6:00 A.M. and 11:00 P.M., and 65 degrees Fahrenheit between the hours of 11:00 P.M. and 6:00 A.M., from October 1 of each year to the next succeeding May 1.

(o) In the absence of a contract or agreement to the contrary, an owner shall be obligated to provide heat whenever heating facilities are under the control of the owner or whenever two or more dwelling units or lodging units are heated by a common facility.

(p) The owner shall be responsible for compliance with all provisions of this chapter not specified as the responsibility of occupants.

History

HISTORY:

Amended by R.1995 d.387, effective July 17, 1995.

See: 27 New Jersey Register 1850(a), *27 New Jersey Register 2737(a)*.

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N.J.A.C. 5:28-1.13

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§ 5:28-1.13 Conflict of ordinances

Nothing in this chapter shall be construed to abrogate or impair the powers of any department of this municipality or any agency of the State of New Jersey to enforce any provisions of its charter or its ordinances, codes, regulations or statutory provisions or to prevent or punish violations thereof.

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N.J.A.C. 5:28-2.1

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NJ - New Jersey Administrative Code > TITLE 5. COMMUNITY AFFAIRS > CHAPTER 28. NEW JERSEY STATE HOUSING CODE > SUBCHAPTER 2. LEAD HAZARD PREVENTION

§ 5:28-2.1 Lead-safe maintenance requirements

(a) Each tenant-occupied residential building constructed before 1978 shall be subject to the requirements for lead-safe maintenance contained in this section. All such buildings shall undergo a combined inspection and risk assessment, and lead hazard control work in accordance with (b) below or shall comply with the requirements for standard treatments contained in (c) below. Following the performance of lead hazard control work or standard treatments, all buildings shall be subject to the requirements for on-going evaluation and maintenance contained in (d) below.

1. The requirements of this section shall not apply to:

i. Buildings, dwelling units or common areas that have been certified to be free of lead-based paint in accordance with N.J.A.C. 5:17;

ii. A seasonal rental unit which is rented for less than six months' duration each year; or

iii. A dwelling unit that has been certified as having a lead-free interior in accordance with N.J.A.C. 5:17.

(b) Inspection, risk assessment and lead hazard control work: A combined inspection and risk assessment shall be performed in accordance with the applicable provisions of N.J.A.C. 5:17. Data collected from a previous inspection or risk assessment may be used. If a property or portions of a property were inspected for lead-based paint prior to May 16, 2005, a risk assessment shall be performed for the property or portions inspected; however, a new inspection shall not be required. For purposes of this section, "risk assessment" shall exclude testing of soil. For purposes of this section, "floors" shall include both carpeted and uncarpeted surfaces.

1. Lead hazard control work to address lead-based paint hazards identified in the risk assessment shall be conducted in accordance with the applicable provisions of N.J.A.C. 5:17 for lead-based paint abatement and in accordance with the U.S. Department of Housing and Urban Development rules (24 CFR 35) for interim controls included here as subchapter Appendix 2-A, incorporated herein by reference.

2. Following the performance of an inspection and risk assessment and any necessary lead hazard control work, the owner shall obtain a certification that the property is free of lead-based paint hazards issued in accordance with N.J.A.C. 5:17-3.6.

(c) Standard treatments: If the owner chooses not to have an inspection and risk assessment performed, as described in (b) above, the following lead hazard control requirements shall be followed for each dwelling unit and for all common areas. For each such building, the owner shall undertake periodic standard treatments as described below.

1. Standard treatments for lead safety shall be undertaken at unit turnover, unless they were undertaken less than 12 months before. Standard treatments shall be undertaken not less than once every 12 months in dwelling units where the owner has been notified by a tenant that a pregnant woman or a child under the age of six years resides.

2. Standard treatments shall include the following:

i. Smooth and cleanable horizontal surfaces shall be provided. All horizontal surfaces, such as floors, stairs, interior window sills and window troughs, that are rough, pitted or porous, shall be covered with a smooth, cleanable covering or coating, such as metal coil stock, plastic, polyurethane or linoleum;

(1) If carpet is to remain, wipe samples shall be collected from the carpeted surfaces. For test results that indicate lead levels above the clearance levels specified in *N.J.A.C. 5:17*, the carpet shall be removed.

(A) If carpet is to be removed and replaced with new carpet, the padding beneath the contaminated carpet shall also be replaced and the floor below shall be tested and shall not exceed the clearance levels set forth in *N.J.A.C. 5:17*.

ii. Conditions of rubbing, binding, friction or crushing of painted surfaces shall be corrected;

iii. Specialized cleaning shall be performed in accordance with (c)2iii(1) through (3) below.

(1) The work area shall be vacuumed with a HEPA vacuum cleaner as follows:

(A) HEPA vacuuming shall be sequenced to avoid passing through rooms already cleaned. The entryway shall be vacuumed last; and

(B) In each room, vacuuming shall begin with the ceiling and shall proceed down the walls. Every surface shall be vacuumed including, but not limited to, ceiling, walls, windows, window sills, exterior sills, window wells, doors, heating and air conditioning equipment, fixtures, such as light fixtures, and built-in appliances. Floors shall be the final surface vacuumed.

(2) The work area(s) shall be wet washed with a detergent solution such as trisodium phosphate, formulated to bind lead. An original, marked container showing the nature of the formula and any necessary precautions shall be available at the work site. The name of the product used and its manufacturer shall be included in the records retained by the owner.

(A) In each room, the wet wash process shall begin with the ceiling and work down to the floor following the sequence in (c)2iii(1)(A) and (B) above.

(B) String mops and mop buckets with wringers are required for wet washing floors. Sponge mops shall not be used.

(3) When dry, the abated area(s) shall be HEPA vacuumed again, following the sequence in (c)2iii(2)(A) and (B) above; and

iv. Maintenance staff trained in accordance with *N.J.A.C. 5:28-2.1(g)* or a lead evaluation firm certified in accordance with *N.J.A.C. 5:17* shall perform dust wipe sampling per *N.J.A.C. 5:17-9.1*, Table 9.1 for Single Surface Wipe Samples, if standard treatments are performed that disturb painted surfaces that total two square feet or more in any one interior room space, or ten percent or more of the total surface area of an interior component with a small surface area, including, but not limited to, window sills, baseboards or trim. The results shall not exceed the levels established in *N.J.A.C. 5:17*.

(d) On-going evaluation and maintenance, as described below, shall be required for all buildings.

1. A visual examination for deteriorated paint shall be performed by the owner at unit turnover or every twelve months, whichever comes first.

2. Deteriorated paint and the causes of deterioration shall be promptly and safely repaired in accordance with the requirements of (i) below.

i. Painted surfaces shall be made intact by paint stabilization, enclosure, encapsulation or removal.

ii. The causes of paint deterioration shall be diagnosed and corrected.

iii. Dust wipe testing shall be performed in accordance with (d)2iii(1) through (4) below when the work is complete to ensure that the lead dust levels do not exceed the lead hazard levels established by N.J.A.C. 5:17. If the level exceeds the lead hazard level established by N.J.A.C. 5:17, cleaning and retesting shall be performed until the results of testing demonstrate lead levels below the standard.

(1) Dust wipe sampling shall be performed following the first 20 maintenance activities. Ninety-five percent of these samples taken shall meet the clearance levels set forth at N.J.A.C. 5:17.

(2) If the 95 percent accuracy level is reached, dust wipe sampling shall be performed following five percent of maintenance activities performed and samples shall be ordered on a random basis. A 95 percent accuracy level shall be maintained.

(3) If the accuracy level falls below 95 percent or if a 95 percent accuracy level was not achieved following the first 20 maintenance activities, dust wipe sampling shall be performed following all maintenance activities until the 95 percent accuracy level is reached.

(4) Property owners shall be required to maintain records of all dust wipe sampling performed.

(e) The following concern exterior surfaces:

1. The requirements set forth in (a) through (d) above shall apply to stairwells, porches, balconies, entryways, and windows.

2. For all other exterior surfaces, lead-safe work practices, in accordance with (i) below, shall be used for any work to be undertaken, unless the paint has been tested and not found to be lead-based paint.

(f) The following concern recordkeeping:

1. A record of testing performed and any certificate issued by a certified evaluation firm indicating that the building or any portion thereof is lead free shall be maintained for the life of the structure.

2. A record of all testing, visual examinations, findings and corrective action taken, including the date(s) and location(s) of any sampling performed and of corrective actions taken, shall be maintained for not less than five years and shall be made available upon request for review by the enforcing agency having jurisdiction. This shall include a record of:

i. Inspections, risk assessments and lead hazard control work performed pursuant to (b) above;

ii. Standard treatments undertaken pursuant to (c) above;

iii. On-going evaluation and maintenance undertaken pursuant to (d) above;

iv. Any certificates issued to the building owner by a certified lead evaluation firm;

v. Tenant notification required pursuant to (h) below; and

vi. Any reports of deteriorated paint received from tenants and documentation of the owner's responses pursuant to (h) below.

3. A record of the training in safe building maintenance practices of each individual as required by (g) below shall be maintained by the owner as long as that individual is involved in the maintenance of the building and shall be made available upon request for review by the enforcing agency having jurisdiction.

(g) Training requirements are as follows:

1. All owners or employees of the owner performing visual examinations or undertaking corrective action or maintenance work shall complete a one-day training course on safe building maintenance practices and applicable New Jersey law offered by a training provider accredited by the Department of Health and Senior Services. Courses approved for this purpose shall include:

i. The Lead-Based Paint Maintenance Training Program, "Work Smart, Work Wet, and Work Clean to Work Lead Safe," prepared by the National Environmental Training Association for EPA and HUD;

ii. "The Remodeler's and Renovator's Lead-Based Paint Training Program," prepared by HUD and the National Association of the Remodeling Industry;

iii. Lead Safety for Remodeling, Repair and Painting: A Joint EPA-HUD Course; or

iv. Any other course that the Department finds to be substantially equivalent.

2. Owners or employees of the owner shall not perform dust wipe sampling unless they have completed a State-certified course in accordance with this section or a HUD-approved clearance technician course (for example, the course developed by EPA, "Lead Sampling Technician ('HUD Clearance Technician') Training Course").

(h) Tenant notification and owner response requirements are as follows:

1. Owners shall distribute a pamphlet developed by the Department prior to commencement of repair work that will disturb more than two square feet of lead-based paint, unless the tenant has received the pamphlet within the last 12 months.

2. Owners shall post a notice advising tenants to report deteriorated paint and shall respond to any reported problem within 30 days. The notice shall include the landlord's name, address, and telephone number.

i. If an owner has received notice from a tenant that there is a pregnant woman or a child under the age of six years residing in the unit or, with regard to any problem reported in a common area, in the building, the owner shall correct any conditions of deteriorated paint within one week of the tenant complaint.

ii. In buildings where there is no central location for posting notices or where notices are likely to be defaced or removed without authorization, the owner shall provide each tenant with a copy of such a notice.

(i) Lead-safe work practices: All work undertaken to repair or stabilize deteriorated paint and any other work that will disturb painted surfaces shall comply with the following:

1. Occupant protection and worksite preparation shall be performed in accordance with the applicable provisions of U.S. Department of Housing and Urban Development rules 24 CFR 35 included as subchapter Appendix 2-B, incorporated herein by reference.

2. The following work practices shall be prohibited:

i. Open flame burning or the use of high temperature (in excess of 1,100 degrees Fahrenheit) heat guns;

ii. Power sanding or sandblasting, unless a special HEPA (high efficiency particulate air) filter equipped vacuum attachment is used to contain dust;

iii. Uncontained water blasting or power washing; or

iv. Dry scraping or sanding more than two square feet of painted surface per room (interior) or more than 10 square feet per building (exterior).

3. All work shall be undertaken in a manner that prevents the spread of dust.

4. Specialized cleaning shall be performed at the end of each work day if the job will take more than one day and the area is to be occupied before work begins again and at the end of each job.

5. Occupant protection, worksite preparation and specialized cleaning ((i)1 and 4 above) are not required for maintenance activities that disturb painted surfaces that total:

i. Twenty square feet or less on the exterior of the building;

ii. Two square feet or less in any one interior room or space; or

iii. Ten percent or less of the total surface area of an interior or exterior component with a small surfaces area, including, but not limited to, window sills, baseboards or trim.

6. After the completion of any work involving the disturbance of painted surfaces of a size that exceeds the limits of (i)5 above, at least one dust wipe sample shall be taken by maintenance staff trained in accordance with (g) above in each room that is part of the work area at a location where work was performed. If the level exceeds the lead hazard level established by *N.J.A.C. 5:17*, the room shall be cleaned and retested until the results of testing demonstrate lead levels below the standard.

(j) Bare soil in excess of nine square feet per property shall be covered or access to these areas shall be restricted and bare soil in play areas or walkways of any size shall be covered unless that soil has been tested and has been found to be below the lead hazard level established by the U.S. Environmental Protection Agency at 40 CFR 745, incorporated herein by reference.

(k) Garages and other structures on the site: Any work on garages and other structures on the site shall be performed in accordance with the lead-safe work practices listed in (i) above. Structures to which tenants have access shall comply with the requirements set forth in (a) through (e) above.

History

HISTORY:

Amended by R.2006 d.177, effective May 15, 2006.

See: *37 N.J.R. 1698(a)*, *37 N.J.R. 1931(a)*, *38 N.J.R. 2115(b)*.

Rewrote (c)2iv; inserted "in accordance with (d)2iii(1) through (4) below" in the first sentence of the introductory paragraph of (d)2iii; inserted (d)2iii(1) through (4); substituted "correct . . . complaint" for "respond to any report of deteriorated paint within three days" in (h)2i; and substituted the present text for "(Reserved)" in (j).

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N.J.A.C. 5:28-2 APPENDIX 2-A

This file includes all Regulations adopted and published through the New Jersey Register, Vol. 56 No. 14, July 15, 2024

NJ - New Jersey Administrative Code > TITLE 5. COMMUNITY AFFAIRS > CHAPTER 28. NEW JERSEY STATE HOUSING CODE > SUBCHAPTER 2. LEAD HAZARD PREVENTION

APPENDIX 2-A

INTERIM CONTROLS

(New Jersey Requirements Added in Italics)

U.S. Department of Housing and Urban Development

24 CFR 35.1330, Interim controls

35.1330 Interim controls

Interim controls of lead-based paint hazards identified in a risk assessment shall be conducted in accordance with the provisions of this section. Interim control measures include paint stabilization of deteriorated paint, treatments for friction and impact surfaces where levels of lead dust are above the levels specified. (See N.J.A.C. 5:17-3.5, Lead hazards.) Interim controls may be performed in combination with, or be replaced by, abatement methods.

(a) General requirements

(1) Only those interim control methods identified as acceptable methods in a current risk assessment report shall be used to control identified hazards.

(2) Occupants of dwelling units where interim controls are being performed shall be protected during the course of the work in accordance with 35.1345. (See N.J.A.C. 5:28-2 Appendix 2-B, Occupant protection and worksite preparation.)

(3) Testing shall be performed at the conclusion of interim control activities in accordance with N.J.A.C. 5:17.

(4) A person performing interim controls must be trained in accordance with N.J.A.C. 5:28-2.1(g) (training).

(b) Paint stabilization

(1) Interim control treatments used to stabilize deteriorated lead-based paint shall be performed in accordance with the requirements of this section. Interim control treatments of intact, factory applied prime coatings on metal surfaces are not required. Finish coatings on such surfaces shall be treated by interim controls if those coatings contain lead-based paint.

(2) Any physical defect in the substrate of a painted surface or component that is causing deterioration of the surface or component shall be repaired before treating the surface or component. Examples of defective substrate conditions include dry rot, rust, moisture-related defects, crumbling plaster, and missing siding or other components that are not securely fastened.

(3) Before applying new paint, all loose paint and other loose material shall be removed from the surface to be treated. Acceptable methods for preparing the surface to be treated include wet scraping, wet sanding, and power sanding performed in conjunction with a HEPA filtered local exhaust attachment operated according to the manufacturer's instructions.

(4) Lead-safe work practices shall be performed in accordance with N.J.A.C. 5:28-2.1(i).

(5) Paint stabilization shall include the application of a new protective coating or paint. The surface substrate shall be dry and protected from future moisture damage before applying a new protective coating or paint. All protective coatings and paints shall be applied in accordance with the manufacturer's recommendations.

(c) Friction and impact surfaces

(1) Friction surfaces are required to be treated only if:

(i) Lead dust levels on the nearest horizontal surface underneath the friction surface (e.g., the window sill, window trough, or floor) are equal to or greater than the standards specified. (See N.J.A.C. 5:17-3.5, Lead hazards.)

(ii) There is evidence that the paint surface is subject to abrasion; and

(iii) Lead-based paint is known or presumed to be present on the friction surface.

(2) Impact surfaces are required to be treated only if:

(i) Paint on an impact surface is damaged or otherwise deteriorated;

(ii) The damaged paint is caused by impact from a related building component (such as a door knob that knocks into a wall, or a door that knocks against its door frame); and

(iii) Lead-based paint is known or presumed to be present on the impact surface.

(3) Examples of building components that may contain friction or impact surfaces include the following:

(i) Window systems;

(ii) Doors;

(iii) Stair treads and risers;

(iv) Baseboards;

(v) Drawers and cabinets; and

(vi) Porches, decks, interior floors, and any other painted surfaces that are abraded, rubbed, or impacted.

(4) Interim control treatments for friction surfaces shall eliminate friction points or treat the friction surface so that paint is not subject to abrasion. Examples of acceptable treatments include rehanging and/or planing doors so that the door does not rub against the door frame, and installing window channel guides that reduce or eliminate abrasion of painted surfaces. Paint on stair treads and floors shall be protected with a durable cover or coating that will prevent abrasion of the painted surfaces. Examples of acceptable materials include carpeting, tile, and sheet flooring.

(5) Interim control treatments for impact surfaces shall protect the paint from impact. Examples of acceptable treatments include treatments that eliminate impact with the paint surface, such as a door stop to prevent a door from striking a wall or baseboard.

(6) Interim control for impact or friction surfaces does not include covering such a surface with a coating or other treatment, such as painting over the surface, that does not protect lead-based paint from impact or abrasion.

(d) Chewable surfaces

(1) Chewable surfaces are required to be treated only if there is evidence that a child of less than 6 years of age has chewed on the painted surface, and lead-based paint is known or presumed to be present on the surface.

(2) Interim control treatments for chewable surfaces shall make the lead-based paint inaccessible for chewing by children of less than 6 years of age. Examples include enclosures or coatings that cannot be penetrated by the teeth of such children.

(e) Dust-lead hazard control

(1) Interim control treatments used to control dust-lead hazards shall be performed in accordance with the requirements of this section. Additional information on dust removal is found in the Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing, particularly Chapter 11.

(2) Dust control shall involve a thorough cleaning of all horizontal surfaces, such as interior window sills, window troughs, floors, and stairs, but excluding ceilings. All horizontal surfaces, such as floors, stairs, window sills and window troughs, that are rough, pitted, or porous shall be covered with a smooth, cleanable covering or coating, such as metal coil stock, plastic, polyurethane, or linoleum.

(3) If a carpet is to remain, wipe samples shall be collected from the carpeted surfaces. For test results that indicate lead levels above the clearance levels specified in *N.J.A.C. 5:17*, the carpet shall be removed.

(f) Bare soil shall be treated in accordance with *N.J.A.C. 5:28-2.1(j)*.

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N.J.A.C. 5:28-2 APPENDIX 2-B

This file includes all Regulations adopted and published through the New Jersey Register, Vol. 56 No. 14, July 15, 2024

NJ - New Jersey Administrative Code > TITLE 5. COMMUNITY AFFAIRS > CHAPTER 28. NEW JERSEY STATE HOUSING CODE > SUBCHAPTER 2. LEAD HAZARD PREVENTION

APPENDIX 2-B

OCCUPANT PROTECTION AND WORKSITE PREPARATION

(New Jersey Requirements Added in Italics)

U.S. Department of Housing and Urban Development

24 CFR 35.1345, Occupant protection and worksite preparation

24 CFR 35.1345 Occupant protection and worksite preparation

This section establishes procedures for protecting dwelling unit occupants and the environment from contamination from lead-contaminated or lead-containing materials during hazard reduction activities.

(a) Occupant protection

(1) Occupants shall not be permitted to enter the worksite during hazard reduction activities until after hazard reduction work has been completed and clearance, if required, has been achieved.

(2) Occupants shall be temporarily relocated before and during hazard reduction activities to a suitable, decent, safe, and similarly accessible dwelling unit that does not have lead-based paint hazards, except if:

(i) Treatment will not disturb lead-based paint, dust-lead hazards or soil-lead hazards;

(ii) Only the exterior of the dwelling unit is treated, and windows, doors, ventilation intakes and other openings in or near the worksite are sealed during hazard control work and cleaned afterward, and entry free of dust-lead hazards, soil-lead hazards, and debris is provided;

(iii) Treatment of the interior will be completed within one period of eight daytime hours, the worksite is contained so as to prevent the release of leaded dust and debris into other areas, and treatment does not create other safety, health or environmental hazards (e.g., exposed live electrical wiring, release of toxic fumes, or on-site disposal of hazardous waste); or

(iv) Treatment of the interior entails work such that, at the conclusion of each workday, the worksite can be contained and cleaned to remove any visible dust or debris, and safe access to the bathroom and sleeping areas can be provided.

(3) The dwelling unit and the worksite shall be secured against unauthorized entry, and occupants' belongings protected from contamination by dust-lead hazards and debris during hazard reduction activities. Occupants' belongings in the containment area shall be relocated to a safe and secure area outside the containment area, or covered with an impermeable covering with all seams and edges taped or otherwise sealed.

(b) Worksite preparation

APPENDIX 2-B

(1) The worksite shall be prepared to prevent the release of leaded dust, and contain lead-based paint chips and other debris from hazard reduction activities within the worksite until they can be safely removed. Practices that minimize the spread of leaded dust, paint chips, soil and debris shall be used during worksite preparation.

(2) A warning sign shall be posted at each entry to a room where hazard reduction activities are conducted when occupants are present; or at each main and secondary entryway to a building from which occupants have been relocated; or, for an exterior hazard reduction activity, where it is easily read 20 feet (6 meters) from the edge of the hazard reduction activity worksite. Each warning sign shall be provided in the occupants' primary language, to the extent practicable.

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NEW JERSEY STATE HOUSING CODE

1980 Revision

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF HOUSING
CN 800
TRENTON, NEW JERSEY 08625

NEW JERSEY STATE HOUSING CODE
1980 Revision

INTRODUCTION

The original New Jersey State Housing Code was drafted by an inter-departmental committee which began work in early 1960. The code was filed with the Secretary of State on January 31, 1962 and was thereafter available for adoption by reference by all municipalities in the State, pursuant to N.J.S.A. 40:49-5.1 et seq.

The State Housing Code was intended to provide minimum standards applicable to dwellings of all sizes in all municipalities. It has proved to be a valuable tool in safeguarding and upgrading the existing housing stock in the State and, with respect to hotels and multiple dwellings, it has enabled municipalities to supplement the work of the Bureau of Housing Inspection under the Hotel and Multiple Dwelling Law (N.J.S.A. 55:13A-1 et seq.). The scope of the multi-family housing problem is such that the strongest possible enforcement is needed on both the State and local levels. Since there is no State enforcement with respect to one- and two-unit dwellings, local enforcement there is all the more important.

A slightly modified version of the State Housing Code was filed with the Secretary of State on July 25, 1966 in response to P.L. 1966, C.168 (N.J.S.A. 2A:42-74 et seq.), which required the then-existing bureau of Housing in the Department of Conservation and Economic Development to promulgate a State Housing Code to be effective in municipalities adopting ordinances under the statute.

Nearly two decades have passed since the State Housing Code was drafted. While most of the original Code is still adequate as a basic housing code, the Division of Housing has found that certain changes are necessary in order to avoid conflict with the Uniform Construction Code and the Regulations for the Maintenance of Hotel and Multiple Dwellings. Accordingly, the "New Jersey State Housing Code (1980 Revision)", has been filed with the Secretary of State and is now available for adoption by ordinance. Note that the revised Code does not automatically supersede the 1962 or 1966 Code in any municipality in which either of these is now in effect. Rather, a new adopting ordinance is needed.

The Division of Housing stands ready to provide whatever technical assistance may be required by municipalities wishing to adopt the revised Code.

Department of Community Affairs
Joseph A. LeFante, *Commissioner*

Division of Housing
Philip B. Caton, *Director*

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NEW JERSEY STATE HOUSING CODE
(1980 Revision)

Section 1
SCOPE

The provisions of this Code shall constitute the standards to guide the Public Officer or his agents in determining the fitness of a building for human habitation, use, or occupancy.

Section 2
DEFINITIONS

The words, terms or phrases listed below for the purpose of this Code shall be defined and interpreted as follows:

2.1 "Administrative Authority" shall mean the department, branch or agency of this municipality which is authorized by the adopting ordinance to administer the provisions of this Code.

2.2 "Building" shall mean any building or structure, or part thereof, used for human habitation, use, or occupancy and includes any accessory buildings and appurtenance belonging thereto or usually enjoyed therewith.

2.3 "Dwelling" shall mean a building or structure or part thereof containing one or more dwelling units or lodging units.

2.4 "Dwelling Unit" shall mean any room or group of rooms or any part thereof located within a building and forming a single habitable unit with facilities which are used, or designed to be used for living, sleeping, cooking, and eating.

2.5 "Garbage" shall mean the animal and vegetable and other organic waste resulting from the handling, preparation, cooking and consumption of food.

2.6 "Habitable Room" shall mean a room or enclosed floor space within a dwelling unit used or designed to be used for living, sleeping, cooking, or eating purposes, excluding bathrooms, water closet compartments, laundries, pantries, foyers or communicating corridors, closets, and storage spaces.

2.7 "Infestations" shall mean the presence, within or around a building, of any insects, rodents, or other pests.

2.8 "Local Health Agency" shall mean any county, regional, municipal or other governmental agency organized for the purpose of providing health services, administered by a full-time health officer and conducting a public health program pursuant to law.

2.9 "Lodging House" shall mean any building, or that part of any building containing one or more lodging units, each of which is rented by one or more persons not related to the owner.

2.10 "Lodging Unit" shall mean a rented room or group of rooms, containing no cooking facilities, used for living purposes by a separate family or group of persons living together or by a person living alone, within a building.

2.11 "Occupant" shall mean any person or persons in actual possession of, and living in the building or dwelling unit, including the owner.

2.12 "Owner" shall mean any person properly authorized to exercise powers of, or for an owner of property for purposes of its purchase, sale, use, occupancy, or maintenance.

2.13 "Person" shall be given the same meaning as defined in R.S. 1:1-2 of the Revised Statutes of New Jersey.

2.14 "Plumbing Fixtures" shall mean and include all installed receptacles or devices which are supplied with water or which receive or discharge liquid waste or sewage into the drainage system with which they are directly or indirectly connected.

2.15 "Public Officer" shall mean the officer or officers who are authorized by the adopting Ordinance to exercise powers prescribed by this Code.

2.16 "Rubbish" shall mean and include all combustible and noncombustible waste material, except garbage.

2.17 "Utilities" shall mean and include electric, gas, heating, water and sewerage services, and equipment therefor.

Section 3
WATER SUPPLY

3.1 Every dwelling unit and lodging house shall be provided with a safe supply of potable water meeting the standards as set forth in the New Jersey Safe Drinking Water Act regulations (N.J.A.C. 7:10-1 et seq.) published by the New Jersey Department of Environmental Protection.

3.2 The source of such water supply shall be approved by the New Jersey Department of Environmental Protection and/or the local health agency.

3.3 The minimum rate of flow of hot or cold water issuing from a faucet or fixture shall be not less than one gallon per minute.

Section 4
FACILITIES

4.1 Every dwelling unit shall contain a kitchen sink of nonabsorbent impervious material, at least one flush type water closet, a lavatory, and a bathtub or shower, available only for the use of the occupants of that dwelling unit.

4.2 Every lodging house shall be provided with a minimum of one flush type water closet, lavatory, and a bathtub or shower for every eight persons or part thereof.

4.3 Every water closet, lavatory, and bathtub or shower for each dwelling unit or lodging house shall be accessible from within the building without passing through any part of any other dwelling unit or lodging unit and in a lodging house shall be located no farther than one floor above or below the lodging units served. Such water closet, lavatory and bathtub or shower shall be contained in a room or rooms which are separated from all other rooms by walls, doors, or partitions that afford privacy.

4.4 Every plumbing fixture shall be connected to water and sewer systems approved by the New Jersey Department of Environmental Protection and/or the local health agency, and shall be maintained in good working condition.

4.5 Every kitchen sink, lavatory, and bathtub or shower required by this Code shall be connected to both hot and cold water lines.

4.6 Every dwelling shall have water heating facilities which are installed and maintained in good and safe working condition, connected with the hot water lines required under the provisions of subsection 4.5 of this Code, and capable of delivering water at a minimum temperature of not less than 120 degrees Fahrenheit and at a maximum temperature of not more than 160 degrees Fahrenheit at all times in accordance with anticipated need .

Section 5
GARBAGE AND RUBBISH STORAGE

5.1 Garbage or other organic waste shall be stored in watertight receptacles of metal or other approved material. Such receptacles shall be provided with tight-fitting covers. At least one approved type garbage receptacle shall be provided for each dwelling unit, in accordance with subsection 12.9 of this Code.

5.2 Rubbish shall be stored in receptacles of metal or other approved material. At least one rubbish receptacle shall be provided for each dwelling unit, in accordance with subsection 12.9 of this Code.

Section 6
LIGHTING

6.1 Every habitable room shall have at least one window or skylight facing directly to the outdoors. The minimum total window or skylight area measured between stops, for every habitable room shall be 8 percent of the floor area of such room. Whenever walls or other portions of structures face a window of any habitable room and are located less than 3 feet from the window and extend to a level above that of the ceiling of the room, such a window shall not be included in calculating the required minimum total window area.

6.2 Every dwelling shall be provided with electric service.

6.3 Every habitable room shall contain at least two separate wall type electric convenience outlets, or one such convenience outlet and one ceiling or wall type electric light fixture. Every such outlet and fixture shall be maintained in good and safe condition, and shall be connected to the source of electric power. No temporary wiring shall be used except extension cords which run directly from portable electrical fixtures to convenience outlets, and which do not lie under rugs or other floor coverings, nor extend through doorways, transoms, or other openings through structural elements.

6.4 Every portion of each staircase, hall, cellar, basement, landing, furnace room, utility room, and all similar non-habitable space located in a dwelling shall have either natural or artificial light available at all times, with an illumination of at least two lumens per square foot (2 foot-candles) in the darkest portions.

6.5 Every portion of any interior or exterior passageway or staircase common to two or more families in a dwelling shall be illuminated naturally or artificially at all times with an illumination of at least two lumens per square foot (2 foot-candles) in the darkest portion of the normally traveled stairs and passageways. In dwellings comprising two dwelling units such illumination shall not be required at all times if separate switches, convenient and readily accessible to each dwelling unit, are provided for the control of such artificial light by the occupants thereof.

6.6 Every bathroom and water closet compartment shall have either natural or artificial light available at all times, with an illumination of at least three lumens per square foot (3 foot-candles). Such light shall be measured 36 inches from the floor at the center of the room. Artificial lighting shall be controlled by a wall switch so located as to avoid danger of electrical hazards.

Section 7
VENTILATION

7.1 Means of ventilation shall be provided for every habitable room. Such ventilation may be provided either by an easily operable window or skylight having an openable area of at least fifty percent of the minimum window area or minimum skylight area as required in subsection 6.1 of this Code, or by other means acceptable to the Administrative Authority which will provide at least two air changes per hour.

7.2 Means of ventilation shall be provided for every bathroom or water closet compartment. Such ventilation may be provided either by an easily operable window or skylight having an openable area of at least fifty percent of the minimum window area or minimum skylight area as required in subsection 6.1 of this Code, or by other means acceptable to the Administrative Authority which will provide at least six air changes per hour.

Section 8
HEATING EQUIPMENT

8.1 Every dwelling shall have heating facilities which are properly installed, maintained in good and safe working condition, and are capable of safely and adequately heating all habitable rooms, bathrooms, and water closet compartments located therein to a temperature of at least 68 degrees Fahrenheit when the outside temperature is zero degrees Fahrenheit. The temperature shall be read at a height of three feet above floor level at the center of the room.

8.2 Every space heater, except electrical, shall be properly vented to a chimney or duct leading to outdoors. Unvented portable space heaters, burning solid, liquid, or gaseous fuels, shall be prohibited.

Section 9
EGRESS

9.1 Every dwelling, dwelling unit, or lodging unit shall have safe and unobstructed means of egress. Such means of egress shall not be through any other dwelling unit or part thereof and shall lead to a safe and open space at ground level accessible to a street.

9.2 A room used for sleeping purposes under the provisions of subsection 11.4 of this Code shall be provided with a safe and unobstructed means of egress leading directly to an outside area accessible to a street.

9.3 There shall be not fewer than two independent exits remote from each other from every floor of a building greater than two stories in height having more than two dwelling and/or lodging units.

Section 10
MAINTENANCE

10.1 Every foundation, floor, wall, ceiling, door, window, roof, or other part of a building shall be kept in good repair and capable of the use intended by its design, and any exterior part or parts thereof subject to corrosion or deterioration shall be kept well painted.

10.2 Every inside and outside stairway, every porch, and every appurtenance thereto shall be so constructed as to be safe to use and capable of supporting the load that normal use may cause to be placed thereon, and shall be kept in sound condition and good repair. Every stairway having three or more steps shall be properly banistered and safely balustraded.

10.3 Every porch, balcony, roof, and/or similar place higher than thirty inches above the ground, used for egress or for use by occupants shall be provided with adequate railings or parapets. Such protective railings or parapets shall be properly balustraded and be not less than three feet in height.

10.4 Every roof, wall, window, exterior door, and hatchway shall be free from holes or leaks that would permit the entrance of water within a dwelling or be a cause of dampness.

10.5 Every foundation, floor, and wall of a dwelling shall be free from chronic dampness.

10.6 Every dwelling shall be free from rodents, vermin and insects. Rodent or vermin extermination and rodent proofing and vermin proofing may be required by the local health agency. Rodent and vermin extermination shall be carried out in accordance with subsection 12.11 of this Code. Every openable window, exterior door, skylight, and other opening to the outdoors shall be supplied with properly fitting screens in good repair from May 1st until October 1st of each year. Such screens shall have a mesh of not less than No. 16.

10.7 Every building, dwelling, dwelling unit and all other areas of the premises shall be clean and free from garbage or subbish and hazards to safety. Lawns, hedges and bushes shall be kept trimmed and shall not be permitted to become overgrown and unsightly. Fences shall be kept in good repair.

10.8 The Public Officer may order the owner to clean, repair, paint, whitewash, or paper such walls or ceilings, when a wall or ceiling within a dwelling has deteriorated so as to provide a harborage for rodents or vermin, or when such a wall or ceiling has become stained or soiled, or the plaster, wallboard, or other covering has become loose or badly cracked or missing. Nothing in this subsection shall be so construed as to place upon the nonresident owner responsibilities for cleanliness contained in subsection 12.6 of this Code.

10.9 Every water closet compartment floor and bathroom floor shall be so constructed and maintained as to be reasonably impervious to water so as to permit such floor to be kept in a clean condition.

Section 11
USE AND OCCUPANCY OF SPACE

11.1 Every dwelling unit shall contain at least 150 square feet of floor space for the first occupant thereof and at least 100 additional square feet of floor space for every additional occupant thereof, the floor space to be calculated on the basis of total habitable room area.

11.2 Every room occupied for sleeping purposes by one occupant shall contain at least 70 square feet of floor space, and every room occupied for sleeping purposes by more than one occupant shall contain at least 50 square feet of floor space for each occupant thereof.

11.3 At least one-half of the floor area of every habitable room shall have a ceiling height of at least 7 feet. The floor area of that part of any room where the ceiling is less than 5 feet shall not be considered as part of the floor area in computing the total floor area if the room for the purpose of determining the maximum permissible occupancy thereof.

11.4 A room located in whole or in part below the level of the ground may be used for sleeping provided that the walls and floor thereof in contact with the earth have been damp-proofed in accordance with a method approved by the Administrative Authority; and provided that all requirements otherwise applicable to habitable rooms generally are satisfied.

Section 12
RESPONSIBILITIES OF OWNERS AND OCCUPANTS

12.1 No owner or occupant shall cause any services, facilities, equipment, or utilities which are required under this Code to be removed from, shut off, or discontinued in any occupied dwelling let or occupied by him, except for such temporary interruption as may be necessary while actual repairs or alterations are in process or during temporary emergencies when discontinuance of service is authorized by the Public Officer. In the event that any service or utility which the owner has agreed to supply is discontinued, the owner shall take immediate steps to cause the restoration of such service or utility.

12.2 The owner of a dwelling located in an area found by the Public Officer to be infested by rats, insects, or other vermin shall carry out such rat stoppage, vermin proofing, or other means of preventing infestations of said dwellings as may be required by the local health agency.

12.3 No owner shall occupy or let to an occupant any vacant dwelling unit or lodging unit unless it is clean and sanitary.

12.4 Every owner of a dwelling containing two or more dwelling units or lodging units shall be responsible for maintaining in a clean and sanitary condition the common areas of the dwellings and premises thereof.

12.5 It shall be the responsibility of the owner, unless otherwise provided for under lease agreement, to provide for the orderly maintenance of the premises. The storage of objects or materials not covered in subsections 12.7 and 12.8 of this Code, or not otherwise prohibited by municipal ordinance shall be done in an orderly manner so as to not constitute a health, safety, or fire hazard.

12.6 Every occupant of a dwelling shall keep in a clean and sanitary condition that part of the dwelling which he occupies and controls.

12.7 Every occupant of a dwelling unit shall dispose of all his garbage and any other organic waste which might provide food for rodents, by placing it in the garbage disposal facilities or garbage storage receptacles required by subsection 5.1 of this Code.

12.8 Every occupant of a dwelling unit shall dispose of all his rubbish in a clean sanitary manner by placing it in the rubbish containers required by subsection 5.2 of this Code.

12.9 In dwellings containing no more than three dwelling units, it shall be the responsibility of the occupant of each dwelling unit to furnish the receptacles outside the dwelling unit as are needed for the storage of garbage and rubbish until removal from the premises. In lodging houses, and in dwellings containing four or more dwelling units, it shall be the responsibility of the owner to furnish such receptacles outside the lodging units or dwelling units as are needed for the storage of garbage and rubbish until removal from the premises.

12.10 Every occupant of a dwelling unit in a dwelling containing no more than three dwelling units shall be responsible, unless provided for otherwise under a lease agreement, for the periodic removal of all garbage and rubbish from the premises each week in accordance with such regulations of this Municipality for the collection of garbage and rubbish.

12.11 Every occupant of a dwelling comprising a single dwelling unit shall be responsible for the extermination of any insects, rodents or other pests therein or on the premises; and every occupant of a dwelling unit in a dwelling containing more than one dwelling unit shall be responsible for such extermination whenever his dwelling unit is the only one infested. Notwithstanding the foregoing provisions of this subsection, whenever infestation is caused by failure of the owner to maintain a dwelling in a rat-proof or reasonable insect-proof condition, extermination shall be the responsibility of the owner. Whenever infestation exists in two or more of the dwelling units in any dwelling or in the common parts of any dwelling containing two or more dwelling units, extermination thereof shall be the responsibility of the owner.

12.12 Every occupant of a dwelling unit shall keep all plumbing fixtures therein in a clean and sanitary condition and shall be responsible for the exercise of reasonable care in the proper use and operation thereof.

12.13 In dwellings containing two or more dwelling units having a common source of heat for domestic hot water, it shall be the responsibility of the owner to make provision for the proper operation of such facilities at all times.

12.14 Every owner of a dwelling, who permits to be occupied any dwelling unit or lodging unit therein under any agreement, expressed or implied, to supply or furnish heat to the occupants thereof, shall supply heat adequate to maintain therein a minimum inside temperature in all habitable rooms, bathrooms, and water closet compartments of 68 degrees Fahrenheit between the hours of 6:00 a.m. and 11:00 p.m., and 65 degrees Fahrenheit between the hours of 11:00 p.m. and 6:00 a.m., from October 1 of each year to the next succeeding May 1.

12.15 In the absence of a contract or agreement to the contrary, an owner shall be obliged to provide heat whenever heating facilities are under the control of the owner or whenever two or more dwelling units or lodging units are heated by a common facility.

12.16 The owner shall be responsible for compliance with all provisions of this Code not specified as the responsibility of occupants.

Section 13
CONFLICT OF ORDINANCES

Nothing in this Code shall be construed to abrogate or impair the powers of any department of this Municipality or any agency of the State of New Jersey to enforce any provisions of its charter or its Ordinances, Codes, regulations or statutory provisions or to prevent or punish violation thereof.

AMPLE ORDINANCE NO. 1
New Jersey State Housing Code

AN Ordinance relating to repair, closing and demolition of dwellings located in the_____ of_____ which are unfit for human habitation adopted pursuant to the provisions of the Statutes of New Jersey, as embodied in N.J.S.A. 40:48-2.3, authorizing the inspection of dwellings and accepting and adopting the "New Jersey State Housing Code (1980 Revision)," as standards for use in determining the fitness of a building for human habitation or occupancy or use.

The _____ of the _____ of _____ do ordain that:

1. The _____ of the _____ of _____ be and he is hereby designated as the officer to exercise the powers prescribed by the within ordinance, and he shall serve in such capacity without any additional salary.

2. For the purpose of the within ordinance the _____ may determine that a dwelling is unfit for human habitation if he finds that conditions exist in such dwelling which are dangerous or injurious to the health or safety of the occupants of such dwelling, the occupants of neighboring dwellings or other residents of the _____ of _____. Such conditions may include the following (without limiting the generality of the foregoing): defects therein increasing the hazards of fire, accident, or other calamities; lack of adequate ventilation, light, or sanitary facilities; dilapidation; disrepair, structural defects or uncleanliness.

3. Pursuant to the provisions of Chapter 21, P.L. 1946 (N.J.S.A. 40:49-5.1 et seq.) the "New Jersey State Housing Code (1980 Revision)," as approved by the Department of Community Affairs and filed in the Secretary of State's office is hereby accepted, adopted and established as a standard to be used as a guide in determining the fitness of a building for human habitation or occupancy or use. A copy of the "New Jersey State Housing Code (1980 Revision)," is annexed to this ordinance and three copies of the same have been placed on file in the office of the _____ clerk and are available to all persons desiring to use and examine the same.

4. Whenever a petition is filed with the _____ by a public authority as defined in N.J.S.A. 40:48-2.4, or by at least five residents of the municipality charging that any dwelling is unfit for human habitation as herein defined, or whenever it appears to the _____ (on his own motion) that any dwelling is unfit for human habitation, as herein defined, he shall, if his preliminary investigation discloses a basis for such charges, issue and cause to be served upon the owner of and parties in interest in such dwelling a complaint stating the charges in that

respect and containing a notice that a hearing will be held before the _____ (or his designated agent) at a place therein fixed not less than ten days nor more than thirty days after the serving of said complaint; that the owner and parties in interest shall be given the right to file an answer to the complaint and to appear in person, or otherwise, and give testimony at the time and place fixed in the complaints; and that the rules of evidence prevailing in courts of law or equity shall not be controlling in hearings before the_____.

5. If, after such notice and hearing, the_____ determines that the dwelling under consideration is unfit for human habitation, as herein defined, he shall state in writing his findings of fact in support of such determination and shall issue and cause to be served upon the owner thereof and parties in interest an order requiring:

a. The repair, alteration or improvement of the said building to be made by the owner, within a reasonable time, which time shall be set forth in the order or at the option of the owner to vacate or to have said building vacated and closed within the time set forth in the order; and

b. If the building is in such a condition as to make it dangerous to the health and safety of persons on or near the premises and the owner fails to repair, alter or improve the said building within the time specified in the order, that the owner remove or demolish the said building within a reasonable time as specified in the said order of removal.

c. That, if the owner fails to comply with an order to repair, alter or improve or, at the option of the owner, to vacate and close the building, the_____ may cause such building to be repaired, altered or improved, or to be vacated and closed; that the_____ may cause to be posted on the main entrance of any building so closed, a placard with the following words: "This building is unfit for human habitation or occupancy or use; the use or occupation of this building is prohibited and unlawful."

d. That, if the owner fails to comply with an order to remove or demolish the building, the_____ may cause such building to be removed or demolished or may contract for the removal or demolition thereof after advertisement for, and receipt of, bids therefor.

e. That the amount of

1. The cost of the filing of legal papers, expert witnesses' fees, search fees and advertising charges, incurred in the course of any proceeding taken under this ordinance determined in favor of the municipality, and

2. The cost of such repairs, alterations or improvements, or vacating and closing, or removal or demolition, if any, or the amount of the balance thereof remaining after deduction of the sum, if any,

realized from the sale of materials derived from such building or from any contract for removal or demolition thereof, shall be a municipal lien against the real property upon which such cost was incurred. If the building is removed or demolished by the _____, he shall sell the materials of such building. There shall be credited against the cost of the removal or demolition thereof, the proceeds of any sale of such materials or any sum derived from any contract for the removal or demolition of the building. If there are no such credits or if the sum total of such costs exceeds the total of such credits, a detailed statement of the aforesaid costs and the amount so due shall be filed with the municipal tax assessor or other custodian of the records of tax liens and a copy thereof shall be forthwith forwarded to the owner by certified mail. If the total of the credits exceed such costs, the balance remaining shall be deposited in the Superior Court by the _____, shall be secured in such manner as may be directed by such court and shall be disbursed according to the order or judgment of the court to the persons found to be entitled thereto by final order or judgment of such court; provided, however, that nothing in this section shall be construed to impair or limit in any way the power of the municipality to define and declare nuisances and to cause their removal or abatement, by summary proceedings or otherwise. Any owner or party in interest may, within 60 days from the date of the filing of the lien certificate, proceed in a summary manner in the Superior Court to contest the reasonableness of the amount or the accuracy of the costs set forth in the municipal lien certificate.

6. Complaints or orders issued by the _____ pursuant to this ordinance, shall be served upon persons either personally or by certified mail, but if the whereabouts of such persons is unknown and the same cannot be ascertained by said _____ in the exercise of reasonable diligence, and the said _____ shall make an affidavit to that effect, then the serving of such complaint or order upon such persons may be made by publishing the same once each week for two successive weeks in a newspaper circulating in the _____ of _____. A copy of such complaint or order shall be posted in a conspicuous place on the premises affected by the complaint or order, and a copy of such complaint or order shall be duly recorded or lodged for record with the county recording officer of the county in which the dwelling is located.

7. The _____ is hereby authorized and empowered to exercise such powers as may be necessary or convenient to carry out and effectuate the purposes and provisions of this ordinance, including the following in addition to others herein granted; (a) to investigate the dwelling conditions in the _____ of _____ in order to determine which dwellings therein are unfit for human habitation;

(b) to administer oaths, affirmations, examine witnesses and receive evidence; (c) to enter upon premises for the purpose of making examination, provided, that such entries shall be made in such manner as to cause the least possible inconvenience to the persons in possession; (d) to appoint and fix the duties of such officers, agents and employees as he deems necessary to carry out the purposes of this ordinance; and (e) to delegate any of his functions and powers under this ordinance to such officers and agents as he may designate.

8. Nothing in this ordinance shall be construed to abrogate or impair the power of the municipality or any officer or department to enforce any provisions of its charter, or its ordinances or regulations, nor to prevent or punish violations thereof; and the powers conferred by this ordinance shall be in addition and supplemental to the powers conferred upon the city by any other law or ordinance.

9. If any clause, sentence, subdivision, paragraph, section or part of this ordinance be adjudged by any court of competent jurisdiction to be invalid, such judgment shall not effect, impair or invalidate the remainder thereof, but shall be confined in its operation to the clause, sentence, subdivision, paragraph, section, or part thereof, directly involved in the controversy in which said judgment shall have been rendered.

SAMPLE ORDINANCE NO. 2
New Jersey State Housing Code

AN Ordinance accepting and adopting the "New Jersey State Housing Code (1980 Revision)," as a standard governing supplied facilities and other physical things and conditions essential to making dwellings safe, sanitary and fit for human habitation and governing the condition of dwellings, authorizing inspection of dwellings and fixing penalties for violations.

The _____ of the _____ of _____ do ordain that:

1. The _____ of the _____ of _____ be and he is hereby designated as the officer to exercise the powers prescribed by the within ordinance, and he shall serve in such capacity without any additional salary.

2. Pursuant to the provisions of Chapter 21, P.L. 1946 (N.J.S.A. 40:49-5.1 et seq.) the "New Jersey State Housing Code (1980 Revision)," as approved by the Department of Community Affairs and filed in the Secretary of State's Office is hereby accepted, adopted and established as a standard to be used as a guide in determining whether dwellings in this municipality are safe, sanitary and fit for human habitation and rental. A copy of the "New Jersey State Housing Code (1980 Revision)," is annexed to this ordinance and three copies of the same have been placed on file in the office of the _____ clerk and are available to all persons desiring to use and examine the same.

3. The _____ is hereby authorized and directed to make inspections to determine the condition of dwellings, dwelling units, rooming units, and premises located within the _____ of _____ in order that he may perform his duty of safeguarding the health and safety of the occupants of dwellings and of the general public. For the purpose of making such inspections the _____ is hereby authorized to enter, examine and survey at all reasonable times all dwellings, dwelling units, rooming units, and premises. The owner or occupant of every dwelling, dwelling units, and rooming unit, or the person in charge thereof, shall give the _____ free access to such dwelling, dwelling unit or rooming unit and its premises at all reasonable times for the purpose of such inspection, examination and survey. Every occupant of a dwelling or dwelling unit shall give the owner thereof, or his agent or employee, access to any part of such dwelling or dwelling unit, or its premises, at all reasonable times for the purpose of making such repairs or alterations as are necessary to effect compliance with the provisions of this ordinance or with any lawful rule or regulation adopted or any lawful order issued pursuant to the provisions of this ordinance.

4. Whenever the_____ determines that there are reasonable grounds to believe that there has been a violation of any provision of this ordinance, or of any rule or regulation adopted pursuant thereto, he shall give notice of such alleged violation to the person or persons responsible therefor as hereinafter provided. Such notice shall (a) be put in writing; (b) include a statement of the reasons why it is being issued; (c) allow a reasonable time for the performance of any act it requires; and (d) be served upon the owner or his agent, or the occupant, as the case may require; provided that such notice shall be deemed to be properly served upon such owner or agent, or upon such occupant, if a copy thereof is served upon him personally; or if a copy thereof is sent by certified mail to his last known address; or if a copy thereof is posted in a conspicuous place in or about the dwelling affected by the notice; or if he is served with such notice by any other method authorized or required under the laws of this state. Such notice may contain an outline of remedial action which, if taken, will affect compliance with the provisions of this ordinance and with rules and regulations adopted pursuant thereto.

Any person affected by any notice which has been issued in connection with the enforcement of any provision of this ordinance, or of any rule or regulation adopted pursuant thereto, may request and shall be granted a hearing on the matter before the_____, provided such person shall file in the office of the_____ a written petition requesting such hearing and setting forth a brief statement of the grounds therefor within ten days after the day the notice was served. Upon receipt of such petition the_____ shall set a time and place for such hearing and shall give the petitioner written notice thereof. At such hearing the petitioner shall be given an opportunity to be heard and to show why such notice should be modified or withdrawn. The hearing shall be commenced not later than ten days after the day on which the petition was filed; provided that upon application of the petitioner the_____ may postpone the date of the hearing for a reasonable time beyond such 10-day period, if in his judgment the petitioner has submitted a good and sufficient reason for such postponement. After such hearing the_____ shall sustain, modify, or withdraw the notice, depending upon his findings as to whether the provisions of this ordinance and of the rules and regulations adopted pursuant thereto have been complied with. If the_____ sustains or modified such notice, it shall be deemed to be an order. Any notice served pursuant to this ordinance shall automatically become an order if a written petition for a hearing is not filed in the office of the _____ within ten days after such notice is served. The proceedings at such hearing, including the findings and decision of the _____ shall be summarized, reduced to writing, and entered as a matter of public record in the office of the _____. Such record shall also include a copy of every notice or order issued in

connection with the matter. Any person aggrieved by the decision of the _____ may seek relief therefrom in any court of competent jurisdiction, as provided by the laws of this state. Whenever the _____ finds that an emergency exists which requires immediate action to protect the public health, or safety, he may, without notice or hearing, issue an order reciting the existence of such an emergency and requiring that such action be taken as he deems necessary to meet the emergency. Notwithstanding the other provisions of this ordinance, such order shall be effective immediately. Any person to whom such order is directed shall comply therewith immediately, but upon petition to the _____ shall be afforded a hearing as soon as possible. After such hearing, depending upon his findings as to whether the provisions of this ordinance and of the rules and regulations adopted pursuant thereto have been complied with, the _____ shall continue such order in effect, or modify it, or revoke it.

5. The _____ is hereby authorized and empowered to make and adopt such written rules and regulations as he may deem necessary for the proper enforcement of the provisions of this ordinance, provided, however, that such rules and regulations shall not be in conflict with the provisions of this ordinance, nor in anywise alter, amend, or supersede any of the provisions thereof. The _____ shall file a certified copy of all rules and regulations which he may adopt in his office and in the office of the Clerk of the _____ of _____.

6. No person shall occupy as owner occupant or rent to another for occupancy any dwelling or dwelling unit for the purpose of living therein which does not conform the provisions of the "New Jersey State Housing Code (1980 Revision)," established hereby as the standard to be used in determining whether a dwelling is safe, sanitary and fit for human habitation.

7. Any person, firm or corporation who shall violate any of the provisions of this ordinance shall upon conviction, be punished by a fine of not to exceed Five Hundred Dollars ($500.00) or by imprisonment in the county jail for a period of not to exceed ninety (90) days or by both such fine and imprisonment, and each violation of any of the provisions of this ordinance and each day the same is violated shall be deemed and taken to be a separate and distinct offense.

8. All other ordinances and parts of ordinances in conflict or inconsistent with this ordinance are hereby repealed, but only to the extent of such conflict or inconsistency, and this ordinance shall be in full force and effect immediately upon its adoption and its publication, as provided by law.

9. Should any section, paragraph, sentence, clause or phrase of this ordinance be declared unconstitutional or invalid for any reason, the remaining portions of this ordinance shall not be affected thereby and shall remain in full force and effect, and to this end the provisions of this ordinance are hereby declared to be severable.

Ordinances 2nd Reading

FUENTES
10/14/2025

ORDINANCE AMENDING CHAPTER 26; BOARDS, COMMITTEES, COMMISSIONS AND COUNCILS ESTABLISHING RESIDENCY REQUIREMENTS FOR ALL APPOINTMENTS TO BOARDS, COMMITTEES, COMMISSIONS AND COUNCILS IN THE CITY OF CAMDEN

WHEREAS, the City Council of the City of Camden believes that it is important for members of Boards, Committees, Commissions and Councils established and functioning within the City, including those established in Chapters 7, 26 and 122 shall, to the extent allowed by law, be comprised of individuals who meet residency requirements; and

WHEREAS, the City Council of the City of Camden believes that such a residency requirement allows for the City of Camden and its residents, thereof, to be given due consideration when such Boards, Committees, Commissions and Councils, including those established in Chapters 7, 26 and 122 review and render decisions; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden, that Chapter 26 is hereby amended as follows:

ARTICLE XIV Residency Requirements for Boards, Committees, Commissions and Councils

§26-89 Definitions.

Residency – refers to the bona fide permanent home and domicile of a person within the City of Camden. It shall refer to the primary and principal residence of a person for legal purposes which can be established by driver's license, voter registration card, a lease, an income tax return, property tax bill, bank statement, utility bill or other form of appropriate identification.

§26-90 Residency Required for Appointment.

Unless otherwise specifically prohibited by law or as permitted by §26-93 herein, no person shall be appointed to serve on any Board, Committee, Commission and Council established and functioning within the City, including those established in Chapters 7, 26 and 122, who does not meet the residency definition as provided for herein.

§26-91 Residency Required During Term of Appointment.

If a person is appointed to a Board, Committee, Commission or Council but subsequently changes residency and no longer meets the residency definition as provided for herein, unless otherwise specifically prohibited by law or as permitted by §26-93 herein, such person shall no longer be eligible to serve on said Board, Committee, Commission and Council established and functioning within the City, including those established in Chapters 7, 26 and 122 and shall immediately resign or shall be removed from such Board, Committee, Commission or Council by resolution of the City Council of the City of Camden.

§26-92 Residency Requirement During Term of Current Appointment.

For any person who is currently serving on any Board, Committee, Commission and Council established and functioning within the City, including those established in Chapters 7, 26 and 122, who does not meet the residency definition as provided for herein, such person shall be eligible to complete his or her current term of office but shall not be eligible for re-appointment upon the expiration of said term of office due to his or her lack of residency in the City of Camden, unless otherwise specifically prohibited by law or as permitted by §26-93 herein.

§26-93 Residency Requirement May be Waived.

The City Council of the City of Camden may waive the residency requirement set forth herein in such circumstances where the City Council of the City of Camden has determined that a specialized need exists for an applicant, including but not limited to, education, certification(s), job-related experience or other meaningful experience of the person seeking to be member of a Board, Committee, Commission and Council established and functioning within the City, including those established in Chapters 7, 26 and 122.

BE IT FURTHER ORDAINED that that any portion of the Camden City Code not herein amended and supplemented shall remain in full force and effect.

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

BE IT FURTHER ORDAINED that if any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

BE IT FURTHER ORDAINED that this ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

BARCLAY
10/14/2025

ORDINANCE ESTABLISHING CHAPTER 284 OF THE CAMDEN CODE, PARENTAL RESPONSIBILITY FOR A MINOR CHILD, IN THE CITY OF CAMDEN

WHEREAS, there have been numerous instances where certain minor juveniles have ignored laws, including instances where such juveniles have exhibited aberrant behavior and conduct, including but not limited to, disrupting public places and events in various municipalities in New Jersey; and

WHEREAS, the aberrant behavior of such minor juveniles has led to the Camden County Police Department to expend increased resources seeking to address and remedy the aberrant behavior of certain minor juveniles in the City of Camden; and

WHEREAS, such aberrant behavior and conduct has also led to municipalities and private businesses incurring damage to property and other costs for such behavior and conduct; and

WHEREAS, the Administration and the City Council of the City of Camden have determined that it is in the best interests of public safety, health and welfare of the City that the parents, guardians or legal guardians of minor children involved in such aberrant behavior and conduct must play or continue to play a significant parental role of overseeing, discouraging and controlling such aberrant behavior and conduct of the minor child; and

WHEREAS, the Administration and the City Council of the City of Camden now seek to establish Chapter 284 of the Camden Code to ensure that parents, guardians or legal guardians of minor children involved in such aberrant behavior and conduct, under the circumstances as described herein, be held responsible and accountable for the aberrant behavior and conduct of their children; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden that Chapter 284 of the Camden Code is hereby established, as follows:

CHAPTER 284 Parental Responsibility for a Minor Child

§284-1 Definitions.

Minor — An individual who is under eighteen (18) years of age.

Parent or guardian means any natural parent, adoptive parent, resource family parent, stepparent, or any person, who has assumed responsibility for the care, custody, or control of a child or upon whom there is a legal duty for such care.

Legal guardian means a person who exercises continuing control over a child, including any specific right of control over an aspect of the child's upbringing, pursuant to a court order.

Offenses against the Public Health, Safety or Welfare means those offenses as defined, herein.

Parental supervision means the involvement of a parent or parents in his or her minor child's life, thereby ensuring the minor child's health, safety and appropriate development, and includes exercising control over a minor child, knowing his whereabouts, his associates, and the activities he is engaging in, which could adversely affect the public safety, health and welfare of the minor and the community, at large.

Public place means any place to which the public has access, including but not limited to a public street, road, thoroughfare, sidewalk, bridge, alley, plaza, park, recreation or shopping area, school and school grounds, community center, public transportation facility, vehicle used for public transportation, parking lot, public library or any other public building, structure or area.

§284-2 Offenses.

A. Offenses against the Public Health, Safety or Welfare are hereby defined to include:

1. Conduct defined as delinquency in N.J.S.A. 2A: 4A-23.
2. Any act or offense for which the juvenile could be prosecuted through a criminal action or proceeding, including those taking place in New Jersey Family Court or other New Jersey court with jurisdiction over the juvenile.
3. A violation of Title 2C, New Jersey Code of Criminal Justice.
4. Manufacturing, distributing, or possessing a controlled dangerous substance or controlled substance.
5. A violation of any City of Camden ordinance, including but not limited to Chapter 282; Curfew.
6. Knowingly visiting establishments, including but not limited to gambling places, which constitutes a violation of the City of Camden Code or New Jersey law.
7. Truancy.
8. Vehicle offenses including the provisions of Title 39, N.J.S.A. 39: 1-1 et seq. related to operating a motor vehicle but not including illegal parking violations.
9. Defacing or destroying public property or the property of another.

B. Offenses against the Public Health, Safety or Welfare shall be punishable as provided for in §284-6 and §284-7 of this Chapter, herein.

§284-3 Assisting or encouraging violations by a minor.

It shall be unlawful for any parent, guardian or legal guardian of a minor child under eighteen (18) years of age, by any act or other conduct, or through the lack of parental supervision, or lack of parental control over said minor, to assist, encourage, contribute toward, cause or tend to cause said minor child to violate an offense as provided for in §284-2 of this Chapter herein, within the City of Camden.

§284-4 Allowing or permitting violations by a minor.

It shall be unlawful for any parent, guardian or legal guardian of any minor child under eighteen (18) years of age, to allow or permit said minor to violate an offense as provided for in §284-2 of this Chapter herein, either by overt act, failing to act or by a lack of supervision and control over said minor child.

§284-5 Presumption of evidence.

The fact that a child under eighteen (18) years of age is apprehended while in or at any public place as defined herein, during curfew hours as provided for in Chapter 282, shall be prima facie evidence of a violation of this Chapter by the parent(s), guardian(s) or legal guardian(s) of the minor child.

§284-6 Violators.

When a minor under eighteen (18) years of age is apprehended in violation of an offense as provided for in §284-2 of this Chapter herein and has been brought before a Judge of New Jersey Family Court or other New Jersey Court with jurisdiction over the juvenile minor, and upon the Court's determination that the minor is guilty of an offense as provided for in §284-2 of this Chapter herein, the parent, guardian or legal guardian of said minor may be summoned before a Judge of the Municipal Court of the City of Camden and ordered to promptly provide appropriate supervision of the minor. For a second offense, a Judge of the Municipal Court of the City of Camden may once again order the parent, guardian or legal guardian of said minor to promptly provide appropriate supervision of the minor. A third and subsequent offense, by said parent, guardian or legal guardian of a minor child for failure to provide appropriate supervision, shall subject the parent, guardian or legal guardian to the penalties as provided for in §284-7 of this Chapter herein.

§284-7 Violations and penalties.

Any parent, guardian or legal guardian of a minor child violating the provisions of this Chapter shall, upon conviction for a third or subsequent offense, be subject to the penalties imposed in accordance with the provisions of section 1-15. In addition to or in lieu of a fine or imprisonment being imposed, a period of community service not exceeding 90 days may be imposed.

BE IT FURTHER ORDAINED that that any portion of the Camden City Code not herein amended and supplemented shall remain in full force and effect.

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

BE IT FURTHER ORDAINED that if any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

BE IT FURTHER ORDAINED that this ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

O-3

LEYBA-MARTINEZ
10/14/2025

ORDINANCE AMENDING CHAPTER 870 TO FURTHER LIMIT THE NUMBER OF "RETAIL SALE OF TOBACCO LICENSE" ESTABLISHMENTS IN THE CITY OF CAMDEN TO ONLY SIX SUCH ESTABLISHMENTS, CITY-WIDE, AND TO ESTABLISH REVISED FEES FOR A "RETAIL SALE OF TOBACCO LICENSE" ESTABLISHMENT

WHEREAS, on June 12, 2025, the City Council of the City of Camden adopted MC-5565 amending Chapters 485 and 870 for licensing and regulating tobacco stores, smoke shops and other retail business establishments; and

WHEREAS, MC-5565 allows the Chief License Inspector to issue a maximum of twelve (12) Retail Sale of Tobacco Licenses with no more than three (3) licenses permitted per Ward in the City of Camden; and

WHEREAS, the City Council of the City of Camden believes that public health and safety requires further restrictions on "Retail Sale of a Tobacco License" establishments to limit the number of such "Retail Sale of Tobacco License" establishments in the City of Camden; and

WHEREAS, with this amendment, the City Council of the City of Camden, also seeks to permit currently operating establishments with a "Retail Sale of Tobacco License – Nonconforming" to continue to operate under current MC-5565, adopted on June 12, 2025, without such a cap or restriction; and

WHEREAS, MC-5565 further allows the following fees with a license application:

1. Retail Sale of Tobacco License – Nonconforming - $219.42.
2. Retail Sale of Tobacco License - $219.42; and

WHEREAS, the City Council of the City of Camden now seeks to increase a "Retail Sale of Tobacco License" from $219.42 to $1,250.00; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden as follows:

IV. LICENSING REQUIREMENTS

A – C.

Same.

D.

The Chief License Inspector shall issue a maximum of six (6) "Retail Sale of Tobacco Licenses" city-wide within the City of Camden. This city-wide cap shall not apply to any establishment currently operating pursuant to a license - "Retail Sale of Tobacco License – Nonconforming."

V. FEES

The following fees should be included with a license application:

1. Retail Sale of Tobacco License – Nonconforming - $219.42.
2. Retail Sale of Tobacco License - $1,250.00.

Referral to Planning Board. Following introduction and prior to adoption, the Clerk shall cause a copy of this ordinance to be referred to the City of Camden Planning Board for review pursuant to *N.J.S.A.* 40:55D-26.

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

BE IT FURTHER ORDAINED that this ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED that if any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

BE IT FURTHER ORDAINED that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding

this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

LEYBA-MARTINEZ
10/14/2025

O-4

ORDINANCE AMENDING SECTION 485-20; <u>REASONS FOR REVOCATION OR SUSPENSION</u>, TO CLARIFY AND FURTHER AMEND THIS SECTION WHICH PROVIDES FOR THE SPECIFIC REASONS FOR SUSPENSION OR REVOCATION OF A LICENSE IN THE CITY OF CAMDEN

WHEREAS, §485-20 of the Camden Code outlines the specific reasons for revocation or suspension of a license in the City of Camden; and.

WHEREAS, the City Council of the City of Camden now seeks to amend subsections A and subsection B of §485-20 of the Camden Code to clarify and further amend these subsections; and

WHEREAS, the amendments to subsection B of §485-20 of the Camden Code will now allow for a license to revoked for any conviction occurring with a period of one-year for any violation of the provisions of §485-20A, herein; and

WHEREAS, the proposed amendments will also provide clarification and consistency between subsections A and subsection B of §485-20 of the Camden Code; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden as follows:

ARTICLE IV Enforcement

§485-20. Reasons for revocation or suspension.

A. In addition to provisions elsewhere in this chapter and other ordinances of the City of Camden, licenses issued by the City of Camden may be suspended for, but not limited to, one or more of the following reasons:

(1) Material fraud, misrepresentation or false statements in connection with the application for the license.

(2) Material fraud, misrepresentation or false statements in connection with the offer to sell or the sale of goods, wares, merchandise or services which are the subject of the license.

(3) Material violation of this chapter or other ordinances.

(4) Material violation by the licensee of this chapter or other ordinances related to the license or to the premises, if any, occupied by the licensee or in connection with the license.

(5) Conducting the business activity or enterprise for which the license is issued in a manner so as to constitute a nuisance, as defined by other ordinances or the laws of this state.

(6) Conducting the business activity or enterprise for which the license is issued in a manner so as to violate Chapter 400, Food Service Entities, of the Code of the City of Camden.

(7) Conducting the business activity or enterprise for which the license is issued in a manner so as to violate Article V, Hours of Operation, of this chapter.

(8) Conducting a business where the activity, use or privilege authorized under the license is being or has been exercised so as to otherwise be detrimental to the public health, safety or welfare.

B. In addition to provisions elsewhere in this chapter or other ordinances, licenses issued by the City of Camden may be revoked for, but not limited to, one or more of the following reasons:

(1) Two or more suspensions for any length of time within a period of one year.

(2) Any conviction occurring with a period of one-year for any violation of the provisions of §485-20A, herein.

(3) Conducting the business, activity or enterprise for which the license is issued in a manner so as to constitute a nuisance, as defined by other ordinances or the laws of this state.

(4) Conducting the business, activity or enterprise for which the license is issued in a manner where the activity, use or privilege authorized under the license is being or has been exercised so as to otherwise be detrimental to the public health, safety or welfare.

(5) Conducting the business, activity or enterprise for which the license is issued in a manner so as to violate Chapter 400, Food Service Entities, of the Code of the City of Camden.

(6) Conducting the business activity or enterprise for which the license is issued in a manner so as to violate Article V, Hours of Operation, of this chapter.

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

BE IT FURTHER ORDAINED that this ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED that if any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

BE IT FURTHER ORDAINED that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:

LUIS PASTORIZA
Municipal Clerk

O-5

MBS:dh
10-14-25

ORDINANCE AUTHORIZING THE EXECUTION OF A QUITCLAIM DEED TO RELEASE THE CITY OF CAMDEN'S RIGHTS OF REVERSION LOCATED AT 1175 PRINCESS AVENUE

WHEREAS, by deed dated April 27, 2001, and recorded in the Camden County Clerk's Office in Deed Book 5153 at page 0091, the City conveyed to Metropolitan Habitat for Humanity, Inc. the property located at 1175 Princess Avenue, Block 1289, Lot 71 in the City of Camden, County of Camden and State of New Jersey; and

WHEREAS, said conveyance was made upon the conditions, restrictions and covenants set forth in the Deed that the property:

A. Shall be made available to low- and moderate-income households for a period of at least thirty (30) years in accordance with all pertinent forms, conditions and requirements as established and with the parameters of the Fair Housing Act.
B. The architectural plans for the rehabilitation of the structures are subject to review and approval by the City of Camden, Department of Development and Planning, Code Enforcement or its successor.
C. The property shall be rehabilitated within three (3) years from the date of acquisition.
D. Upon default of these conditions or covenants, the property shall revert to the City of Camden. The consideration paid by the grantee shall be retained by the City of Camden as liquidated damages and not as a penalty.

WHEREAS, it has been requested by the owners of the property Kelvin A. Payamps-Cruz and Marquelis A. Payamps that said reversionary right be removed from the deed; now therefore

BE IT ORDAINED by the City Council of the City of Camden that the proper officers shall be and hereby are authorized to execute a Quitclaim Deed to Kelvin A. Payamps-Cruz and Marquelis A. Payamps, to terminate and/or release the City's right of reversion.

SECTION 1. This ordinance shall take effect twenty (20) days after final passage and publication as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

O-6

MBS:dh
10-14-25

AN ORDINANCE AMENDING THE GATEWAY REDEVELOPMENT PLAN (MC-466) REGARDING TAX BLOCK 1464, LOTS 4 AND 5 ON THE CAMDEN CITY MUNICIPAL TAX MAP

WHEREAS, the Gateway Redevelopment Plan for the Gateway Redevelopment Area (the "Redevelopment Plan") was adopted by Ordinance MC-4166 on April 27, 2006 by the City Council of the City of Camden and which was amended by Ordinance MC-5469 adopted on October 17, 2023; and

WHEREAS, the City Council of the City of Camden requested that the Planning Board of the City of Camden study a proposed amendment to the Redevelopment Plan (the "Amended and Restated Gateway Redevelopment Plan"), a copy of which is attached hereto; and

WHEREAS, the Amended and Restated Gateway Redevelopment Plan is intended to help facilitate the redevelopment of the property located at 1350 Admiral Wilson Boulevard and 250 Memorial Drive and identified as Block 1464, Lots 4 and 5 on the Camden City Municipal Tax Map (the "Property"); and

WHEREAS, the Amended and Restated Gateway Redevelopment Plan is only intended to facilitate the redevelopment of the Property and shall not be applicable to any other properties in the Gateway Redevelopment Area; now, therefore

BE IT ORDAINED, by the governing body of the City of Camden that:

Section 1. City Council of the City of Camden hereby approves and adopts the Amended and Restated Gateway Redevelopment Plan regarding Block 1464, Lots 4 and 5 on the Camden City Municipal Tax Map.

Section 2. Any portion of this Ordinance not herein amended and supplemented shall remain in full force and effect.

Section 3. All ordinances or parts of ordinances inconsistent with the provisions of this Ordinance are hereby repealed as to such inconsistency and are hereby repealed as to such inconsistency only.

Section 4. If any standards, controls, objectives, land uses, permitted uses and other restrictions and requirements called for in this Amended and Restated Gateway Redevelopment Plan differ in content from the provisions set forth in the zoning law, the provisions of this Ordinance—unless otherwise specified—shall prevail.

Section 5. This Ordinance shall take effect twenty (20) days after the final passage and publication as provided by law.

Section 6. If and provision or regulation of this Amended and Restated Gateway Redevelopment Plan shall be judged invalid by a court of competent jurisdiction, such order or judgment shall not affect or invalidate the remainder of any article, section, subsection, paragraph, subdivision or clause of this Amended and Restated Redevelopment Plan and such section, subsection, paragraph, subdivision or clause of this Amended and Restated Redevelopment Plan are hereby declared severable.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

MBS:dh
10-14-25

D-7

ORDINANCE APPROVING APPLICATION FOR A LONG-TERM TAX EXEMPTION AND EXECUTION OF FINANCIAL AGREEMENT BETWEEN THE CITY OF CAMDEN AND ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC, PURSUANT TO N.J.S.A. 40A:20-1 ET SEQ.

WHEREAS, Ablett Village Phase 2 Urban Renewal, LLC an Urban Renewal Entity corporation, (hereinafter referred to as the "Sponsor") has or will lease the land currently comprising part of Block 807, Lot 2, Block 807.01, Lot 1, Block 807.02, Lot 1, Block 807.04, Lot 2, Block 807.05, Lot 1, and Block 807.06, Lots 3 & 4 on the official Tax Map of the City of Camden and more particularly described in Exhibit "A" hereto (the "Property") from the City of Camden Housing Authority; and

WHEREAS, Sponsor proposes to construct a 144 unit affordable rental community (hereinafter referred to as the "the Project") pursuant to the provisions of the New Jersey Long Term Tax Exemption Law, (N.J.S.A. 40A:20-1 et seq.) (hereinafter referred to as the "Act") in the Cramer Hill neighborhood within the City of Camden (hereinafter referred to as the "Municipality") the Property" which Project shall be known as Ablett Village Phase II; and

WHEREAS, in order to implement the development, financing, rehabilitation, preservation, operation and management of the Project, the Housing Authority of the City of Camden ("HACC") and Michaels Development Company received Low Income Housing Tax Credits from the New Jersey Housing Mortgage Finance Agency which will provide the required equity to allow this US HUD CHOICE Neighborhoods Implementation neighborhood revitalization project to proceed; and

WHEREAS, in accordance with the Act, Sponsor has submitted a written application ("Application") to the City for approval of a tax exemption for the land and improvements to be constructed on the Property; and

WHEREAS, City Council has heretofore determined that there is a need for affordable housing in the Cramer Hill neighborhood and that such housing will be beneficial to the City of Camden; and

WHEREAS, City Council finds and determines that Sponsor will not be able to proceed with the Project without the tax exemption because the Project would not be financially feasible; and

WHEREAS, the Acts permits a municipality to enter into a financial agreement exempting real property from taxation and accepting payment in lieu of taxes where the project meets an affordable housing need; and

WHEREAS, the Sponsor, has presented to City Council a revenue projection for the Project which sets forth the anticipated revenue to be received by the Sponsor from the operation of the Project as estimated by the Sponsor, a copy of which is attached hereto and made a part hereof as Exhibit "B"; now therefore

BE IT ORDAINED, by the City Council of the City of Camden as follows:

SECTION 1. The Council finds and determines that the proposed Project will meet or meets an existing housing need.

SECTION 2. The Council finds and determines that Sponsor will not be able to proceed with the Project without the tax exemption because the Project will not be financially feasible.

SECTION 3. The Council does hereby adopt the within Ordinance and makes the determinations and findings contained herein by virtue of, pursuant to, and in the conformity with the provisions of the Long-Term Tax Exemption Law, N.J.S.A. 40A:20-1.

SECTION 4. The Council does hereby approve Sponsor's application for tax exemption pursuant to the Long-Term Tax Exemption Law.

SECTION 5. The Council does hereby adopt the within Ordinance with the further intent and purpose that from the date that the Project obtains its Certificate of Occupancy, the land and

improvements of the Project will be exempt from real property taxation for a period of thirty (30) years as provided in the Act, provided that payments in lieu of taxes for municipal services supplied to the Project in the amount of six and twenty-eight hundreths percent (6.28%) of the Gross Shelter Rents are made to the City of Camden as more particularly set forth the Financial Agreement attached hereto as Exhibit "C".

SECTION 6. The Council hereby authorizes and directs the Mayor of the City of Camden to execute, on behalf of the City of Camden, the Financial Agreement in substantially the form annexed hereto as Exhibit "C" upon the review and approval of the City Attorney.

SECTION 7. The Council understands and agrees that the revenue projections set forth in Exhibit "B" are estimates and that the actual payments in lieu of taxes to be paid by the Sponsor to the City of Camden shall be determined pursuant to the Financial Agreement executed between the Sponsor and the City of Camden.

SECTION 8. This ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

VARGO ASSOCIATES
Surveying and Mapping

PROPERTY DESCRIPTION
TAX BLOCK 807.02, LOT 1
CAMDEN CITY, CAMDEN COUNTY, NEW JERSEY

BEGINNING at the intersection of the southerly line of East State Street (a.k.a. County Route No. 601, 80 feet wide), with the westerly line of Pierce Avenue (60 feet wide, now or about to be dedicated to the City of Camden); thence

1. South 15°42'34" West, along said line of Pierce Avenue, a distance of 187.88 feet to a point on the northerly line of Ablett Street (50 feet wide, now or about to be dedicated to the City of Camden); thence
2. North 74°17'26" West, along said line of Ablett Street, a distance of 182.81 feet to a point on the easterly line of Village Road (50 feet wide, now or about to be dedicated to the City of Camden); thence

The following seven (7) courses being along the easterly, northerly and westerly lines of Village Road:

3. North 15°42'34" East, a distance of 64.62 feet to a point; thence
4. South 74°17'26" East, a distance of 11.00 feet to a point; thence
5. North 15°42'34" East, a distance of 51.00 feet to a point; thence
6. North 74°17'26" West, a distance of 72.00 feet to a point; thence
7. South 15°42'34" West, a distance of 51.00 feet to a point; thence
8. South 74°17'26" East, a distance of 11.00 feet to a point; thence
9. South 15°42'34" West, a distance of 64.62 feet to a point on the northerly line of Ablett Street; thence

The following four courses being along the northerly and easterly lines of Ablett Street:

10. North 74°17'26" West, a distance of 86.49 feet to a point of curvature; thence
11. Along a curve to the right having radius of 175.00 feet a distance of 32.33 feet (chord: North 68°59'56" West, 32.28 feet) to a point; thence
12. North 63°42'26" West, a distance of 71.13 feet to a point; thence
13. North 15°42'34" East, a distance of 171.84 feet to a point on the southerly line of East State Street; thence
14. South 74°17'26" East, along said line of East State Street, a distance of 421.36 feet to the point and place of **BEGINNING**.

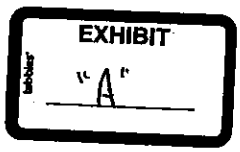
CONTAINING within said bounds 71,567 square feet or 1.643 acres, more or less.

This description was prepared in accordance with a plan entitled "Major Subdivision Plan, Tax Lot 1, Block 807, City of Camden, Camden County, New Jersey" prepared by Vargo Associates dated May 31, 2023, last revised March 11, 2024 and noted as Project Number 21214-MS.

December 3, 2024

Prepared by:

Michael R. Vargo
Professional Land Surveyor
N.J. License #GS33182



2771 Delsea Drive · PO Box 647 · Franklinville, NJ 08322
P 856.694.1716 · F 856.694.3102 · govargo.com

VARGO ASSOCIATES
Surveying and Mapping

PROPERTY DESCRIPTION
TAX BLOCK 807.05, LOT 1
CAMDEN CITY, CAMDEN COUNTY, NEW JERSEY

BEGINNING at the intersection of the westerly line of Wayne Avenue (60 feet wide, now or about to be dedicated to the City of Camden), with the southerly line of Ablett Street (50 feet wide, now or about to be dedicated to the City of Camden); thence

1. South 28°33'34" West, along said line of Wayne Avenue, a distance of 184.95 feet to a point on the northerly line of Pierce Avenue (50 feet wide, now or about to be dedicated to the City of Camden); thence
2. North 61°26'26" West, along said line of Pierce Avenue, a distance of 124.41 feet to an angle point in same; thence
3. North 15°42'34" East, along the easterly line of Pierce Avenue (now 60 feet wide), a distance of 155.54 feet to a point on the southerly line of Ablett Street; thence
4. South 74°17'26" East, along said line of Ablett Street, a distance of 141.33 feet to a point of curvature in same; thence
5. Eastwardly along a curve to the right having a radius of 75.00 feet a distance of 16.82 feet (chord: South 67°51'56" East, 16.79 feet) to a point of tangency; thence
6. South 61°26'26" East, continuing along said line of Ablett Street, a distance of 4.53 feet to the point and place of **BEGINNING**.

CONTAINING within said bounds 24,350 square feet or 0.559 acres, more or less.

This description was prepared in accordance with a plan entitled "Major Subdivision Plan, Tax Lot 1, Block 807, City of Camden, Camden County, New Jersey" prepared by Vargo Associates dated May 31, 2023, last revised March 11, 2024 and noted as Project Number 21214-MS.

December 3, 2024

Prepared by:

Michael R. Vargo
Professional Land Surveyor
N.J. License #GS33182

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VARGO ASSOCIATES
Surveying and Mapping

PROPERTY DESCRIPTION
TAX BLOCK 807.06, LOT 3
CAMDEN CITY, CAMDEN COUNTY, NEW JERSEY

BEGINNING at the intersection of the westerly line of Pierce Avenue (60 feet wide, now or about to be dedicated to the City of Camden), with the southerly line of Ablett Street (50 feet wide, now or about to be dedicated to the City of Camden); thence

1. South 15°42'34" West, along the westerly line of Pierce Avenue, a distance of 149.27 feet to a point of curvature; thence
2. Southeastwardly along Pierce Avenue curving to the left having a radius of 55.00 feet, a distance of 74.06 feet (chord: South 22°51'56" East, 68.59 feet) to a point of tangency in same; thence
3. South 61°26'26" East, along the southerly line of Pierce Avenue (now 50 feet wide), a distance of 246.19 feet to a point on the division line between tax lots 2 and 3, block 807.06; thence
4. South 28°32'55" West, along said division line, a distance of 75.72 feet to a point for a corner common to tax lots 2, 3 and 5, block 807.06; thence

The following seven (7) courses being along the division line between tax lots 3 and 5, block 807.06:

5. North 57°31'40" West, a distance of 31.83 feet; thence
6. South 32°52'41" West, a distance of 7.99 feet; thence
7. North 57°44'24" West, a distance of 184.42 feet; thence
8. North 57°45'47" West, a distance of 88.33 feet; thence
9. North 35°30'36" East, a distance of 5.72 feet; thence
10. North 60°30'34" West, a distance of 99.45 feet; thence
11. North 30°04'15" East, a distance of 56.57 feet; thence
12. North 61°17'33" West, a distance of 66.58 feet to a point on the easterly line of Village Road (now or about to be dedicated to the City of Camden); thence
13. North 15°42'34" East, along said line of Village Road, a distance of 70.13 feet to an angle point in same; thence
14. North 74°17'26" West, along the northerly line of Village Road, a distance of 9.00 feet to an angle point in same; thence
15. North 15°42'34" East, along the easterly line of Village Road (now 50 feet wide), a distance of 83.29 feet to a point on the southerly line of Ablett Street; thence
16. South 74°17'26" East, along said line of Ablett Street, a distance of 182.81 feet to the point and place of **BEGINNING**.

CONTAINING within said bounds 59,086 square feet or 1.356 acres, more or less.

2771 Delsea Drive · PO Box 647 · Franklinville, NJ 08322
P 856.694.1716 · F 856.694.3102 · govargo.com

This description was prepared in accordance with a plan entitled "Major Subdivision Plan, Tax Lot 1, Block 807, City of Camden, Camden County, New Jersey" prepared by Vargo Associates dated May 31, 2023, last revised March 11, 2024 and noted as Project Number 21214-MS.

December 3, 2024

Prepared by:

Michael R. Vargo
Professional Land Surveyor
N.J. License #GS33182

VARGO ASSOCIATES
Surveying and Mapping

PROPERTY DESCRIPTION
TAX BLOCK 807.06, LOT 4
CAMDEN CITY, CAMDEN COUNTY, NEW JERSEY

BEGINNING at the intersection of the southerly line of East State Street (a.k.a. County Route No. 601, 80 feet wide), with the division line between tax lot 63, block 807 and tax lot 4, block 807.06; thence

1. South 74°17'26" East, along said line of East State Street, a distance of 70.23 feet to a point on the westerly line of Ablett Street (50 feet wide, now or about to be dedicated to the City of Camden); thence

The following five courses being along the westerly and southwesterly line of Ablett Street:

2. South 15°42'34" West, a distance of 176.00 feet to a curve;
3. Southeastwardly along a curve to the left having a radius of 45.00 feet a distance of 62.37 feet (chord: South 23°59'56" East, 57.50 feet) to a point of tangency; thence
4. South 63°42'26" East, a distance of 75.28 feet to a point of curvature; thence
5. Eastwardly along a curve to the left having a radius of 225.00 feet a distance of 41.56 feet (chord: South 68°59'56" East, 41.50 feet) to a point of tangency; thence
6. South 74°17'26" East, a distance of 86.49 feet to a point on the westerly line of Village Road (50 feet wide, now or about to be dedicated to the City of Camden); thence
7. South 15°42'34" West, along the westerly line of Village Road, a distance of 83.29 feet to an angle point in same; thence
8. North 74°17'26" West, along the northerly line of Village Road, a distance of 11.00 feet to an angle point in same; thence
9. South 15°42'34" West, along the westerly line of Village Road, a distance of 53.97 feet to a point on the division line between tax lots 4 and 5, block 807.06; thence

The following six (6) courses being along the division line between tax lots 4 and 5, block 807.06:

10. North 61°17'33" West, a distance of 31.54 feet to a point; thence
11. North 29°36'48" East, a distance of 37.25 feet to a point; thence
12. North 64°35'37" West, a distance of 270.47 feet to a point; thence
13. North 25°02'03" West, a distance of 66.82 feet to a point; thence
14. North 29°50'41" East, a distance of 98.62 feet to a point; thence
15. North 59°41'00" West, a distance of 23.43 feet to a point on the division line between tax lot 4, block 807.06 and tax lot 63, block 807; thence
16. North 29°27'02" East, along said division line, a distance of 138.13 feet to the point and place of **BEGINNING**.

CONTAINING within said bounds 47,151 square feet or 1.082 acres, more or less.

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December 3, 2024

Prepared by:

Michael R. Vargo
Professional Land Surveyor
N.J. License #GS33182

VARGO ASSOCIATES
Surveying and Mapping

PROPERTY DESCRIPTION
TAX BLOCK 807, LOT 2
CAMDEN CITY, CAMDEN COUNTY, NEW JERSEY

BEGINNING at the intersection of the easterly line of Wayne Avenue (60 feet wide, now or about to be dedicated to the City of Camden), with the southerly line of East State Street (a.k.a. County Route 601 - 80 feet wide); thence

1. South 74°17'26" East, along the southerly line of East State Street, a distance of 29.51 feet to an angle point in same; thence
2. South 56°40'06" East, still along the southerly line of East State Street, a distance of 29.74 feet to a point for a corner in the division line between tax lots 1 and 2, block 807; thence
3. South 28°32'55" West, along the division line between tax lots 1 and 2, block 807, a distance of 214.73 feet to a point for a corner in the northerly line of Ablett Steet (50 feet wide, now or about to be dedicated to the City of Camden); thence
4. North 61°26'26" West, along the northerly line of Ablett Steet, a distance of 58.45 feet to a point of intersection between the easterly line of Wayne Avenue and the northerly line of Ablett Steet; thence
5. North 28°33'34" East, along the easterly line of Wayne Avenue, a distance of 210.64 feet to the point and place of **BEGINNING**.

CONTAINING within said bounds 12,559 square feet or 0.288 acres, more or less.

This description was prepared in accordance with a plan entitled "Major Subdivision Plan, Tax Lot 1, Block 807, City of Camden, Camden County, New Jersey" prepared by Vargo Associates dated May 31, 2023, last revised March 11, 2024 and noted as Project Number 21214-MS.

December 3, 2024

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Michael R. Vargo
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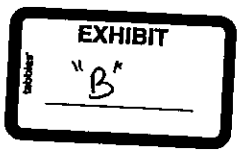
Ablett Village Phase 2

Estimated Annual Payments in Lieu of Taxes

	Estimated PILOT Payment
Year 1	$ 115,211
Year 2	$ 116,939
Year 3	$ 118,694
Year 4	$ 120,474
Year 5	$ 122,281
Year 6	$ 124,115
Year 7	$ 125,977
Year 8	$ 127,867
Year 9	$ 129,785
Year 10	$ 131,731
Year 11	$ 133,707
Year 12	$ 135,713
Year 13	$ 137,749
Year 14	$ 139,815
Year 15	$ 141,912
Year 16	$ 144,041
Year 17	$ 146,201
Year 18	$ 148,394
Year 19	$ 150,620
Year 20	$ 152,880
Year 21	$ 155,173
Year 22	$ 157,500
Year 23	$ 159,863
Year 24	$ 162,261
Year 25	$ 164,695
Year 26	$ 167,165
Year 27	$ 169,673
Year 28	$ 172,218
Year 29	$ 174,801
Year 30	$ 177,423



FISCAL IMPACT ANALYSIS

Taxes payable on the property are currently $16,000 per year. The proposed developments annual taxes payable on the property would be $115,211. Ablett Village Phase II represents the new construction of one hundred forty-four (144) new rental homes, providing families access to safe, decent and affordable housing in the City of Camden.

Redeveloping vacant, underutilized land into beautiful, energy efficient homes for families within the Ablett Village neighborhood will stimulate future economic development in and around the neighborhood which will provide for positive ratables to the City of Camden in perpetuity.

The CHOICE Neighborhood redevelopment effort will leverage $150,000,000 to help revitalize the Ablett Village public housing site and improve various other components of the Ablett Village neighborhood.

The applicant will be required, pursuant to Housing and Urban Development Section 3 regulation, to hire local employees for this construction project which will result in temporary jobs for City of Camden residents. The applicant has also demonstrated significant investment into local business from supplier, contractors and professional services which will help promote Camden business.

FINANCIAL AGREEMENT PURSUANT TO THE LONG TERM TAX EXEMPTION LAW N.J.S.A. 40A:20-1 ET. SEQ.

BETWEEN THE CITY OF CAMDEN
AND
ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC.

This Financial Agreement (this "Agreement") is made and entered into as of this _____ day of _____, 2025, by and between the **City of Camden**, a Municipal Corporation of the County of Camden and State of New Jersey, hereinafter referred to as the "City" and **Ablett Village Phase 2 Urban Renewal, LLC**, a New Jersey limited liability company having its principal office at 2 Cooper Street, 14th Floor, Camden, New Jersey 08102, hereinafter referred to as the "ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC ", which is qualified to do business under the provisions of the "Long Term Tax Exemption Law of 1998", as amended, said law being set forth in N.J.S.A. 40A:20-1- through 20 (hereinafter referred to as the "Act").

WITNESSETH:

WHEREAS, the projects will be situated on three parcels of land currently designated as Block 807, Lot 2, Block 807.01 Lot 1, Block 807.02, Lot 1, Block 807.04, Lot 2, Block 807.05, Lot 1, and Block 807.06, Lost 3 & 4 shown on the Official Assessment Map of the City of Camden, and will be comprised of one hundred forty four (144) total rental units within the Cramer Hill Neighborhood (the "Project"). In the event the property constituting the Project is subdivided, ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC agrees to amend this Agreement to reflect the correct block, lots and addresses; and

WHEREAS, the City of Camden is authorized pursuant to the Act to grant a real property tax exemption for low to moderate income housing projects located within the City; and

EXHIBIT
tabbies
"C"

WHEREAS, in accordance with the Act, ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC has heretofore made written application to the City for approval of a tax exemption for the Project ("Application"), a copy of which application is attached hereto as Exhibit C; and

WHEREAS, City Council by Ordinance MC-_____ , hereby incorporated into this Agreement and made a part hereof, adopted on _____, 2025 , approved said Application and the instant Financial Agreement, and a certified copy of such Ordinance of approval is attached hereto as Exhibit "B"; and

WHEREAS, the City believes that the in lieu of tax consideration to be given the Project pursuant to this Agreement affords maximum redevelopment of the Property and is, therefore, in the best interest of the City and the health, safety, morals and welfare of its residents and is in accordance with the provisions of the Act and the public purposes pursuant to which the redevelopment of Project's area of the City has been undertaken and is being assisted in accordance with the applicable provisions of State law:

NOW THEREFORE, it is mutually agreed as follows:

1. This Agreement shall be governed by the provisions of the Act, it being expressly understood and agreed that the City relies upon the facts, data and representations contained in the Application, and Redeveloper covenanting and agreeing to use its reasonable best efforts to conform in the development, construction and operation of the Project to the matters and things set forth in the Application; that is, the manner in which ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC proposes to develop, manage and operate the Project and the plans for financing the Project, it being understood, however, with respect to the Project costs, interest rate, financing terms and mortgage amortization, rents and lease terms, that the same are projected and estimated

and may be modified as particular circumstances may require, but that in all material respects it is the intent of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC to comply as closely as shall be practicable with the information and representations set forth in the said Application. This Agreement shall be subject to the US Department of Housing and Urban Development Davis-Bacon wage requirements.

2. (a) The City hereby grants to ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC to the extent provided in this Agreement exemption from real property taxation on the land comprising the Property and the improvements thereon for a period of not more than thirty (30) years from the "Date of Completion of the Project" (as hereinafter defined). Such tax exemption shall be claimed and allowed in the same or similar manner as in the case of other real property exemptions. In the event that the exemption status changes during a tax year, the procedure for the apportionment of taxes for said year shall be the same as in the case of other changes in the tax exemptions status during the tax year.

(b) As used herein, the term "Date of Completion of the Project" is defined as the date of issuance by the City of a Certificate of Occupancy or Temporary Certificate of Occupancy for the Project. If the City issues more than one Certificate of Occupancy for the Project, the parties stipulate that for purposes of establishing the term of the exemption and for ease of administration, the Date of Completion of the Project will be the date on which the City issues the Certificate of Occupancy or Temporary Certificate of Occupancy for the last unit of the Project. ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall promptly provide copies of all Certificates of Occupancy or the Temporary Certificates of Occupancy to the Tax Assessor and the Tax Collector along with a request that the tax exemption be implemented. The tax exemption shall commence for each parcel of the Project on the Date of Completion of the Project (the "Effective

Date") notwithstanding different parcels or units may be occupied earlier than others. This Agreement shall run for the full thirty (30) years from the Date of Completion of the Project but in no event longer than thirty-five (35) years from the date of execution of this Agreement, so that the tax exemption for all parcels within the Project shall terminate simultaneously.

3. (a) In consideration for the tax exemption, ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall make an annual PILOT payment, as defined below, for municipal services supplied to the Project based on a percentage of the "Gross Shelter Rents" of the Project. The Annual PILOT Payment shall be adjusted from time to time following the submission by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's annual Auditor's Report as provided in Section 3(b) below. ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC and the City specifically agree that, in the interpretation and administration of this paragraph:

(i) Gross Shelter Rents shall be calculated by taking the Annual Gross Revenue (defined below) and subtracting therefrom (a) a five percent (5%) vacancy allowance as set forth in Exhibit "D" attached hereto and (b) the costs of the Common Utilities (defined below) paid by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC;

(ii) the computation of "Annual Gross Revenue" means the total annual gross rental or carrying charge or other income of the Sponsor from the Project less the costs of utilities furnished by the Project, which shall include the costs of gas, electricity, heating fuel, water supplied, and sewage charges, and less vacancies if any. Annual Gross Revenues shall not include any rental subsidy contributions received from any federal or state program.

(iii) ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC and the City acknowledge that the figures contained in Exhibits B and D are projections only and that the calculation of Gross Shelter Rents will be based on actual income and expenses.

(b) The Annual PILOT Payment, as defined herein, shall be calculated as follows (the "Annual PILOT Payment") :

(1) Commencing on the Effective Date and continuing for a period of fifteen (15) years thereafter, the Annual PILOT Payment shall be six and twenty-eight hundredths (6.28%) of the Project's Annual Gross Shelter Rents;

(2) Commencing on the fifteenth (15^{th}) anniversary of the Effective Date and continuing for a period of five (5) years thereafter, the Annual PILOT Payment shall be the greater of: (i) six and twenty-eight hundredths percent (6.28%) of the Project's Annual Gross Shelter Rents, or (ii) twenty percent (20%) of the amount of taxes on the land and improvements otherwise due according to the general law applicable to non-exempt property in the City;

(3) Commencing on the twentieth (20^{th}) anniversary of the Effective Date and continuing for a period of four (4) years thereafter, the Annual PILOT Payment shall be the greater of: (i) six and twenty-eight hundredths percent (6.28%) of the Project's Annual Gross Shelter Rents, or (ii) forty percent (40%) of the amount of the taxes on the land and improvements otherwise due according to the general law applicable to non-exempt property in the City;

(4) Commencing on the twenty-fourth (24^{th}) anniversary of the Effective Date and continuing for a period of four (4) years thereafter, the Annual PILOT Payment shall be the greater of: (i) six and twenty-eight hundredths percent (6.28%) of the Project's Annual Gross Shelter Rents; or (ii) sixty percent (60%) of the amount of the taxes on the land and improvements otherwise due according to the general law applicable to non-exempt property in the City;

(5) Commencing on the twenty-eighth (28th) anniversary of the Effective Date and continuing for a period of two (2) years thereafter, the Annual PILOT Payment shall be the greater of: (i) six and twenty-eight hundredths percent (6.28%) of the Project's Annual Gross Shelter Rents, or (ii) eighty percent (80%) of the amount of the taxes on the land and improvements otherwise due according to the general law applicable to non-exempt property in the City.

(c) Notwithstanding the provisions of this Agreement to the contrary, the Annual PILOT Payment shall in no case be less than the amount of the total taxes levied against all real property in the area covered by the Project in the last full tax year in which the area was subject to taxation. Notwithstanding the foregoing, the Minimum Annual PILOT Payment shall be $10,000.00 ("Minimum Annual PILOT Payment"). The Minimum Annual PILOT Payment shall be paid in each year in which the Annual PILOT Payment calculated pursuant to paragraph 3(b) above is less than the Minimum Annual PILOT Payment.

(d) In each year during the term hereof, the Minimum Annual PILOT Payment will be increased as follows commencing on the first anniversary of the first full year after the Date of Completion of the Project: the prior year's Gross Shelter Rents shall be multiplied by 1.5% and that product shall then be multiplied by 6.28% and the amount by which that product shall exceed the prior year's Minimum Annual PILOT Payment shall then be added to the prior year's Minimum Annual PILOT Payment (the "New Minimum Annual PILOT Payment") for that year. Provided, however, in resetting the New Minimum Annual PILOT Payment annually, in no case may the New Minimum Annual PILOT Payment ever exceed the actual Gross Shelter Rents for the prior year utilizing a vacancy allowance of ten (10%) percent in place of the allowance set

forth in Paragraph 3(a)(i)(a). Examples of how this shall operate are set forth on Exhibit "E" attached hereto.

(e) The Annual PILOT Payment shall be paid to the City on a quarterly basis, pro rata, in a manner consistent with the City's tax collection schedule.

(f) Water, sewer, gas and electric charges that are for common areas within the Project and not for a specific unit within the Project and water and sewer charges for tenant units (the "Common Utilities") shall be paid by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC. Each tenant within the Project will pay their own utility charges. The Landlord will pay all water and sewer charges.

(g) The City acknowledges that the rents at the Property are subject to the jurisdiction of HUD, and are not subject to any rent control or rent leveling ordinance of the City.

4. A Financial Plan, showing the anticipated Project funding, and a Fiscal Plan, computing the estimated Annual PILOT Payment, are attached hereto as Exhibit "E" and made a part hereof.

5. ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC further covenants and agrees as follows:

(a) To limit its profits and dividends from operations payable in accordance with the provisions of the Act.

(b) During the period of tax exemption, ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall distribute any excess profits earned by it in accordance with N.J.S.A. 40A:20-15. ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall have the right to establish and maintain reserves against vacancies, unpaid rentals and contingencies in an amount not exceeding 10% of the gross revenues of ABLETT VILLAGE PHASE 2 URBAN RENEWAL,

LLC for the last full fiscal year preceding the year for which a determination is being made with respect to allowable net profit; and, ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC may retain such part of any excess net profit as may be necessary to eliminate the deficiency, if any, in such reserves.

(c) To pay the Annual PILOT Payment as provided for in paragraph 3 hereof, pro rata on a quarterly basis, in a manner consistent with the municipality's tax collection schedule. In the event ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC fails to so pay within the time set forth in (d) below, the amount unpaid shall bear the same rate of interest permitted in the case of the unpaid taxes or tax liens on land until paid ("Late Fee"). For the first year after the Effective Date, the Tax Collector shall issue quarterly bills based on the Minimum Annual PILOT Payment set forth in Paragraph 3(d) on a pro-rata basis. Thereafter, pro rata quarterly bills will be based on six and twenty-eight hundredths percent (6.28%) of the actual Gross Shelter Rents of the prior year, if same has been provided to the Tax Collector, or six and twenty-eight hundredths percent (6.28%) of the prior year's projection of Gross Shelter Rents. Within ninety (90) days after the City's receipt and review of the Auditor's Report described in Paragraph 6(e), the City shall adjust the Annual PILOT Payment to reconcile with ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's actual Gross Shelter Rents. The City will promptly issue a credit where it is determined that there has been an overpayment or an invoice where it is determined that there has been an underpayment of the Annual PILOT Payment.

(d) The failure of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC to pay any quarterly installment of the Annual PILOT Payment and/or sewer and water charge payments, in a timely manner shall constitute a violation and breach of this Agreement. With respect to delinquent water and sewer charges, the City shall retain all rights reserved to municipalities under New Jersey law and the Code of the City of Camden, New Jersey Chapters 840 and 675, including

the right to proceed against ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's interest in the property and its ownership interest in the improvements pursuant to the In Rem Tax Foreclosure Act, N.J.S.A. 54:55-1, et seq. In the event that ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall fail to pay the Annual PILOT Payment within 30 (thirty) days after said payment is due, then the City shall send written notice to ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC and any Lender entitled to Notice hereunder that said payment is overdue and ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC is in Default under the terms of this Agreement (the "Default Notice"). In the event that ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC fails to make payment of the delinquent installment of the Annual PILOT Payment and/or sewer and water charges together with the Late Fee within sixty (60) days after the date of the Default Notice, then this Agreement shall terminate on the sixtieth (60^{th}) day after the date of the Default Notice.

(e) To submit annually, within ninety (90) days after the close of each of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's fiscal years, to the City's Chief Financial Officer and the Municipal Clerk, a financial audit, which audit shall include a note disclosure which both defines and calculates the amount of Annual PILOT Payment due for that audit year, which calculations shall be attested to by the Certified Public Accountant of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC as to the accuracy of the computation and the compliance with this Agreement. ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's fiscal year runs from January 1 to December 31. Such auditor's report shall include, but not be limited to, a rental schedule of the improvements, the terms and interest rate on any mortgage associated with the Property and the improvements, and such details as may relate to the financial affairs of

ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC and its operation of the improvements and performance under this Agreement.

(f) Following receipt of the annual audit and transmittal letter required by subsection (e) above, the Chief Financial Officer shall modify the Annual PILOT Payment for the then-current calendar year. The remaining amount due on the Annual Pilot payment for the then-current calendar year, following receipt of the audit and transmittal letter, shall be increased (or decreased) by the difference between the audited amount and the Annual Pilot payment being utilized for that year with the intention that, by the end of that calendar year, ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC will have paid an Annual PILOT Payment equal to the amount identified in the most recent audit.

Upon initial review of the audit and schedule of payments stated in the cover letter, the Chief Financial Officer or designee may acknowledge acceptance of the audit and payment schedule while reserving the Chief Financial Officer's right to contest or modify the audit and payment schedule upon a more detailed examination of the audit. The City may undertake its audit, if at all, not later than 90 days after delivery of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's audit above. Should the Chief Financial Officer not issue its preliminary acceptance of the audit and proposed payment schedule before the next quarterly payment is due, then ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall continue to make quarterly payments equal to the first quarter payment.

Upon finalizing the audit for the previous year, ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC will have thirty (30) days from receipt of an invoice or other written notice from the City to pay any additional amounts owed for the previous year or that would have been owed in the previous quarters of the current year if the audit had been accepted before those payments

were made. Interest and penalties shall not be imposed upon any shortfall for the previous year or previous quarters if payment is made within thirty (30) days of receipt of an invoice or other written notice from the Chief Financial Officer.

(g) If the City and ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC dispute either (i) the correctness of the audit, or (ii) the calculation of the Annual PILOT Payment, either party may, pursuant to N.J.S.A. 40A:20-9f, submit this dispute to the American Arbitration Association in Camden, New Jersey to be determined in accordance with its rules and regulations in such a fashion as to accomplish the purposes of the Act. The arbitration shall be before one neutral arbitrator to be selected in accordance with the AAA Rules and whose decision shall be rendered in writing. The results of the arbitration shall be final and binding upon the parties, with each party paying its own costs of the arbitration and 50% of the costs of the neutral arbitrator, and judgment on the award may be entered in any court having jurisdiction thereof. In rendering the award, the arbitrator shall determine the rights and obligations of the parties according to the laws of the State of New Jersey.

(h) Upon request of the City, to permit inspection of the property, equipment, buildings and other facilities of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC at the Project, and to permit examination and audit of any of its books, contracts, records, documents and papers relating to this Agreement or the Project, by duly authorized representatives of the City, provided same are at reasonable hours on reasonable notice and in the presence of designated representatives of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC.

(i) At all times prior to the expiration or other termination of this Financial Agreement, to remain bound by the provisions of the Act and other applicable laws of the State of New Jersey, including N.J.S.A. 52:15C-1 et seq.

(j) Not to effect or execute any agreement, lease, conveyance, or other instrument, whereby the Project, or any part thereof, or the use thereof, is restricted upon the basis of race, color, creed, religion, ancestry, national origin, sex, or marital status, in sale, lease or occupancy thereof, nor to discriminate upon the basis of race, color, creed, religion, ancestry, national origin, sex, or marital status, in the sale, lease, or rental, or in the use or occupancy of the Project or any improvement erected or to be erected thereon, or any part thereof, and to comply with all State and local laws prohibiting discrimination or segregation by reason of race, color, creed, religion, ancestry, national origin, sex or marital status.

(k) That operation under this Agreement shall be terminable by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC in the manner provided for under the Act.

(l) That ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's agreement to pay: (i) the Annual PILOT Payment, including the methodology of computation thereof; (ii) water and sewer charges, and (iii) any interest payments due pursuant this Agreement (collectively the "Material Conditions") are material conditions of the Agreement. The Material Conditions shall be deemed independent and severable, and the invalidity or unenforceability of any other provision or portion of this Agreement shall not affect the enforceability or validity of the Material Conditions.

(m) It shall be the obligation of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC to make application for and make all reasonable efforts to obtain Certificates of Occupancy for the improvements in a timely manner as identified in the Application. The failure of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC to use reasonable efforts to secure and obtain the Certificate of Occupancy for the improvements shall constitute a Default by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC provided the City has reasonably cooperated in

processing ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's request for the issuance of such Certificate of Occupancy. In the event that ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC does not obtain a Certificate of Occupancy within five (5) years after the date hereof then this Agreement will terminate.

6. It is understood and agreed that, commencing on the thirty-first (31st) anniversary of the Effective Date, the tax exemption upon the Project shall thereupon absolutely cease, and the property and improvements comprising the Project shall thereupon be assessed and taxed according to general law as other property in the City is assessed and taxed and, on the date on which the tax exemption upon the Project absolutely ceases, as described above, all restrictions and limitations herein contained as provided by law shall absolutely terminate and be at an end and ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall thereupon render its final account to the City.

7. (a) The City, on written application by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC, will not unreasonably withhold, delay or condition its consent to a transfer of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's interest in the Property, the improvements and this Agreement to an entity eligible to operate the Project under the Act (a "Permitted Transferee"), provided: (i) there is at the time of the request no uncured event of default by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC regarding any performance required of it under this Agreement; (ii) ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC has fully complied with the Act at the time of the request; and (iii) the Permitted Transferee fully assumes ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's obligations under this Agreement. Notwithstanding the foregoing, upon written notice by any lender advancing funds to ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC for the development of the Project (a

"Lender"), whether or not there is an uncured event of default by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC under this Agreement, the City will consent to a transfer of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's interest in the Property, the improvements, and this Agreement to a Lender or any entity organized, controlled or designated by the Lender (a "Lender Transferee") which succeeds to the interest of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC in the Property and the improvements as a result of the foreclosure of the leasehold mortgage held by the Lender or by assignment of such interest to the Lender Transferee in lieu of foreclosure, provided that the Lender Transferee complies with the requirements of the Act and continues to operate the improvements as contemplated by this Agreement. Upon the assumption by the Permitted Transferee and/or Lender Transferee of the remaining obligations under this Agreement, the tax exemption of the improvements of the Project shall continue and inure to the Permitted Transferee and/or Lender Transferee, their respective successors or assigns.

(b) The City and ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC acknowledge that subsequent changes or expansions within the area of the Project may occur which may not now be in the contemplation of the parties. In connection with such changes or expansions, the City agrees that unimproved portions of the Project area (including surface parking areas) may be withdrawn by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC from the coverage of this Agreement upon written notice to the City. Any such withdrawals shall not affect the continued applicability of the Agreement to the remainder of the Project.

(c) The City recognizes and acknowledges that ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC is a New Jersey limited liability company and as such intends to sell ownership interests in ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC through syndication of certain low income housing tax credits allocated to ABLETT VILLAGE PHASE 2

URBAN RENEWAL, LLC. The City specifically recognizes and consents to such syndication and sale or resale of ownership interests in ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC.

8. ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC may at any time after the expiration of one (1) year from the Date of Completion of the Project notify the City that, as of a certain date designated in said notice, it relinquishes its tax exemption status as to all or any designated portion of the Project. As of the date so set, the tax exemption, the service charges, the profit restrictions and all other restrictions and limitations imposed by this Agreement or by the Act shall terminate as to the Project or any designated portion of the Project, as applicable.

9. Upon any termination of such tax exemption, obligations and restrictions, whether by affirmative action of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC as provided in paragraph 8 above or by the provisions of the Act or pursuant to this Agreement, and subject to paragraph 5(d) above, the date of such termination shall be deemed to be the end of the fiscal year of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC, and within ninety (90) days after the date of such termination ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall pay to the City a sum equal to the amount of the reserve described in Section 6(b) above, if any, maintained pursuant to N.J.S.A. 40A:20-16, as well as the excess profit, if any, payable pursuant to N.J.S.A. 40A:20-16, and pursuant to paragraph 5 of this Financial Agreement by reason of the treatment of such date as the end of the fiscal year.

10. Unless otherwise provided by law, neither ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC nor any of its partners (or members of any of its partners), officers, employees, members, or Trustees shall be personally liable under this Agreement for the payment of the

Annual PILOT Payment nor for the payment of any tax or assessment which may be levied or assessed against any land or building now or hereafter constituting all of or a portion of the Project.

11. (a) Any notice, demand or other communication under this Agreement by any party to any other shall be sufficiently given or delivered if sent registered or certified mail, postage prepaid and return receipt requested, or delivered personally and, in the case of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC, addressed to: Alfred Cramer Phase 2 Urban Renewal, LLC, 2 Cooper Street, P.O. Box 90708, Camden, NJ 08101; and, in the case of the City, addressed to the Municipal Clerk of Camden, New Jersey, with a copy to the City Attorney, each of the foregoing having an address for this purpose at City Hall, 520 Market Street, Room 419, P.O. Box 95120, Camden, New Jersey 08101-5120; or to any such other address with respect to any such party as that party may, from time to time, designate in writing and forward to the others as provided in this paragraph.

(b) Whenever the City shall deliver any notice or demand to ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC with respect to any breach or default by ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC in its obligations or covenants under this Agreement, the City shall at the same time forward a copy of such notice or demand to each Lender, provided the City has received notice of the name and address of such Lender.

(c) (1) After any breach or default under this Agreement, each Lender shall (insofar as the rights of the City are concerned) have the right, at its option, to cure or remedy such breach or default in accordance with Section 6(d) above.

(2) Any such Lender who shall cure or remedy any breach or default under this Agreement shall be entitled to the benefits of the tax exemption previously granted to ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC pursuant to the Act and this Agreement, to the

same extent that ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC would then have been if no default had occurred.

12. (a) Except as set forth in Paragraph 5(g), in the event of a breach of the within Agreement by either of the parties hereto or a dispute arising between the parties in reference to the terms and provisions as set forth herein, either party may apply to the Superior Court of New Jersey by an appropriate proceeding to settle and resolve said dispute in such fashion as will tend to accomplish the purpose of the Act, including the termination of the exemption. In the event that the Superior Court shall not entertain jurisdiction, then the parties shall submit the dispute to the American Arbitration Association in Camden, New Jersey utilizing the arbitration process as set forth in paragraph 5(g) above.

(b) Anything in the foregoing to the contrary notwithstanding: (i) any dispute between the parties hereto concerning any provision of this Agreement shall be governed by the laws of the State of New Jersey; and (ii) no arbitrator shall have the power or authority to amend, alter, or modify any part of this Agreement, in any way. In the event of any inconsistency between the terms of this Agreement and the Act, such ambiguity or inconsistency shall be rendered in favor of the Act.

13. ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC agrees to enter into an agreement with the Housing Authority to submit an Affirmative Action Plan prior to the execution of this Agreement to the Housing Authority for approval if determined satisfactory by the Housing Authority Section 3 Compliance Officer and to thereafter comply with said Plan during the construction phase, including submitting such documents as are requested from the Housing Authority's Section 3 Compliance Officer for the purpose of determining ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC's compliance with its Affirmative Action Plan. If ABLETT

VILLAGE PHASE 2 URBAN RENEWAL, LLC fails to comply with the Affirmative Action Plan, such failure could lead to sanctions by the Housing Authority for failing to comply with Section 3 and/or NJ HMFA Affirmative Action requirements and/or constitute an event of default and be cause for the City to implement paragraph 12 of this Agreement.

14. It is understood and agreed that in the event the City shall be named as a party defendant by a third party in any action brought against ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC by reason of any breach, default, or a violation of any of the provisions of this Agreement and/or the provisions of N.J.S.A. 40A:20-1, et seq., as a result of the actions or inaction of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC, ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC shall indemnify and hold the City harmless and shall further defend any such action at its own expense.

15. If any clause, sentence, subdivision, paragraph, section or part of this Agreement be adjudged by any court of competent jurisdiction to be invalid, such judgment shall not affect, impair, or invalidate the remainder hereof, but shall be confined in its operation to the clause, sentence, subdivision, paragraph, section or part hereof directly involved in the controversy in which said judgment shall have been rendered.

16. This Agreement may be executed in any number of counterparts, each of which when so executed shall be deemed to be an original and such counterparts together shall constitute one and the same instrument.

17. This Agreement shall be binding upon and inure to the benefit of ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC, the City, and their respective successors and permitted assigns.

[Signature Page Follows]

IN WITNESS WHEREOF, the City has caused this Agreement to be duly executed in its name and on its behalf by the Mayor, and ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC has caused this Agreement to be duly executed on its behalf by duly authorized officers, all as of the day and year first above written.

WITNESS:

Catherine A. Freas

ABLETT VILLAGE PHASE 2 URBAN RENEWAL, LLC

By: MM Ablett Village -Michaels, LLC
Its Managing Member

Mark Morgan, President

ATTEST:

Name: Luis Pastoriza
Title: City Clerk

CITY OF CAMDEN

By: _____
Name: Victor Carstarphen
Title: Mayor

Authorized by Ordinance MC-_____. This Agreement has been approved as to form:

City Attorney

O-8

DB:dh
10-14-25

AN ORDINANCE DESIGNATING RESTRICTED RESIDENTIAL PARKING ZONES FOR INDIVIDUALS WITH DISABILITIES IN CERTAIN AREAS IN THE CITY OF CAMDEN AS HANDICAP PARKING PRIVILEGES ONLY

WHEREAS, Armando L. Colon, upon providing the appropriate proof that he is the holder of the required specifications, seeks to have handicapped parking as a Type #1 permit in front of or near his home at 3076 Carmen Street; and

WHEREAS, Maria Ines Rodriquez, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have handicapped parking as a Type #1 permit in front of or near her home at 340 Boyd Street; and

WHEREAS, Margiza Cordero, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have handicapped parking as a Type #1 permit in front of or near her home at 618 S 4th Street; and

WHEREAS, Donna M Appafucio, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have handicapped parking as a Type #1 permit in front of or near her home at 3085 Stevens Street; and

WHEREAS, Jamaica Stanley, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near her home at 1710 Kossuth Street; and

WHEREAS, Jerome Hall, upon providing the appropriate proof that he is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near his home at 1544 Greenwood Avenue; and

WHEREAS, Leslie L. Ford, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near her home at 1769 Pershing Street; and

WHEREAS, Lucy Kee, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near her home at 644 Randolph Street; and

WHEREAS, Lissette Vasquez, upon providing the appropriate proof that she is the holder of the required specifications, seeks to have personalized signage handicapped parking as a Type #2 permit in front of or near her home at 530A S 3rd Street; and

WHEREAS, Joreny Torres, upon providing the appropriate proof that he is the holder of the required specifications, seeks to upgrade to personalized signage handicapped parking as a Type #2 permit in front of or near his home at 16 S 35th Street; and

WHEREAS, Clotilde Nunez-Abreu, upon providing the appropriate proof that she is the holder of the required specifications, seeks to upgrade to personalized signage handicapped parking as a Type #2 permit in front of or near his home at 3046 Waldorf Avenue; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden that, all the addresses listed above, shall be designated as either a Type 1 or Type 2 "Handicapped Parking" to have access to parking or personalized signage during the period of time that the said premises are occupied by the handicapped individuals.

SECTION 1. Type 1 Handicapped Parking locations shall be reserved for any handicapped operator. All others shall be prohibited from parking in such space.

SECTION 2. Type 2 Handicapped Parking locations shall only be utilized by the approved applicant and only by the vehicle whose license plate corresponds with the license plate number on the posted sign. All others shall be prohibited from parking in such space.

SECTION 3. By the adoption of this ordinance, we are creating a schedule of Personalized Signage "Handicapped Parking" areas, including those set forth herein and including any other "Handicapped Parking" areas heretofore adopted by ordinance. Any ordinance prohibiting parking at the location specified is hereby rescinded and repealed, in part, wherein it conflicts with the ordinance to be adopted.

SECTION 4. Any portion of this ordinance not herein amended and supplemented shall remain in full force and effect.

SECTION 5. All ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 6. This ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST:
LUIS PASTORIZA
Municipal Clerk

0-9

DB:dh
10-14-25

ORDINANCE AUTHORIZING THE REMOVAL OF DESIGNATED RESIDENTIAL PARKING ZONES FOR INDIVIDUALS WITH DISABILITIES IN CERTAIN LOCATIONS

WHEREAS, an ordinance was adopted designating a "Handicapped Parking Only" area for the following properties:

3014 Mickle Street	Irma L. Feliciano
1141 Lowell Street	Willa Moreland
927B S. Broadway	Lisette Vazquez

WHEREAS, it has been advised that the individuals, no longer need accessible parking at the above locations due to no response to renewal correspondence, no payment of annual renewal fees and/or by request as per the individual; now, therefore

BE IT ORDAINED, by the City Council of the City of Camden that the provisions of said ordinance applicable to the properties listed above is hereby removed.

SECTION 1. All ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistency only.

SECTION 2. This ordinance shall take effect twenty (20) days after its final passage and publication as provided by law.

SECTION 3. If any provision of this ordinance is declared invalid, such invalidity shall not affect the other provisions of this ordinance. Furthermore, the other provisions of this ordinance are deemed to be severable and remain in full force and effect.

BE IT FURTHER ORDAINED, that pursuant to N.J.S.A. 52:27BBB-23 and N.J.S.A. 40:69A-41, a true copy of this Ordinance shall be forwarded to the Mayor, who shall have ten (10) days from the receipt thereof to approve or veto this Ordinance. Additionally, pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Ordinance shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Ordinance, and the action by the Commissioner regarding this Ordinance shall supersede any action by the Mayor on the same Ordinance. All notices of approval and/or veto shall be filed in the Office of the Municipal Clerk.

Date of Introduction: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

VICTOR CARSTARPHEN
Mayor

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

Resolutions

R-1

ALL COUNCIL
10/13/2025

RESOLUTION DESIGNATING ZIANNA PATTERSON AS THE CITY OF CAMDEN EMPLOYEE OF THE MONTH FOR NOVEMBER 2025

WHEREAS, this Council, in cooperation with the Administration and the City's Employees and their union representatives, has established a program for honoring its employees by the designations of an "Employee of the Month"; and

WHEREAS, the criteria established to identify candidates for employee of the Month include:

1. Friendliness, thoughtfulness and dependability
2. Duties performed in a professional manner
3. Ability to work with others
4. An exemplary representative of his or her department
5. A positive role model
6. Pride in job performance
7. A positive attendance record; and

WHEREAS, ZIANNA PATTERSON, has been nominated as "Employee of the Month", and this Council, having reviewed the information presented in support of the nomination, believes that this honor should be bestowed on said ZIANNA PATTERSON; and

WHEREAS, ZIANNA PATTERSON has worked for the City of Camden for several years and has always demonstrated veritable professionalism and dedication; and

WHEREAS, the City Council of the City of Camden now seeks to Honor MS. ZIANNA PATTERSON; now, therefore

BE IT RESOLVED by the City Council of the City of Camden that it recognizes ZIANNA PATTERSON as the "Employee of the Month" for NOVEMBER, 2025 and hereby extends to ZIANNA its congratulations as well as all rights and accouterments extended to her as a result of her selection as Employee of the Month.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

R-2

BARCLAY
11/13/2025

RESOLUTION RECOGNIZING THE CEREMONIAL NAMING OF MECHANIC STREET FROM HADDON AVENUE TO LOUIS STREET AS "IMAM H. RADEE ABDULLAH WAY" IN THE CITY OF CAMDEN

WHEREAS, Imam H. Radee Abdullah was born on December 17, 1948, in North Philadelphia, Pennsylvania, to Lewis Henry Medford Sr. and Erma Lillian Medford; and

WHEREAS, Imam Abdullah was the beloved brother of Thomasina Boyer, Barbara Elizabeth Cherry, and Lewis Henry Medford Jr., and a proud graduate of Murriel Dobbins Technical Education High School; and

WHEREAS, Imam Abdullah began his professional career as an electrical designer for an engineering firm specializing in biogenetic laboratories, demonstrating a strong work ethic and dedication to excellence; and

WHEREAS, in 1974, Imam Abdullah embraced the religion of Al-Islam, beginning a lifelong journey of faith, service, and scholarship. He studied under esteemed Islamic scholars, including Imam W.D. Mohammed, Dr. Ismail Faruqi, and M. Zakiyyadin Sharfi, and further deepened his understanding of Quranic Arabic and Tafsir under Sheik Muhtar Abdur-Rahman and Sheik Naafi Muhaimin; and

WHEREAS, throughout his life, Imam Abdullah was a pillar of leadership and devotion in the Muslim community, serving in various leadership roles and ultimately as the Resident Imam of Masjidun-Nur Islamic Center in Camden, New Jersey, where he inspired countless individuals through his teachings, compassion, and example; and

WHEREAS, Imam Abdullah was known for his commitment to civic and spiritual service, often delivering lectures at local colleges and community events, fostering understanding, unity, and faith; and

WHEREAS, Imam Abdullah performed the sacred Hajj pilgrimage twice — first in 1983 and again in 2012 with his daughter — and was honored with several awards recognizing his community impact, including the Dynamic Dads Award from Mayor Dana L. Redd's Office and the Appreciation for Service to The Human Family Award from Masjid Mustaqeem in Chester, Pennsylvania; and

WHEREAS, Imam Abdullah was a long-time resident of Pennsauken, New Jersey, and shared 55 years of marriage with his beloved wife, Carolyn Abdullah. Together, they raised six children and were blessed with twelve grandchildren and one great-grandchild; and

WHEREAS, Imam Abdullah's leadership journey included service as Assistant Treasurer and later as Assistant Imam beginning in 1988, before being appointed Resident Imam of Masjidun-Nur Islamic Center in 1991, where he faithfully led and guided his congregation; and

WHEREAS, the City Council of the City of Camden now seeks to pay tribute to Imam H. Radee Abdullah and his lifelong accomplishments; and

WHEREAS, the City Council of the City of Camden believes that Imam H. Radee Abdullah should be properly honored by the ceremonial naming of Mechanic Street from Haddon Avenue to Louis Street as "IMAM H. RADEE ABDULLAH WAY" in lasting tribute to his spiritual leadership and community legacy; now, therefore

BE IT RESOLVED by the City Council of the City of Camden that Imam H. Radee Abdullah is hereby posthumously recognized and in recognition of his accomplishments, Mechanic Street from Haddon Avenue to Louis Street shall be ceremonially named "IMAM H. RADEE ABDULLAY WAY" and that appropriate signage shall be promptly installed by the City of Camden after the effective date of the Resolution and shall remain in place for one (1) year from the date of the approval of this resolution or until such time as the City of Camden shall determine otherwise.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

Camden City Council

RESOLUTION / ORDINANCE REQUEST FORM

DATE: October 29, 2025

Council Meeting Date: November 13, 2025

FROM: Councilperson

- [ ] Angel Fuentes, President
- [X] Arthur Barclay, Vice President, Ward 1
- [ ] Nohemi Soria-Perez, At-Large
- [ ] Sheila Davis, At-Large
- [ ] Christopher Collins, 2nd Ward
- [ ] Falio Leyba-Martinez, 3rd Ward
- [ ] Jannette Ramos, 4th Ward

Action Requested:

RESOLUTION RECOGNIZING THE CEREMONIAL NAMING OF MECHANIC STREET FROM HADDON AVENUE TO LOUIS STREET AS "IMAM H. RADEE ABDULLAH WAY" IN THE CITY OF CAMDEN

****Please attach any supporting documents

Arthur Barclay/gms
Signature of Councilperson

10/29/2025
Date

R-3

COLLINS
11/13/2025

RESOLUTION RECOGNIZING OCTOBER 30, 2025, AS NATIONAL WEATHERIZATION DAY

WHEREAS, October 30, 2025, marks National Weatherization Day as proclaimed by the U.S. Department of Energy in recognition of the positive impact of the Weatherization Assistance Program; and

WHEREAS, the Weatherization Assistance Program assists low-income households in Camden County, including seniors, families with young children, and persons with disabilities, by helping them lower home heating and energy expenses through comprehensive conservation efforts; and

WHEREAS, the Weatherization Assistance Program not only conserves energy through the use of advanced technologies that reduce home energy costs, but also enhances the health and safety of low-income residents by identifying carbon monoxide hazards, poor air quality, mold, and other environmental threats; and

WHEREAS, for four decades, the Camden County Council on Economic Opportunity "Camden County OEO" has remained a steadfast partner in the Weatherization Assistance Program, contributing to its success throughout most of the program's 47-year history; and

WHEREAS, Camden County OEO is the only program in the State of New Jersey to have received the prestigious "Golden Hammer" Award, earning this honor for seven consecutive years; now therefore

BE IT RESOLVED, by the City Council of the City of Camden, that it hereby wishes to recognize and express its sincere and deep appreciation to the Camden County Council on Economic Opportunity for their outstanding services and proclaims October 30, 2025, as National Weatherization Day.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

Camden City Council

RESOLUTION / ORDINANCE REQUEST FORM

DATE: October 27, 2025

Council Meeting Date: November 13, 2025

FROM: Councilperson

- [ ] Angel Fuentes, President
- [ ] Arthur Barclay, Vice President, Ward 1
- [ ] Nohemi Soria-Perez, At-Large
- [ ] Sheila Davis, At-Large
- [X] Christopher Collins, 2nd Ward
- [ ] Falio Leyba-Martinez, 3rd Ward
- [ ] Jannette Ramos, 4th Ward

Action Requested:

RESOLUTION RECOGNIZING OCTOBER 30, 2025, AS NATIONAL WEATHERIZATION DAY

****Please attach any supporting documents

Chris Collins/gms
Signature of Councilperson

10/27/2025
Date

Resolution #4

Resolution Authorizing A Fair And Open Contract For Professional Services To Bowman And Company LLP, 601 White Horse Rd, Voorhees, New Jersey, For Municipal Auditing Services For The Calendar Year Ending December 31, 2026 **(by title)**

RESOLUTION

NOT available at time of print on Tuesday, November 04, 2025.

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Luis Pastoriza, Municipal Clerk

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING A FAIR AND OPEN CONTRACT FOR PROFESSIONAL SERVICES TO BOWMAN AND COMPANY LLP, 601 WHITE HORSE RD, VOORHEES, NEW JERSEY, FOR MUNICIPAL AUDITING SERVICES FOR THE CALENDAR YEAR ENDING DECEMBER 31, 2026

Point of Contact:	Patrice Bassett	Clerk	7049	pamccart@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		10/22/25	
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance			10/24/25	

Approved by:
Business Administrator — Signature — Date: 10/28

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

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[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

Received by:
City Attorney

Signature Date

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION:

RESOLUTION AUTHORIZING A FAIR AND OPEN CONTRACT FOR PROFESSIONAL SERVICES TO BOWMAN AND COMPANY LLP, 601 WHITE HORSE RD, VOORHEES, NEW JERSEY, FOR MUNICIPAL AUDITING SERVICES FOR THE CALENDAR YEAR ENDING DECEMBER 31, 2026

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- Required audit pursuant to NJSA 40A:54.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: TBD

IMPACT STATEMENT:

- Auditing services will be provided for the calendar year 2026

Prepared by:

Name

7049 pamccart@ camdennj.gov

Phone/Email

RESOLUTION AUTHORIZING A FAIR AND OPEN CONTRACT FOR PROFESSIONAL SERVICES TO BOWMAN & COMPANY LLP, 601 WHITE HORSE ROAD, VOORHEES, NEW JERSEY, FOR MUNICIPAL AUDITING SERVICES FOR THE CALENDAR YEAR ENDING DECEMBER 31, 2026

WHEREAS, pursuant to N.J.S.A. 40A:54 each municipality of the State of New Jersey is required to make an audit following the end of its fiscal year; and

WHEREAS, by statutory requirement, each municipality's governing body must appoint a Municipal Auditor, N.J.S.A. 40A:54 et seq.; and

WHEREAS, in response to RFP #25-----, "Municipal Auditor Services," a proposal was received by the City of Camden ("City") from BOWMAN & COMPANY LLP; and

WHEREAS, BOWMAN & COMPAMY, LLP was the only responsive proposal received for RFP #24-27, the City is now recommending that the City Council of the City of Camden re-appoint BOWMAN & COMPANY LLP, 601 White Horse Road, Voorhees, New Jersey, to serve as the City's Municipal Auditor; and

WHEREAS, the proposal submitted by BOWMAN & COMPANY LLP, was in separate amounts of ------- for the Financial Audit and $---------- for the Federal and State Grant Single Audit, for a period of one (1) year; and

WHEREAS, pursuant to the directive of the Division of Local Government Services, a certification has been attached hereto which certifies that the funds for this expenditure are available and appropriated under the adopted budget of the City under line item(s) "--------", and said certification has been signed by the Chief Financial Officer and approved as to form by the City Attorney; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that it hereby ratifies, approves and authorizes a contract with BOWMAN & COMPANY LLP, 601 White Horse Road. Voorhees, New Jersey for the separate amounts of ------- DOLLARS ($----.00) for the Financial Audit and -----DOLLARS ($---.00) for the Federal and State Grant Single Audit, for a period of one (1) year, for an aggregate total amount of ------- DOLLARS ($----.00), pursuant to the Local Public Contracts Law, N.J S.A. 40A:11-1 et seq.

BE IT FURTHER RESOLVED, by the City Council of the City of Camden that the Mayor, City Clerk, and other authorized officials of the City of Camden are hereby fully authorized to negotiate and execute said contract on behalf of the City of Camden, and to take all other necessary actions to effectuate the purposes of this Resolution.

BE IT FURTHER RESOLVED, that pursuant to N J.S A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

Amount TBD- Place holder Only

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

R-5

AV:dh
11-13-25

RESOLUTION APPROVING THE COMPETITIVE CONTRACTING PROCESS TO RECEIVE PROPOSALS FOR A COMMUNITY SOLAR POWER PURCHASE AGREEMENT

WHEREAS, the City of Camden desires to initiate the competitive contracting process to solicit proposals for a Community Solar Power Purchase Agreement; and

WHEREAS, pursuant to N.J.S.A. 40A:11-4.3(a), in order to initiate the competitive contracting process, the Council of the City of Camden must adopt a resolution authorizing the use of competitive contracting; and

WHEREAS, pursuant to N.J.S.A. 40A:11-4.1(k), the Director of the Division of Local Government Services is authorized to permit the use of competitive contracting for "the operation, management or administration of other services"; and

WHEREAS, the competitive contracting process will be utilized to select a qualified solar developer(s) and project location to provide low cost solar power on a long term basis to subscribers; and

WHEREAS, the Power Purchase Agreements ("PPA") allows contracting units to authorize contracts up to 15 years with private vendors; and

WHEREAS, PPA contracts are subject to guidelines promulgated by the Board of Public Utilities establishing a methodology for computing energy cost savings and energy generation costs; now therefore

BE IT RESOLVED, by the Council of the City of Camden that the City is hereby authorized to initiate the competitive contracting process to solicit proposals for the operation, management or administration of other services for the Community Solar Power Purchase Agreement.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: 11/13/2025

TO: City Council
FROM: Timothy J. Cunningham, Business Administrator

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION APPROVING THE COMPETITIVE CONTRACTING PROCESS TO RECEIVE PROPOSALS FOR COMMUNITY SOLAR POWER PURCHASE AGREEMENT

Point of Contact:	Lateefah Chandler	Admin-Purchasing	856-757-7475	lachandl@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Grants Management				
Qualified Purchasing Agent	Y	Lateefah CA	10/22/2025	
Director of Finance				

Approved by:
Business Administrator _____ 10/28
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney **Signature** **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION APPROVING THE COMPETITIVE CONTRACTING PROCESS TO RECEIVE PROPOSALS FOR COMMUNITY SOLAR POWER PURCHASE AGREEMENT

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- Per N.J.S.A 40A:11-4.3(a), governing body approval is required before utilizing the competitive contracting process for services enumerated in N.J.S.A 40A:11-4.1
- N.J.S.A 40A:11-4.1(1)(k) the operation, management or administration of other services.
    - The "competitive contracting" approach will be utilized to select a qualified solar developer(s) and project location to provide low cost solar power on a long term basis to subscribers
    - Power Purchase Agreements (PPA) allows contracting units to authorize contracts up to 15 years with private vendors
    - PPA contracts are subject to "guidelines promulgated by the Board of Public Utilities establishing a methodology for computing energy cost savings and energy generation costs" Local Finance Notice 2009-10

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: N/A
APPROPRIATION NUMBER: N/A
PROCUREMENT: N/A

IMPACT STATEMENT:

- N/A

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- N/A

Prepared by: LATEEAH CHANDLER **856-757-7159**

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	CITY OF CAMDEN

Professional Service or EUS Type	N/A
Name of Vendor	N/A
Purpose or Need for service:	Power Purchase Agreement
Contract Award Amount	N/A
Term of Contract	N/A
Temporary or Seasonal	N/A
Grant Funded (attach appropriate documentation allowing for service through grant funds)	N/A
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	NJSA 40A:11-4.1 ET SEQ
Were other proposals received? If so, please attach the names and amounts for each proposal received?	N/A

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature•

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Financial Officer affirms that there is adequate funding available for this action.

N/A

Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

N/A Date_____

Certifying Officer

For LGS use only:

( ) Approved ( ) Denied

_____Date_____

Director or Designee,
Division of Local Government Services

Number Assigned_____

department of community affairs
people places progress
division of local government services dlgs

LFN 2009-10

June 12, 2009

Local Finance Notice

Jon S. Corzine
Governor

Joseph V. Doria
Commissioner

Susan Jacobucci
Director

Contact Information

Director's Office
V. 609.292.6613
F. 609.292.9073

Local Government Research
V. 609.292.6110
F. 609.292.9073

Financial Regulation and Assistance
V. 609.292.4806
F. 609.984.7388

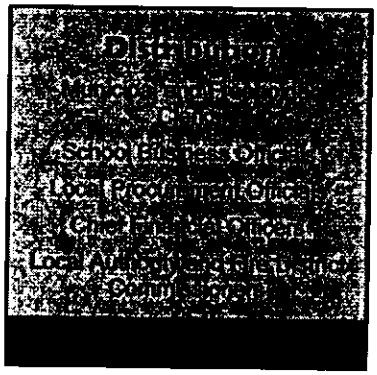
Local Finance Board
V. 609.292.0479
F. 609.633.6243

Local Management Services
V. 609.292.7842
F. 609.633.6243

Authority Regulation
V. 609.984.0132
F. 609.984.7388

Mail and Delivery
101 South Broad St.
PO Box 803
Trenton, New Jersey
08625-0803

Web: www.nj.gov/dca/lgs
E-mail: dlgs@dca.state.nj.us



Contracting for Renewable Energy Services: Update on Power Purchase Agreements

Since Local Finance Notice 2008-20 was issued in December of 2008, there have been several changes regarding the contracting for renewable energy through power purchase agreements (PPA). One of the important actions is the release of the Board of Public Utilities (BPU) Guidelines for Public Entity Energy Efficiency & Renewable Energy Cost Savings Guidelines.

This Notice covers the newly released BPU Power Purchase Guidelines, PPA procurement procedures, a review of issues that must be addressed in preparing renewable energy RFPs, and issues specifically related to boards of education and PPAs.

Power Purchase Agreements Generally

P.L. 2008, c.83 made amendments to the length of contracts sections of the Local Public Contracts Law (LPCL), the Public School Contracts Law (PSCL), and the County College Contracts Law by providing the following length of contracts provisions:

> The provision or performance of goods or services for the purpose of producing class I renewable energy, as that term is defined in section 3 of P.L.1999, c.23 (C.48:3-51), at, or adjacent to, buildings owned by any <*type of contracting unit*>, the entire price of which is to be established as a percentage of the resultant savings in energy costs, for a term not to exceed 15 years; provided, however, that these contracts shall be entered into only subject to and in accordance with guidelines promulgated by the Board of Public Utilities establishing a methodology for computing energy cost savings and energy generation costs.

This section authorizes contracts of up to 15 years with private vendors for "power purchase agreements." These are programs where the contracting unit procures a contract for, in most cases, a private vendor to install, maintain, and own solar panels, in exchange for the contracting unit purchasing the power generated by the solar panels at agreed upon formula driven rates. The same principle can be applied to other Class I renewable energy sources, such as windmills, geothermal systems, and similar renewable power sources.

This provision does not apply when a contracting unit authorizes debt or uses other capital resources to directly procure the renewable system that it will own outright. In those cases, the contracting unit's procurement law will dictate procurement and financing policies.

Government agencies fall under the incentive programs of the BPU's Clean Energy Commercial/ Industrial Program, that may also provide other incentives that can result in lower costs or improved energy efficiency. All local initiatives to use renewable energy or improve energy efficiency should carefully review and evaluate options available under the program.

BPU Power Purchase Guidelines

The law also requires that PPA contracts are subject to "guidelines promulgated by the Board of Public Utilities establishing a methodology for computing energy cost savings and energy generation costs." Adopted on February 27, 2009 (and subject to periodic modification), the Board Order and Guidelines for Public Entity Energy Efficiency & Renewable Energy Cost Savings Guidelines are posted online and included with the distribution of this Notice. The Guidelines include a document and an Excel worksheet to assist in the calculations. The technical nature of the material warrants review and implementation by individuals familiar with energy savings calculations.

To further assist local units, the Board and Division of Local Government Services are developing model documents that can be used as a Request for Proposals and a summary of elements to be considered in a RFP. Copies of presentations from recent seminars are also online on the Office of Clean Energy website.

Power Purchase Agreement Contracting Procedures

For many years, the LPCL and PSCL provided that power purchase type agreements were entered into through competitive contracting, although authorized under what became obsolete language authorizing energy savings contracts.

The recent adoption of P.L. 2009, c.4, Energy Savings Improvement Programs (ESIP), in addition to reforming the way energy contracts that "pay for themselves" (See Local Finance Notice 2009-11), repealed the obsolete LPCL and PSCL language noted above. In doing so, the ESIP law unintentionally eliminated the basis for competitive contracting for power purchase agreements.

Pursuant to the competitive contracting laws under the LPCL [N.J.S.A. 40A:11-4.1(k)] and PSCL [N.J.S.A. 18A:18A-4.1(k)], the Director of the Division of Local Government Services is authorized to allow competitive contracting for "the operation, management or administration of other services." The contracting laws also allow concessions to be awarded through the competitive contracting process (subsection j of those sections). Power Purchase Agreements can be considered as service contracts or as a concession: a private contractor using the contracting unit's facilities – the roof – to place its panels, provides a benefit to the local unit (reduced electricity rates), and provides private gain to the contractor.

Given the nature of power purchase agreements, the Director is authorizing contracts that meet the following definition to be procured and entered into pursuant to competitive contracting (subsections j or k as appropriate) pursuant to the LPCL and PSCL:

> The provision or performance of goods or services for the purpose of producing class I renewable energy, as that term is defined in section 3 of P.L.1999, c.23 (C.48:3-51), at, or adjacent to, buildings owned by any < type of contracting unit>, **the entire price of which is to**

> **be established as a percentage of the resultant savings in energy costs;** provided, however, that these contracts shall be entered into only subject to and in accordance with guidelines promulgated by the Board of Public Utilities establishing a methodology for computing energy cost savings and energy generation costs. [emphasis added]

This language replicates the statutory authorization for 15 year renewable energy contracts.

Contracting units shall comply with the competitive contracting process. That process requires that contracts be based on firm proposals submitted by vendors, with an evaluation process guiding the contracting unit's determination of the proposal that is "most advantageous, price and other factors considered." The competitive contracting process does not permit contracts to be negotiated.

Contracting officials and industry vendors may not be familiar with competitive contracting and therefore contracting officials should carefully review the relevant statutes (N.J.S.A. 40A:11-4.1 through 4.5 and N.J.S.A. 18A:18A-4.1 through 4.5) and regulations (N.J.A.C. 5:34-4.1 et seq.) as appropriate to their organization. The nature of PPAs also warrants including an engineer or architect familiar with renewable energy systems in the planning process.

In considering the criteria to evaluate PPA vendor proposals, the following examples may be useful, given individual circumstances and RFP requirements:

- The structure and financial terms of the Power Purchase Agreement and responsiveness to RFP financial requirements or considerations
- History and financial strength of the design/installation firm
- History and financial strength of the financial/Power Purchase Agreement provider firm
- Experience of the design/installation firm in completing similar projects
- Experience of the financial/Power Purchase Agreement provider firm in completing similar projects
- Knowledge of New Jersey regulations for permitting and construction of renewable energy projects
- Knowledge of New Jersey renewable energy programs, requirements, regulations, and financial incentives
- Clarity and conciseness of the submittal
- Responsiveness and understanding of the scope of work, management of site conditions

Renewable energy industry vendors must recognize that renewable energy projects fall under State public works contracting laws, i.e., prevailing wages and Public Works Contractor Registration laws, among others. In addition, as these systems connect to building power systems or the electric grid, laws and regulations concerning electrical contractors also apply. Subcontractors may also fall under these requirements. RFP documents should make it clear that public works contracting laws and rules apply to the work and that contractors are responsible for complying with the appropriate construction trade practices and laws.

Renewable Energy Contract Variables

Officials should also be aware that when it comes to contracting for renewable energy systems (i.e., solar panels, windmills) through power purchase agreements, there are different circumstances, building and environmental conditions, and pricing options that must be considered.

Depending on the specific project, pricing options may be affected by federal tax credits and five-year accelerated depreciation provisions that are available to private businesses. A private company granted a concession to install solar on a government facility can use them to lower the cost of the installation below the cost that could be obtained if the government paid for the improvement itself. In some cases, a PPA vendor may be a company that specializes in financing renewable installations who subcontracts the physical installation work to another company.

Further, BPU authorized Renewable Energy Credits (REC) and Solar Renewable Energy Credits (S-REC) are financial instruments that may be available and can be sold to offset energy or construction costs.

Other considerations that may be part of a renewable energy power purchase agreement include:

- Sale of the renewable energy generator (i.e., solar panels) at fair market value or removal of the equipment
- Calculation of the price for energy and its basis for escalation
- Maintenance of and any repair of the facility
- Termination and removal provisions (including potential abandonment or sale of property)
- Assignment of or change in vendor, including but not limited to considerations for system resale prior to start-up
- Security and personnel (especially for school projects)
- Insurance (who covers fires, or other unanticipated circumstances)

There are also a variety of technical issues to be considered on a site-by-site basis that can affect the cost (and ultimately the rates) of the work.

- Utility interface, metering, and power quality reliability
- Existing capability of the facility's power system and any upgrades that may be necessary, including meeting current electrical code compliance
- Roof conditions, warranties, and repairs and renovations

Of critical importance is the condition of a roof when a PPA involves the placement of solar panels on a contracting unit's roofs. Current and future roofing conditions must be taken into account when planning a solar project. Analysis of structural integrity, condition of roofing material, and impact of any existing roofing warranties must be investigated prior to issuing a PPA RFP and impact results reflected in, or provided as part of the RFP process. For example, a RFP may require the PPA contractor be held responsible for ensuring that any existing roof warranty is not violated by the construction. Some roofs may need to be replaced prior to installation of solar panels. Projects may also require an engineering certification on roof loadings and roof warranty.

In many cases, roof repairs or renovations are needed prior to the installation of solar panels. In some cases, a PPA **may** include roof improvements. For example, an RFP response may require the contractor perform roof repairs or maintenance to support the addition of solar panels. This requires that those costs must be built in to the cost of electricity paid to the contractor.

In this case, the PPA works only when the roofing related costs result in pricing to the local unit that does not exceed what the projected cost of energy otherwise available from the grid. If the cost of PPA

power, including any roof work exceeds the projected grid rate (i.e., no savings in electricity cost), the roof work must be performed separately from the PPA under normal public works contracting procedures. The competitive contracting process for PPAs **does not** provide a mechanism to avoid public works contracting requirements or to build long term roof renovation or replacement costs into the cost of electricity so that the cost of energy exceeds what would otherwise be available from the local utility company.

To summarize, a PPA may include roof improvements only when the projected cost of the energy otherwise available from the grid is not exceeded by the cost of the PPA power and any roof work. The BPU Guidelines for Public Entity Energy Efficiency & Renewable Energy Cost Savings Guidelines must be used to calculate energy savings.

To address these and other variables that can be part of a power purchase agreement, RFPs should be carefully researched by the local unit, and the RFP should encourage vendors to submit alternative proposals that can address the contracting unit's needs. Careful evaluation, including application of the BPU Guidelines, is critical to the success of the project.

Boards of Education and Power Purchase Agreements

In addition to the foregoing issues, because of the oversight of school construction activities by the State Department of Education, the following additional conditions apply to schools entering into PPAs:

1. All plans for PPAs that affect a school building must be incorporated into the school's Long Range Facility Plan and the appropriate filing made with the Department of Education for approval.
2. PPA applications require an engineering certification on roof loadings and roof warranty filed with the application.
3. School debt service aid is not provided for a PPA. Solar panel projects are eligible for debt service aid if the school district purchases and installs the panel through an approved bond referendum.

Entering into a PPA for installation of solar panels on a roof does not trigger the requirement that a Board of Education obtain the approval of the Department of Education to "lease" or "rent" a school facility.

Conclusion and Additional Information

Issues concerning contracting for energy related services are continuing to evolve and will pose challenges to contracting unit officials as the details of the new laws are finalized. The Division continues to partner with the Board of Public Utilities' Office of Clean Energy to work through the issues and provide guidance.

Questions concerning contracting issues can be e-mailed to lpcl@dca.state.nj.us. Information and answers to questions concerning BPU Commercial/Industrial programs are best answered through the Office of Clean Energy's contact website. In addition, the Board's Office of the Business Ombudsman may be of assistance.

Approved: Susan Jacobucci, Director

Table of Web Links

Page	Shortcut text	Internet Address
1	Local Finance Notice 2008-20	http://www.nj.gov/dca/lgs/lfns/08lfns/2008-20.doc
2	Clean Energy Commercial/Industrial Program	http://www.njcleanenergy.com/commercial-industrial/home/home
2	Public Entity Energy Efficiency & Renewable Energy Cost Savings Guidelines	http://www.njcleanenergy.com/files/file/program_updates/2-24-09-8B.pdf
2	Office of Clean Energy website	http://www.njcleanenergy.com/
2	Local Finance Notice 2009-11	http://www.nj.gov/dca/lgs/lfns/09lfns/2009-11.doc
5	Local Public Contract Law Email	lpcl@dca.state.nj.us
5	Office of Clean Energy's contact website.	http://www.njcleanenergy.com/misc/about-njcep/contact-us
5	Office of the Business Ombudsman	http://www.state.nj.us/bpu/commercial/ombuds/

R-6

SE:dh
11-13-25

RESOLUTION AUTHORIZING THE RENEWAL OF THE CITY'S MEMBERSHIP IN THE SOUTHERN NEW JERSEY REGIONAL EMPLOYEE BENEFITS FUND

WHEREAS, a number of public entities in the State of New Jersey have collectively formed a joint insurance fund, which is the Southern New Jersey Regional Employee Benefits Fund, (hereafter referred to as "FUND") as permitted by N.J.S.A. 11:15-3, 17:1-8.1, and 40A:10-36 et seq.; and

WHEREAS, the FUND has been approved by the New Jersey Department of Insurance and the Department of Community Affairs to be operational and has been operation since the approval; and

WHEREAS, the statutes and regulations governing the creation and operation of a joint insurance fund, contain certain elaborate restrictions and safeguards concerning the safe and efficient administration of the public interest entrusted to such a FUND; and

WHEREAS, the City Council of the City of Camen has determined that membership in the FUND is in the best interest of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden hereby agrees as follows:

1. Agrees to Renew it membership in the FUND for the time period of January 1, 2026 and ending on December 31, 2028.
2. Will participate in the following type (s) of coverage (s):
   a) Health Insurance and/or Prescription Insurance and/or Dental Insurance as defined pursuant to N.J.S.A. 17B:17-4, the FUND's Bylaws, and Plan of Risk Management.
   b) Medicare Advantage Program,
   c) Employer Group Waiver Program.
3. Adopts and approves the FUND's Bylaws.
4. Execute the Application for Membership, the FUND's Indemnity and Trust Agreement and such other documents signifying membership in the FUND as required by the FUND's Bylaws.

BE IT FURTHER RESOLVED, that the City Council of the City of Camden is authorized and directed to execute the Indemnity and Trust Agreement and such other documents signifying membership in the FUND as required by the FUND's Bylaws, and to deliver these documents to the FUND's Executive Director with the express reservation that these documents shall become effective only upon:

1. Approval of the City of Camden by the FUND.
2. Receipt from the City of Camden of a resolution accepting assessment.
3. Approval by the New Jersey Department of Insurance and Department of Community Affairs.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: 10/15/2025

TO: City Council
FROM: Timothy J. Cunningham, Business Administrator

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING THE RENEWAL OF THE CITY'S MEMBERSHIP IN SOUTHERN NEW JERSEY REGIONAL EMPLOYEE BENEFITS FUND

Point of Contact:	Lateefah Chandler	Admin-Purchasing	856-757-7475	lachandl@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Grants Management				
Qualified Purchasing Agent	Y			
Director of Finance	Y		9/24/25	

Approved by:
Business Administrator _____ 9/30
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ 10/1
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING THE RENEWAL OF THE CITY'S MEMBERSHIP IN SOUTHERN NEW JERSEY REGIONAL EMPLOYEE BENEFITS FUND

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- City's participation in the Southern New Jersey Regional Employee Benefits Fund will begin January 1, 2026 – December 31, 2028
- Coverage includes
  - Health Insurance and/or Prescription Insurance and/or Dental Insurance
  - Medicare Advantage Program
  - Employer Group Waiver Program

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: TBD
APPROPRIATION NUMBER: 6-01-F0-427-022 & 6-01-F0-427-023
PROCUREMENT: NJSA 40A:11-5(m)

IMPACT STATEMENT:

- Joining and continuing our membership in SNJHIF offers similar benefits as the State Health Benefits Plan at more competitive rates, thereby providing a substantial savings to the City

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- N/A

Prepared by: LATEEAH CHANDLER **856-757-7159**

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	CITY OF CAMDEN

Professional Service or EUS Type	N/A
Name of Vendor	SOUTHERN NEW JERSEY EMPLOYEE BENEFITS FUND
Purpose or Need for service:	PROVIDE HEALTH INSURANCE COVERAGE FOR CITY OF CAMDEN ACTIVE AND RETIRED EMPLOYEES ALONG WITH THEIR DEPENDENTS
Contract Award Amount	TBD
Term of Contract	3 YEARS
Temporary or Seasonal	N/A
Grant Funded (attach appropriate documentation allowing for service through grant funds)	NO
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	NJSA 40A:11-5(m)
Were other proposals received? If so, please attach the names and amounts for each proposal received?	TBD

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

_____

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Financial Officer affirms that there is adequate funding available for this action.

_____

Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

N/A Agreement only

_____ Date_____

Certifying Officer

For LGS use only:

( ) Approved ( ) Denied

_____Date_____

Director or Designee,
Division of Local Government Services

Number Assigned_____

SOUTHERN NEW JERSEY REGIONAL EMPLOYEE BENEFITS FUND

INDEMNITY AND TRUST AGREEMENT

THIS AGREEMENT made this _____ day of _____ 2024, in the County of _____, State of New Jersey, By and Between the **Southern New Jersey Regional Employee Benefits Fund** referred to as "FUND" and the governing body of the _____ a duly constituted LOCAL UNIT OF GOVERNMENT, hereinafter referred to as "LOCAL UNIT".

WITNESSETH:

WHEREAS, the governing bodies of various local units of government, as defined in N.J.A.C. 11:15-3.2, have collectively formed a Joint Insurance Fund as such an entity is authorized and described in N.J.S.A. 40A:10-36 et. seq. and the administrative regulations promulgated pursuant thereto; and

WHEREAS, the LOCAL UNIT has agreed to become a member of the FUND in accordance with and to the extent provided for in the Bylaws of the FUND and in consideration of such obligations and benefits to be shared by the membership of the FUND;

NOW THEREFORE, it is agreed as follows:

1. The LOCAL UNIT accepts the FUND's Bylaws as approved and adopted and agrees to be bound by and to comply with each and every provision of said Bylaws and the pertinent statutes and administrative regulations pertaining to same.

2. The LOCAL UNIT agrees to participate in the FUND with respect to health insurance, as defined in N.J.S.A. 17B:17-4, and as authorized in the LOCAL UNIT's resolution to join.

3. The LOCAL UNIT agrees to become a member of the FUND and to participate in the health insurance coverages offered for an initial period, (subject to early release or termination pursuant to the Bylaws), such membership to commence on **January 1, 2026** and ending on **December 31, 2028** at 12:01 AM provided, however, that the LOCAL UNIT may withdraw at any time upon 90 day written notice to the FUND.

4. The LOCAL UNIT certifies that it has never defaulted on payment of any claims if self-insured and has not been cancelled for non-payment of insurance premiums for a period of at least two (2) years prior to the date of this Agreement.

5. In consideration of membership in the FUND, the LOCAL UNIT agrees that it shall jointly and severally assume and discharge the liability of each and every member of the FUND, for the periods during which the member is receiving coverage, all of whom as a condition of membership in the FUND shall execute an Indemnity and Trust Agreement similar to this Agreement and by execution hereto, the full faith and credit of the LOCAL UNIT is pledged to the punctual payments of any sums which shall become due to the FUND in accordance with the Bylaws thereof, this Agreement or any applicable Statute. However, nothing herein shall be construed as an obligation of the LOCAL UNIT for claims and expenses that are not covered by the FUND, or for that portion of any claim or liability within the LOCAL UNIT retained limit or in an amount which exceeds the FUND's limit of coverage.

6. If the FUND in the enforcement of any part of this Agreement shall incur necessary expenses or become obligated to pay attorney's fees and/or court costs, the LOCAL UNIT agrees to reimburse the FUND for all such reasonable expenses, fees, and costs on demand.

7. The LOCAL UNIT and the FUND agree that the FUND shall hold all moneys in excess of the LOCAL UNIT's retained loss fund paid by the LOCAL UNIT to the FUND as fiduciaries for the benefit of FUND claimants all in accordance with N.J.A.C. 11:15-3 et. seq.

8. The FUND shall establish and maintain Claims Trust Accounts for the payment of health insurance claims in accordance with N.J.S.A. 40A:10-36 et. seq., N.J.S.A. 40A:5-1 and such other statutes and regulations as may be applicable. More specifically, the aforementioned Trust Accounts shall be utilized solely for the payment of claims, allocated claim expense and stop loss insurance or reinsurance premiums for each risk or liability as follows:

a) Employer contributions to group health insurance
b) Employee contributions to contributory group health insurance
c) Employer contributions to contingency account
d) Employee contributions to contingency account
e) Other trust accounts as required by the Commissioner of Insurance

9. Notwithstanding 8 above, to the contrary, the FUND shall not be required to establish separate trust accounts for employee contributions provided the FUND provides a plan in its Bylaws for the recording and accounting of employee contributions of each member.

10. Each LOCAL UNIT of government who shall become a member of the FUND shall be obligated to execute an Indemnity and Trust Agreement similar to this Agreement.

ADOPTED: _____
Date

BY: _____

ATTEST: _____

RESOLUTION NO. _____

SOUTHERN NEW JERSEY REGIONAL EMPLOYEE BENEFITS FUND

RESOLUTION to RENEW/JOIN

WHEREAS, a number of public entities in the State of New Jersey have joined together to form the **Southern New Jersey Regional Employee Benefits Fund**, hereafter referred to as "FUND", as permitted by N.J.S.A. 11:15-3, 17:1-8.1, and 40A:10-36 et seq., and;

WHEREAS, the FUND was approved to become operational by the Departments of Insurance and Community Affairs and has been operational since that date, and;

WHEREAS, the statutes and regulations governing the creation and operation of a joint insurance fund, contain certain elaborate restrictions and safeguards concerning the safe and efficient administration of the public interest entrusted to such a FUND;

WHEREAS, the governing body of _____, hereinafter referred to as "LOCAL UNIT" has determined that membership in the FUND is in the best interest of the LOCAL UNIT.

NOW, THEREFORE, BE IT RESOLVED that the governing body of the LOCAL UNIT hereby agrees as follows:

i. Become a member of the FUND for the period outlined in the LOCAL UNIT's Indemnity and Trust Agreements.

ii. Will participate in the following type (s) of coverage (s):

a.) Health Insurance and/or Prescription Insurance and/or Dental Insurance as defined pursuant to N.J.S.A. 17B:17-4, the FUND's Bylaws, and Plan of Risk Management.

iii. Adopts and approves the FUND's Bylaws.

iv. Execute an application for membership and any accompanying certifications.

BE IT FURTHER RESOLVED that the governing body of the LOCAL UNIT is authorized and directed to execute the Indemnity and Trust Agreement and such other documents signifying membership in the FUND as required by the FUND's Bylaws, and to deliver these documents to the FUND's Executive Director with the express reservation that these documents shall become effective only upon:

i. Approval of the LOCAL UNIT by the FUND.

ii. Receipt from the LOCAL UNIT of a Resolution accepting assessment.

iii. Approval by the New Jersey Department of Insurance and Department of Community Affairs.

ADOPTED: _____
Date

BY: _____

ATTEST: _____

R-7

DB:dh
11-13-25

RESOLUTION AUTHORIZING THE CITY OF CAMDEN TAX ASSESSOR'S OFFICE TO ENTER INTO STIPULATION OF SETTLEMENT AGREEMENTS FOR PROPERTIES UNDER TAX APPEAL FOR 2026 AND REQUIRING NOTIFICATION TO THE CFO & GOVERNING BODY OF ALL APPEALS ON OR BEFORE JUNE 1ST 2026

WHEREAS, tax appeals are filed each year in the City of Camden; and

WHEREAS, the majority of these appeals are resolved by a Stipulation of Settlement; and

WHEREAS, pursuant to New Jersey case law, once an appeal is filed, only City Council has the authority to authorize settlement of litigation; and

WHEREAS, the Court requires that City's counsel represent upon the record that the Council of the City of Camden has authorized the settlement of pending tax appeals; and

WHEREAS, the Tax Assessor requests that City Council give the Tax Assessor the authority to settle tax appeals before the Camden County Board of Taxation as well as before the New Jersey Tax Court for any properties having an assessment of ONE MILLION DOLLARS ($1,000,000.00) or less; and

WHEREAS, the Tax Assessor shall notify the Chief Financial Officer and Governing Body on or before June 1st of all tax appeals filed for 2026; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that, it hereby authorizes the Tax Assessor or Deputy Tax Assessor to enter into stipulations of settlement with respect to tax appeals heard before the Camden County Board of Taxation and before the New Jersey Tax Court for any properties having an assessment of ONE MILLION DOLLARS ($1,000,000.00) or less.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN – CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council

FROM: Abrina Carson, Tax Assessor

TITLE OF ORDINANCE/RESOLUTION: *Resolution Authorizing the Camden City Tax Assessor to Enter into Stipulation of Settlement Agreements for Properties under Tax Appeal for 2026 and Requiring Notification to the CFO & Governing Body of all Appeals on or before June 1st, 2026.*

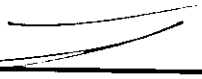
Point of Contact: Abrina Carson ext. 7019 abcarson@camdennj.gov

Name | Department-Division-Bureau | Phone | Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**Y**			
Supporting Department Director (if necessary)	**N/A**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**N**			

Approved by:



Signature 10/28 **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval – (If applicable)
2. Certification of Funds
3. Addition supporting documents

"Walk on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTUION: *Resolution Authorizing the Camden City Tax Assessor to Enter into Stipulation of Settlement Agreements for Properties under Tax Appeal for 2026 and Requiring Notification to the CFO & Governing Body of all Appeals on or before June 1st, 2026.*

FACTS/BACKGROUND:

Annually, the City of Camden receives Tax Appeals regarding disputes of real property value. When an appeal is received, the Assessor will perform a variety of tasks including; inspections, comparable sales analysis reports, cost and income approach to value reports and contacting the claimant to negotiate the value of their property (where applicable). Below is an estimated number of Tax Appeals filed against the City in the past few years.

- 2025 – 25 County Tax Board Appeals/ 4 Tax Court Appeals
- 2024 – 49 County Tax Board Appeals/ 35 Cross Appeals Filed
- 2023 – 30 County Tax Board Appeals
- 2022 – 35 County Tax Board Appeals
- 2021 – 84 County Tax Board Appeals
- 2020 – 157 County Tax Board Appeals
- 2019 – 150 County Tax Board Appeals

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: N/A

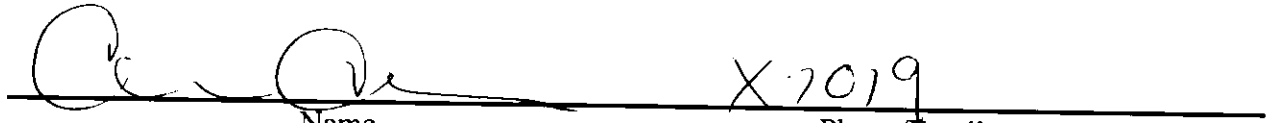
IMPACT STATEMENT:

A resolution that allows the Tax Assessor to enter into stipulations of settlement agreements concerning assessed valuation of properties of 1 million dollars or less will alleviate any burden or strain on the City and the Law Department to have to prepare the stipulation documents and negotiate the settlement terms with claimants. It will also alleviate an unnecessary number of tax appeals being heard at the Camden County Tax Board.

SUBJECT MATTER EXPERTS/ADVOCATES:

COORDINATION:

Prepared by:



Name

X 7019

Phone/Email

R-8

AV:dh
11-13-25

RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT TO CONNOR STRONG & BUCKELEW COMPANIES, LLC TO PROVIDE EMPLOYEE BENEFITS CONSULTING AND BROKERAGE SERVICES FOR MEDICAL, PRESCRIPTION, AND DENTAL COVERAGE

WHEREAS, the City of Camden desires to enter into a contract with Conner Strong & Buckelew to provide consulting and brokerage services related to the City's medical, prescription, and dental insurance programs; and

WHEREAS, pursuant to Request for Proposals #25-28, the lowest responsible proposal was submitted by Conner Strong & Buckelew Companies, LLC; and

WHEREAS, Conner Strong & Buckelew Companies, LLC will perform an annual consultative review and detailed analysis of the City's health benefits program, which shall include, but not be limited to, the following:

- Conducting a baseline analysis of the current health benefits program to determine necessary updates, amendments, and changes to be implemented both immediately and on a routine basis;
- Offering recommendations and an immediate action plan to ensure compliance and address coverage-related issues;
- Providing annual benchmarking reviews and updates regarding the health benefits program; and
- Presenting options, alternatives, and strategies for the delivery and administration of employee benefits;

now, therefore,

BE IT RESOLVED, by the City Council of the City of Camden, that the proper City Officers of the City of Camden are hereby authorized to execute a contract with Conner Strong & Buckelew Companies, LLC for the provision of consulting and brokerage services related to the City's medical, prescription and dental insurance coverage for the City of Camden employees for a period of (3) three years, in accordance with the provisions of the New Jersey Local Public Contracts Law, P.L. 1971, Chapter 198, and that the Mayor and the City Clerk shall execute said contract on behalf of the City of Camden.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL BLACKBURN
City Attorney

ANGEL FUENTES
City Council President

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: 11/13/2025

TO: City Council
FROM: Timothy J. Cunningham, Business Administrator

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT TO CONNER STRONG & BUCKELEW COMPANIES, LLC FOR EMPLOYEE BENEFITS CONSULTANCY AND BROKERAGE SERVICES FOR MEDICAL, PRESCRIPTION, AND DENTAL COVERAGE

Point of Contact:	Lateefah Chandler	Admin-Purchasing	856-757-7475	lachandl@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Grants Management				
Qualified Purchasing Agent	Y	[signature]	10/27/2025	
Director of Finance		[signature]	10/29/2025	

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney **Signature** **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT TO CONNER STRONG & BUCKELEW COMPANIES, LLC FOR EMPLOYEE BENEFITS CONSULTANCY AND BROKERAGE SERVICES FOR MEDICAL, PRESCRIPTION, AND DENTAL COVERAGE

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- Conner Strong & Buckelew Companies, LLC, 2 Cooper Street, PO Box 99106, Camden NJ 08102 will become the broker of record for medical, prescription and dental coverage.
- Vendor will perform an annual consultative review and detailed analysis over the health benefits program. This includes performing the following detailed tasks and services:
    - Performing a base line analysis of the health benefits program in place and determining what updates, amendments and changes shall need to be implemented on an immediate and thereafter routine basis
    - Offering recommendations and immediate action plans for compliance and other coverage issues
    - Providing annual updates for benchmarking reviews over the health benefits program
    - Provide options, alternatives and alternate strategies and approaches for benefits delivery and administration
- Contract is for two (2) years

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: N/A

APPROPRIATION NUMBER: N/A

PROCUREMENT: RFP 25-28 RECEIVED ONE (1) PROPOSAL ON OCTOBER 28, 2025

IMPACT STATEMENT:

- N/A

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- N/A

Prepared by: LATEEAH CHANDLER **856-757-7159**

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	CITY OF CAMDEN

Professional Service or EUS Type	N/A
Name of Vendor	CONNER STRONG
Purpose or Need for service:	EMPLOYEE BENEFITS CONSULTANCY AND BROKERAGE SERVICES FOR MEDICAL, PRESCRIPTION, AND DENTAL COVERAGE
Contract Award Amount	
Term of Contract	TWO YEARS
Temporary or Seasonal	NO
Grant Funded (attach appropriate documentation allowing for service through grant funds)	NO
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	RFP 25-28
Were other proposals received? If so, please attach the names and amounts for each proposal received?	NO

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Financial Officer affirms that there is adequate funding available for this action.

Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

Date 10/12/2023

Certifying Officer

For LGS use only:

( ) Approved ( ) Denied

Date

Director or Designee,
Division of Local Government Services

Number Assigned

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I. EXECUTIVE SUMMARY

Conner Strong & Buckelew Companies, LLC ("CSB") is pleased to submit the following response to the RFP for the City of Camden ("the City"). We believe we are uniquely qualified to deliver all the strategic, implementation, administration and communication requirements identified in your RFP document.

Conner Strong & Buckelew is among the largest benefits and consultancy firms in the region and nationally. Our size reflects our overall experience and success, and the extensive professional resources and infrastructure we have to support our book of business. It also gives us tremendous working relationships and negotiating leverage with major carriers, which we will exercise on behalf of the City of Camden. We combine the highest level of consulting expertise with an approach to account management that is hands-on, proactive, and customer centric. No one in the industry can match the knowledge, experience, and breadth of support we provide. Plus, note the following additional features that differentiate Conner Strong & Buckelew:

- Within our client base of over six hundred large employers, we specialize in serving customers whose size and health insurance challenges are like those of the City of Camden.

- Many of our employee benefits clients include public entities, including school districts, municipalities, counties, boards, commissions, authorities, and joint insurance funds. This gives Conner Strong & Buckelew the added advantage of having extensive knowledge of the public sector and the challenges and opportunities you contend with in benefits. Conner Strong & Buckelew is a leading public entity brokerage and consulting firm in New Jersey. For over fifty years, we have serviced clients that represent virtually every government market discipline including municipalities, counties, school districts and educational institutions, special service entities, and government authorities.

  More than 300 of these institutions utilize our firm for employee benefits. Conner Strong & Buckelew also has an additional portfolio of public entity clients that participate in one of our Health Joint Insurance Fund (Health JIF) business. Our combined employee benefits and property and casualty practices make Conner Strong & Buckelew a full-service public entity insurance firm with unparalleled experience and support. Our expertise and client satisfaction are reflected not only by our size, but the fact we boast almost a 95% client retention rate.

- Our office locations will further enhance the outstanding level of responsiveness, availability, and customer service that the City of Camden will receive from Conner Strong & Buckelew. Additionally, we know the area. We are experts in the local market and have depth and experience with the regional and national markets as well. We currently represent several public and private entities in the region around the City of Camden and know the market and its unique dynamics exceptionally well.

Other important highlights of our service offerings include the following:

- **Consultative Approach** - The Conner Strong & Buckelew Employee Benefits Review document is a complete "road map" that our consulting team creates in conjunction with the client. It will

identify and document measurable business goals and objectives for a comprehensive benefits program, as well as providing the framework for developing short and long-term strategies for success.

- **Financial Expertise** - One of our key services is financial management. A Data Analytics Associate is assigned to each client and included with this service. Their expertise is used to address many of the key issues in the benefits marketing and negotiation process, such as evaluating all financial proposals from an underwriting perspective, helping confirm accuracy and consistency with industry standards, providing critical support in carrier negotiations and consultation on alternative funding arrangements and plan designs.

- **Analytical Tools** - We are committed to stabilizing and, where practical, reducing the cost of health care through a rigorous, proven program of claims analysis and management. This initiative is critical for the City of Camden. For a group of your size, claims experience will continue to drive costs, regardless of the program's funding status. In managing the plan, we will also use proprietary tools that shall help better examine and evaluate results and assist in making data driven decisions. These tools may include BeneView, our claims data warehouse and BeneFuture, our benefit modeling software.

- **Health and Wellness Advisory** - An important part of our claims management program is the implementation of Health and Wellness strategies within your employee population using our unique and proprietary BeneFIT tools and resources. These strategies will increase employee engagement and participation, create a more productive workforce and control benefit costs. We will work to create comprehensive programs designed to drive more productive and health-conscious behaviors within the population, with an eye towards more efficiently managing chronic condition states.

- **Best-in-Class Member Services** - We offer our unique 24/7 Member Advocacy program that will provide the City of Camden and its employees and their dependents with personalized, one-on-one assistance to help resolve elevated and complex benefit issues.

- **Web-Based Tools and Services** – Aside from traditional enrollment-based platforms, we build a custom benefits website for all key clients, BenePortal℠, that serves as an online hub for all health and benefit plan information for your employees and their dependents. Customized per individual client, BenePortal℠ is an interactive resource that can be synchronized with existing web tools or operate on a stand-alone basis as "home base" for automated benefits delivery.

- **Compliance, Audit, Collective Bargaining Support and Regulatory Services** – Our in-house benefits counsel and compliance team provide proactive consultation and support services on everything from the Affordable Care Act to NJ P.L. Chapter 44 to day-to-day support with regulatory filings and inquiries. We will also offer strategic guidance and practical support as needed in all aspects of managing the Collective Bargaining aspects of labor negotiations for employee benefits for the City.

II. SCOPE OF SERVICES

A. CONSULTING & BROKERAGE SERVICES

Perform an annual consultative review and detailed analysis over the health benefits program. This includes performing the following detailed tasks and services:
Performing a base line analysis of the health benefits program in place and determining what updates, amendments and changes shall need to be implemented on an immediate and thereafter routine basis
Offering recommendations and immediate action plans for compliance and other coverage issues
Providing annual updates for benchmarking reviews over the health benefits program
Provide options, alternatives and alternate strategies and approaches for benefits delivery and administration

Confirmed. The renewal process is never-ending. While there are traditional milestones, a constant review of the client's data is always in play. Regarding the tactical pieces of the process, we carefully monitor and provide an ongoing analysis of monthly and year-to-date claims activity. Through this process, we generally approach renewals with clear anticipation of appropriate carrier rate action. Generally, 120 days (or sooner) prior to the actual renewal date, the Conner Strong & Buckelew team will meet with you to review the goals and objectives established at the beginning of the policy/fiscal year. Depending on the anticipated rate action, any in-force labor contracts, and expected budgeting constraints, we will develop a plan for carrier negotiations, including but not limited to:

- Analysis by the Data Analytics Team of the proposed renewal
- Plan redesign
- Modified employee contribution schedules
- Alternative funding considerations
- Specifications and timelines for a complete bidding process, if needed

Regarding Benchmarking, Conner Strong & Buckelew utilizes Bnchmrk. Bnchmrk LLC is an independent national benchmarking platform that provides comprehensive benchmarking data on more than 9,000 employers and plan sponsors. Bnchmrk LLC helps employers make smarter renewal recommendations and supports the evaluation of competitive positioning for benefit offerings.

1. Lead the design of a client specific benefit planning process that includes:

- Plan Design
- Carrier selection and reviews
- Funding types
- Industry comparisons and benchmarking
- Other strategic areas of consideration

Plan Design
Conner Strong & Buckelew uses actuarial software to help clients evaluate the value and impact of plan design changes. The system addresses the impact of design changes on cost and utilization. The review of design options and alternatives is a key, standard feature of our service and consultancy platform.

Carrier selection and reviews
Our approach to evaluating vendor capabilities begins by developing a detailed and focused Request for Proposal (RFP), distributing the RFP to pre-qualified vendors, responding to vendors' follow-up questions, and then coordinating the overall RFP response summary. One key tool in this process is a comprehensive RFP template that we use for various products when we take the client's business to market. The template is tailored to match each client's unique needs and requirements. It ensures uniform responses and "apples-to-apples" comparison of the vendors' qualifications and competitive positions. The template addresses such areas as:

- Claim and service delivery capability, including member self-service tools
- Historic service performance against industry measures
- Compliance matters (HIPAA, COBRA, PPACA, etc.)
- Banking and billing requirements, options, and flexibility
- Contractual matters and ease of work
- Communication materials, marketing collateral for members
- Member internet capabilities
- Security protocol and privacy measures for the employer and member
- Coverage and plan design flexibility
- Open enrollment capabilities
- Eligibility functions, capabilities, and capacity to handle automated feeds
- Network capabilities, including:
- Disruption analysis
- Geo Access analysis
- Claim re-pricing for targeted top procedure codes and services
- Stability and turnover
- Medical Management, including:
    - Pharmacy benefit management, formulary review, rebates
    - Utilization management
    - Case management
    - Disease management
    - Quality Predictive Modeling and related tools
- Administrative costs and services included
- Performance guarantees, fees at risk, discount guarantees (if applicable)
- Claim cost projections based on possible plan designs
- Funding options, alternatives, and capabilities
- Re-insurance costs, terms, and conditions
- Other client-specific requirements

We use a methodical process to ensure consistency, continuity, and fairness in the bidding process. Bidders are required to execute a confidentiality agreement and intent to bid prior to receiving any specifications. After compiling the RFP data, Conner Strong & Buckelew meets with the client to present our findings and our recommendations regarding vendor selection. We will provide a written executive summary that includes:

- A list of all included and excluded bidders
- A comparative analysis of the top recommended finalists
- Comparative cost exhibits
- A final recommendation, based on our understanding of our client's objectives

Funding types
We have considerable experience in working with the full complement of funding techniques with our clients. We have extensive expertise with:

- Traditional fully insured plans
- Retrospectively settled insured plans
- Minimum Premium insured plans
- Self-funding
- Benefit stop loss captives
- Commissions
- Health Insurance Funds

Our efforts in the area of alternative funding and designs have resulted in significant financial gains for our clients. In managing our extensive book of business across more than 800 clients, we are continually called upon to provide cost containment guidance. These services range from analyzing and modifying existing plans, to designing and implementing totally new programs. Not every plan option or innovation is appropriate for every organization (for example, resistance to consumer-driven plans is far greater for blue-collar populations than it is for white collar populations.) Therefore, our approach represents a comprehensive and balanced response to multiple—and often conflicting—demands.

In addition, Conner Strong has a private label agreement with the Society of Human Resources Management (SHRM) to private label their national data base on employee benefits benchmarking. The Conner Strong & Buckelew Benefits Benchmark is a unique tool available to our premier clients at no additional cost. Through this data base, we build "customized" client benchmarking reports unique to each specific client. The tools we license give us access to:

- National, Regional and Local benchmarking data across all health and welfare categories
- Client specific "Industry" benchmarking
- Client specific size benchmarking
- Client specific geographical benchmarking

Through the use of the SHRM database, we build customized benchmarking data for all clients that address their unique business and objectives. This client specific benchmarking is a standard client service and benchmarking reports, and analysis are shared with clients annually at the strategic planning or pre-renewal planning meeting. In addition to our client-specific benchmarking tools, Conner Strong & Buckelew also maintains an extraordinary data repository of best practices, cost measures, market trends, industry measures, and other data elements in performing benchmarking services for our clients. As a standard service, we use this voluminous data to assist individual clients in evaluating how their plans "measure up" when compared to others in and out of their industry, in their region, or with similar program designs. In this process, we rely upon a number of external validation sources. Among the tools and resources, we use includes data from a variety of external sources:

- American Benefits Council
- National Business Group on Health
- Employee Benefits Research Institute (EBRI)
- International Foundation of Employee Benefit Plans (IFEBP)
- Society of Human Resources Management (SHRM)
- World at Work
- Pennsylvania Employee Benefits Association (PEBA)
- Wellness Council of America (WCOA)
- National Association of Worksite Health Centers
- National Committee for Quality Assurance (the NCQA)
- Self-Insurance Institute of America

Other strategic areas of consideration
Below are three examples of how our engagement measurably impacted a client's renewal:

- **Example 1** – Health System client with 12,000 employees merged with another health system with 9,000 employees. Through the consolidation and integration of vendors we were able to achieve several million dollars in savings for the system. This included an RFP for benefit administration outsourcing which saved approximately $1 million, reducing their health plan administration fees by over $2 million and converting their dental plans to a fully insured arrangement achieving $1.5 million in savings. The system continues to acquire new locations, so we are currently reviewing the programs for additional saving and consolidation opportunities.

- **Example 2** – Health System client with 21,000 employees: Through a PBM market check we achieved savings of $8 million and further savings of over $2 million were achieved through implementing a manufacturer coupon optimization solution which saved money for the plan and the members utilizing specialty medications.

- **Example 3** – Client with 22,000 employees (health system) had several of their locations administering FMLA in-house and others used an outside vendor partner. The pandemic created a significant impact on their locations with so many employees requesting leave. We

were engaged to assist the health system in finding a third-party administrator to be their leave administrator for FMLA, personal leaves, ADA accommodations, etc. This outsourced relationship has enabled them to consistently administer leaves across their locations and provides them with expertise in ADA accommodations to partner with their local HR leaders.

As an industry leader, there are a variety of examples that speak to our thought leadership in the benefits advisory business. These examples speak more broadly to how we have helped impact and influence the marketplace to benefit our clients and the industry. Below are just a few examples of innovation:

- Pharmacy Plan Impact –To address the issues of rising costs with pharmacy plans, we have developed our own pharmacy coalition, CSB Rx Advantage, for clients that leverage the total size of our client base. The CSB Pharmacy Coalition includes more than 500,000 lives.

  We find that our pricing and terms outpace the market and can measurably impact cost without simply raising a member's copayment. The terms we have secured with our principal partners, Express Scripts, CVS, Optum and Welldyne have been externally validated as market leading in the region and notably the Northeast area market. The Coalition also offers access to both traditional and transparent pricing modules. The Coalition would offer more favorable financial results without any reduction in benefits or disruption to participants. Typical savings are 10-15% without changing the plan design.

- Compliance – With the passage of the ACA, we have been an industry leader in unraveling the nuances of law. Our firm was asked to present the practical challenges and details of the law's impact to employers to the Pennsylvania Bar Association's state-wide membership for a special daylong session devoted to the ACA. Our leadership in this area has led to an ongoing client educational series on nearly every aspect of the law's impact to employers and plan sponsors. These educational sessions continue today and are among the most sought after in the industry.

- Wellness and Worker's Compensation – We have isolated the clear connections between good and poor health and its impact on worker's compensation costs for employers. To address the issues impacting both costs streams and exposures for employers, we have designed a special product called Work Well 360. This product includes a series of highly effective and customized solutions for employers to synchronize their efforts in managing cost and productivity issues in these areas.

- Chronic Cost Impact – An estimated 10% of all claims impact 90% of an employer's cost. Plus, the significance and prevalence of large claims continues to increase year-over-year. Yet most health plans and TPAs do little to effecti vely engage with these participants and most participants shy away from working with the carrier's care management staff for fear of the data being shared with their employer. To tackle this issue, we have partnered with a high-touch nursing advocacy partner that works exclusively with large claimants. This focused interaction by nurses provides a more personalized level of patient management and ensures that the highest cost participants are globally managed in a way the health plans are unable.

This element of personalized risk management is unique and differentiating to Conner Strong & Buckelew.

2. Provide access to a dedicated day to day consulting team that shall be responsible for managing and overseeing all aspects of the client's medical, prescription and dental benefits program. In addition, the Consulting team shall leverage other internal expert resources that will be available to support day to day client activities.

Confirmed. A dedicated account team will be assigned to manage the City of Camden's account.

3. Prepare and conduct request for proposals (RFPs) and marketing services for the health benefits program, including.

- The development of customized RFP materials, bid specifications and analytical tools used in managing and evaluating the data analysis process
- Evaluating carrier provider networks, provider discounts, service levels, data capabilities and other client specific metrics
- Conducting vendor negotiations and conducting and overseeing finalists' presentations
- Providing global implementation support for carrier or plan design changes

Confirmed.

Annual Renewal Process

We carefully monitor and provide an ongoing analysis of monthly and year-to-date claims activity, to the extent that said data is available from the carriers. Through this process, we approach renewals with clear anticipation of appropriate carrier rate action. Six months prior to the actual renewal date, the Conner Strong & Buckelew team will meet with you to review the goals and objectives established at the beginning of the policy/fiscal year. Depending on the anticipated rate action, any in-force labor contracts, and expected budgeting constraints, we will develop a plan for carrier negotiations, including:

- Analysis by the Consulting Underwriter office data analytics team of the proposed renewal
- Plan redesign
- Modified employee contribution schedules
- Alternative funding considerations
- Specifications and timelines for a complete bidding process, if needed

Our approach to evaluating vendor capabilities begins by developing a detailed and focused Request for Proposal (RFP), distributing the RFP to pre-qualified vendors, responding to vendors' follow-up questions, and then coordinating the overall RFP response summary. One key tool in this process is a comprehensive RFP template that we use for various products when we take the client's business to market. The template is tailored to match each client's unique needs and requirements. It ensures uniform responses and "apples-to-apples" comparison of the vendors' qualifications and competitive positions. The template addresses such areas as:

- Claim and service delivery capability, including member self-service tools
- Historic service performance against industry measures
- Compliance matters (ERISA, HIPAA, QMSO, GLB, etc.)
- Banking and billing requirements, options, and flexibility
- Contractual matters and ease of work
- Communication materials, marketing collateral for members
- Member Internet capabilities
- Security protocol and privacy measures for the employer and member
- Coverage and plan design flexibility
- Open enrollment capabilities
- Eligibility functions, capabilities, and capacity to handle automated feeds
- Network capabilities, including:
    - Disruption analysis
    - Geo Access analysis
    - Claim re-pricing for targeted top procedure codes and services
    - Stability and turnover
- Medical Management, including:
    - Pharmacy benefit management, formulary review, rebates
    - Utilization management
    - Case management
    - Disease management
    - Quality Predictive Modeling and related tools
- Administrative costs and services included
- Performance guarantees, fees at risk, discount guarantees (if applicable)
- Claim cost projections based on plan designs
- Funding options, alternatives, and capabilities
- Re-insurance costs, terms, and conditions
- Other client-specific requirements

We use a methodical process to ensure consistency, continuity, and fairness in the bidding process. Bidders are required to execute a confidentiality agreement and intent to bid prior to receiving any specifications. After compiling the RFP data, Conner Strong & Buckelew meets with the client to present our findings and our recommendations regarding vendor selection. We will provide a written executive summary that includes:

- A list of all included and excluded bidders
- A comparative analysis of the top recommended finalists
- Comparative cost exhibits
- A final recommendation, based on our understanding of our client's objectives

Pricing Negotiations

Conner Strong & Buckelew has a team of the most qualified benefit professionals in the industry on-staff. Most have double-digit years of experience working with major insurance carriers, as employer purchasers, and/or in the consulting business. We maintain a profile of best-in-class fees and underwriting data on all of the major carriers, and we use this while negotiating contracts, terms and

conditions and performance standards. This includes industry-wide data on trends, product baseline costs, administrative fees, and other disciplines. We effectively leverage our inside data, industry experience and client expectations in negotiating the most attractive and responsible arrangements. Since we have access to both in-house and external legal counsel and have on-staff underwriting and compliance resources, our benefits industry expertise is further fortified with legal, regulatory, and financial expertise.

This combination of intellectual support and bench depth provides us with the unique ability to address every aspect of contract negotiations with vendors in a way that protects the complex interests of our customers. We also continually measure a client's costs in major disease and medical categories against the carrier's book of business results, expected local/regional/national norms and against the expected or agreed-upon budgeted claim costs. This includes evaluating actual discounts versus agreed-upon or expected discounts and reviewing global per capita costs realized by plan design against profiled normative data for the industry and location. Our findings will be presented to your organization at scheduled management meetings.

Claims Analysis

Before the carriers issue their initial rate actions, we calculate an estimated renewal based on detailed monthly paid claims and enrollment data from the insurer and other information. We properly categorize claims and expenses for analytical purposes, enabling us to evaluate the following elements to create a "renewal exhibit" over the experience period:

- Total submitted eligible charges
- Insurer negotiated discounts
- Member/plan participant cost sharing (i.e., copayments, deductibles, maximums, etc.)
- Adjustments for reserves
- Necessary terminal liability reserve
- Capitated claims
- Number of services used / variations
- Trend rates
- Changes in enrollment / demographic impact issues
- Changes in plan design / cost impact
- Large Claim above the stop loss level
- Large Claims premium
- Taxes (as applicable)
- Retention / Fixed Cost
- Number of transactions processed
- Projected total costs
- Changes and variations from former period / trends / changes in behaviors and utilization patterns
- Isolation of drivers of cost by disease state

Data Analytics

Many factors contribute to Conner Strong & Buckelew's success in marketing, negotiation, and carrier management, but none more so than the fact that we will apply a level of financial analysis, "inside" industry knowledge and a commitment to detail that none of our competitors can match. Our

philosophy and approach are exemplified by the assignment of our in-house Data Analytics Associate to the account team. Their responsibility is to evaluate the calculation of pricing on all vendor submissions and bids from an underwriting perspective. The strength of this in-house underwriting analysis enables us to:

- Validate vendor projections and cost analysis
- Perform budget forecasts
- Set employee contribution levels
- Accurately calculate claim reserves (i.e., the amount of money being held to cover the cost of claims)
- Leverage financial negotiations with vendors and administrators

The contributions made by the Data Analytics Associate add an invaluable level of industry and financial expertise in our efforts to contain and manage your benefit costs.

Ongoing Vendor Management and Quality Control

As a client advocate, Conner Strong & Buckelew applies a range of analytic and administrative resources to ensure that the carriers meet all contractual obligations and are performing in the best interests of your organization. The following actions typically taken by Conner Strong & Buckelew include:

- Conduct a thorough analysis of all Contracts and Agreements in place with each Bidder to validate compliance with relationship terms, state and federal laws and applicable regulations

- Subject all price submissions to an underwriting review by our own Consulting Underwriter, who is part of the account team

- Make certain that the client is aware of, has access to, and maximizes the use of all available Bidder programs to which it is entitled (e.g., disease management services, health, and fitness discounts, etc.)

- Assume oversight and responsibility for evaluating the vendor's capabilities and performance on an ongoing basis, collecting data throughout the course of the year regarding service issues, compliance with performance guarantees, care management

4. Project manage and oversee all health benefits related initiatives including:

   - The routine review of plan design materials, internal benefit related policies and procedures
   - Assisting with day-to-day carrier interaction and general tasks affiliated with the management of the benefit plans

Confirmed. Tracking objectives and issues between Conner Strong & Buckelew and our clients varies by customer based on the level of engagement and services to be provided (outlined below). There are, however, some standard means of communication and project management in place:

- We create a project plan for each client to capture and manage all key milestones and projects over the course of each year. These are regularly updated and speak to the action and activity taking place. We use Microsoft Project as the tool to manage all on going tasks and initiatives for clients; separated by functional discipline.

5. Provide standard client reporting, specific carrier results and other client specific performance results and metrics that will include but not be limited to:

    - Loss Ratio reports for applicable lines of coverage
    - Claim Utilization reports
    - Carrier Service results
    - Large Claimant services

Confirmed. Conner Strong & Buckelew has our own proprietary claims reporting platform, BeneView that we use to evaluate and analyze client medical and pharmacy claims data. We accept claims data from the client's carriers, insurers and PBMs and integrate that data into our platform. We generally produce the BeneView reporting package quarterly for clients. The tool evaluates and reports the following primary data elements. A sample BeneView report is included in the Exhibits section. In addition to these technological tools, our data team analysts will be intimately involved in the close scrutiny and human evaluation of the City's claims and performance results.

The reports provide:

- Monthly claims costs
- Enrollment
- Costs on a PEPM basis
- Costs relative to budget
- Large claims data
- Key drivers of cost
- IBNR
- Plan observations, recommendations, and action steps

In addition, we will also use our data warehouse solution, powered by Springbuk, to provide even deeper data analytics for City of Camden. This system is a high-powered analytic platform that takes raw claim data feeds from the medical plan and PBM in order to develop meaningful data for better plan management purposes. The tool Springbuk helps identify "gaps in care" for the enrolled population — that is, based on clinical algorithms, isolate members who have not received a key service or test based on their age and gender (i.e., female members not getting a mammogram, male members not getting a PSA test, etc.). Further, the system has a unique predictive modeling feature that based on claims history can isolate members who may be misdiagnosed or are likely to have gone untreated for a chronic condition.

The tool also categorizes drivers of cost, isolates plan design change opportunities, and helps quantify savings opportunities based on clinical data results. The data warehouse will deliver data that can be used to help develop and drive better benefit decision making.

6. Provide recommendations for plan design alterations and new coverage/benefit opportunities. This shall include but not be limited to:

    - Providing routine plan design alternatives and options
    - Developing underwriting and actuarial implications and modeling to outline cost impact and changes
    - Providing side-by-side program comparisons for current and alternate coverages

Confirmed. We have considerable experience in working with the full complement of funding techniques with our clients. We have extensive expertise with:

- Traditional fully insured plans
- Retrospectively settled insured plans
- Minimum Premium insured plans
- Self-funding
- Benefit stop-loss captives

Our efforts in the area of alternative funding and designs have resulted in significant financial gains for our clients. In managing our extensive book of business across more than 800 clients, we are continually called upon to provide cost containment guidance. These services range from analyzing and modifying existing plans, to designing and implementing totally new programs. Not every plan option or innovation is appropriate for every organization (for example, resistance to consumer-driven plans is far greater for blue-collar populations than it is for white collar populations.) Therefore, our approach represents a comprehensive and balanced response to multiple—and often conflicting—demands.

We work with all types of funding arrangements as appropriate (fully insured, self-funded, minimum premium, and consumer-driven, etc.). We frequently incorporate a choice of plan types and funding alternatives within programs to address different segments of the employee population.

Toward this end, we collect and analyze all relevant documentation from both the client and its carriers, and also apply the latest industry research and benchmarking. Considering human needs along with financial and organization goals, we measure the impact of such factors as:

- Plan type
- Funding arrangements
- Impact of health and wellness programs
- Wellness incentives
- Contribution levels
- Benefit options
- Provider access
- Employee satisfaction
- Plan participation
- Recruitment and retention
- Consumerism
- Employee health management
- Industry trends and benchmarks

Our job is to evaluate the relevant data and experience, size and the client's risk tolerance and design the best platform of solutions for the financing of the health and benefit plan. Many of our large customers operate self-funded plans, and so we have a deep and extensive expertise in this area. Our expertise in the area of alternative designs has resulted in significant financial gains for our clients. For clients with 500 or more employees, nearly 70% operate a self-funded plan for their medical, pharmacy or dental plans. In our 1,000+ employer portfolio, closer to 75% operate a self-funded plan. More recently, due to the advent of health care reform and other cost challenges, we have begun to see employers of far smaller sizes explore and enter into self-funded plans. We expect this trend to continue.

In the self-funded program management business, we evaluate and measure the following disciplines and business characteristics:

- Historic and emerging claim results
- Enrollment patterns
- Large claims
- Client specific and industry trend
- Carrier discounts and network access/penetration
- Vendor medical management tools and capabilities
- Carrier reporting packages and access to data
- Claim fiduciary liabilities and process
- 3rd party external review
- Subrogation
- Carrier claim processing capabilities

- Audit rights
- Regulatory and Plan materials implications
- HIPAA Privacy Procedures and Policies
- Appeal process implications
- Vendor Administrative Services Agreements
- Banking and treasury processes
- Cash flow impact
- Escheatment
- NYHCRA Filings

In properly assisting clients managing self-funded plans, we use a combination of underwriting, administrative and regulatory reviews to ensure the various areas and co-dependencies are satisfactorily addressed and considered. All major accounts are assigned a specific consulting underwriter that is a member of the account team. This direct interaction ensures that data issues remain a part of all key discussions regarding client strategy. The account team in conjunction with our data analytics group shall manage and coordinate the review and orderly distribution of carrier reports and performance management tools. This is a standard function of the day-to-day account team. Simply put we will lead and manage all of the financial projects and processes. This ranges from budget setting, contribution analysis, carrier negotiations and other related disciplines.

7. Provide regular benchmarking and industry information relative to health benefits. This shall include but not be limited to:

    - Providing annual plan information that profiles and compares the current plans against regional normative data in the area of design, cost, contributions, and other variables
    - Offer commentary and benchmarking about emerging trends and techniques being adopted that deal with issue of health benefits strategy design and financing

Confirmed. We provide complete benchmarking services as a core service. Benchmarking services are contemplated in our compensation. Conner Strong & Buckelew utilizes our own proprietary benchmarking via Bnchmrk.

In addition to our client-specific benchmarking tools, we also maintain an extraordinary data repository of best practices, cost measures, market trends, industry measures, and other data elements in performing benchmarking services for our clients. As a standard service, we use this voluminous data to assist individual clients in evaluating how their plans "measure up" when compared to others in and out of their industry, in their region, or with similar program designs. In this process, we rely upon a number of external validation sources. Below are other resources we use:

- American Benefits Council
- Business Group on Health
- Employee Benefits Research Institute (EBRI)
- International Foundation of Employee Benefits
- Wellness Council of America (WCOA)

- National Association of Worksite Health Centers
- National Committee for Quality Assurance (the NCQA)
- Self-Insurance Institute of America

8. Participate and facilitate executive level strategy sessions affiliated with health benefits, including:

   - Coordinating planning sessions with key decision-makers
   - Assisting in developing strategic plans from senior leaders with the client's organization
   - Manage benefit planning sessions to determine strategic changes and direction as it relates to health benefits coverage
   - Present annual benefit plans, budgets, renewals, plan changes and other key updates to key executive / leadership groups

Confirmed. On average, there are an estimated fifteen (15) formal meetings and presentations a year for clients the size and complexity of the City. These are described as follows:

- Annual Planning and Strategy Meeting – to review annual goals, objectives, new solutions, emerging trends, benchmarking data and plan performance results

- Stewardship Meeting – a recap of the former year's results against goals and performance expectations; identify gaps or opportunities

- Monthly Performance Meetings – monthly meetings to review key agreed upon plan metrics, results, strategic and tactical issues, etc

- Annual Meeting on Plan Recommendations / Budget – annual meeting to review and seek collaboration on the following year's plans, budget, design, etc.

Over the course of the year there may be other meetings as needed, conference calls and touch points in addition to the above that are a routine part of client management.

9. Provide an annual benefit stewardship report to outline and summarize the annual activities, goals, objectives, and results for health benefits coverage. This report shall include but not be limited to:

   - Overview of all activities for the year related to health benefits plans
   - Renewal and financial summaries
   - Review of key legislative or regulatory changes
   - Outline of program changes
   - Review of carrier issues or modifications
   - Status of key deliverables and projects

Confirmed. We believe there are several vital dashboard results that should be included in all routine performance reports for large employer plans (for medical, pharmacy and dental plans).

- Summary of monthly paid claims
- Summary of monthly plan contributions
- Summary of any employee cost sharing
- Drivers of cost (top conditions)
- Gaps in care by cohort (by disease and by patient)
- Predictive analytics
- Net and Gross costs by hospital
- Comparisons to budget estimates and data analysis
- Large claims analysis
- IBNR analysis
- Reserve analysis

We would work with the City of Camden team in reviewing our reporting models to develop an agreeable model.

B. FINANCIAL SERVICES

10. Track and monitor the financial performance of the health benefits plan against budget estimates and financial forecasts. This includes but is not limited to providing the following key consultative services:

    - Underwriting analysis over current and proposed plans
    - Routine data reporting to illustrate year to date or policy period results
    - Developing and providing standard summary performance reports

Confirmed. On the financial side, one of the primary services we deliver to our customers is an integrated and deliberate process around the ongoing evaluation and management of their plans. Our data analytics team routinely prepares ongoing management and performance reports for clients using our BeneView reporting platform, based on raw data feeds from carriers and PBMs. Our data platform includes the items below (partial list). This can be further tailored to meet a client's needs:

- Month over month claim costs
- Cost drivers
- Achieved discounts
- Projected costs and historical trends
- Results relative to budget
- Network penetration
- Mail penetration
- Utilization by channel and mix

11. Direct all renewals, settlement and financial related activities for health benefits coverage including but not limited to the following activities:

    - Examining preliminary claim data used to calculate renewals and financial projections

- Reviewing month over month claim and enrollment results
- Evaluating the impact of benefit plan changes
- Examining the legitimacy and appropriateness of underwriting protocols including areas like trend, completion factors, reserve adjustments, large claim charges, administrative expenses, and other technical areas
- Oversee the carrier and vendor negotiations in areas related to funding, finance, and underwriting
- Validate carrier and vendor cost projections
- Assist in the establishment of COBRA and budgetary rates
- Test and validate funding approaches including the review of insured, minimum premium and self-funded approaches
- Calculate and review employee and employer contributions and methodologies

Confirmed. Conner Strong & Buckelew manages and oversees all components of the renewal, marketing, negotiating, and COBRA rate setting.

12. Review and evaluate benefits budgetary information, including assisting in the annual development of the employee benefits budget for all lines of coverage. Key services include but are not limited to:

    - Validate carrier and vendor cost projections
    - Assist in the establishment of COBRA and budgetary rates
    - Test and validate funding approaches including the review of insured, minimum premium and self-funded approaches
    - Calculate and review employee and employer contributions and methodologies

Confirmed. We have internally designed reporting capabilities that allow us to measure each group's baseline costs versus projected costs based on trend assumptions and the proposed new terms. Our modeling shall show each entity's current costs, projected cost, and the net change. We will also outline the disruption anticipated for each entity with respect to a change in formulary and clinical programs. Our internal data analytics platform is called BeneView and is our primary reporting package used for most data analytics projects. We have supplied a copy of a report in the Exhibits section. Conner Strong & Buckelew provides complete data analysis and consulting support in the contribution review and modeling process. This usually includes examining the current methodology, offering alternatives, and performing the cost analysis for potential models. In recent client engagements – aside from traditional percentages of premium of budgeted rates, we have seen and used the following types of modeling:

- **Length of Service** - This model separates contribution bands on the years of service an associate has with their employer. This model is being used to assist in reducing turnover.

- **Traditional Salary Banded** - This model is more common and separates contributions by salary band.

- **Geographical Approach** - For a national client with associates in many regions of the country, this approach integrates an MSA local cost index into their overall modeling. This approach also requires developing cost-to-market targets based on the cost of care per region (on a case-mix adjusted basis).

- **Target Cost Based** - This approach is where the employer elects to pay a set dollar amount per contract type, regardless of plan, with a simple buy-up (or credit) approach.

- **Behavior Based** – A targeted strategy where healthy behavior is rewarded, for example, a reduced premium for non-tobacco users. Other approaches rely upon participation with a wellness plan or features which may drive contribution levels.

13. Evaluate financial implications of plan changes, program alterations and provide benefit cost modeling, including using underwriting and actuarial software to determine:

- Benefit values
- Decremental and incremental changes in cost
- Behavioral impacts/changes
- Model and examine the appropriateness of stop loss/re-insurance levels

Confirmed. We use actuarial software (BeneFuture) to help clients evaluate the value and impact of plan design changes. The system addresses the impact of design changes on cost and utilization. The review of design options and alternatives is a key, standard feature of our service and consultancy platform.

14. Provide Claim Reserve (IBNR) Analysis and forecasting (as applicable). This shall include but not be limited to:

- If applicable, evaluate the appropriate level of terminal liability reserves
- Determine the relative changes necessary to the liabilities, including securing actuarial attestations
- Review the appropriateness of impress balances for claim handling and payment processes

Conner Strong & Buckelew has extensive experience in working with large public and private employers in developing their IBNR for their self-funded plan. In this area, we use internal actuarial software modeling to develop and regularly evaluate the IBNR requirements for groups. Additionally, we shall use the complete resources of our data analytics team to support the City's short and long term financial and benefit goals. Through the strategic account team, we anticipate developing a series of short and long term financial and benefit design objectives then leverage the various tools we have to help meet those goals. In doing so we shall use our plan design modeling system, claim re-pricing process, data reporting systems, etc. Our in-house analytics team provides these services as a routine service to clients, and this is a core service.

C. VENDOR MANAGEMENT

15. Oversee all issues for health benefits coverage. Key services shall include but are not limited to:

- Monitoring performance results against agreed upon service standards
- Handle and resolve day to day related issues and items
- Review contractual materials and other issued documentations
- Interface with various insurers on account management and other day to day issues and matters
- Monitor financial ratings and performance of insurers
- Review on going provide network issues and report impact and changes

Confirmed. Conner Strong & Buckelew regularly monitors and evaluates program performance across all plans and administrators—including our own. We formalize this process through our Performance Report Card, a comprehensive evaluation tool that serves both the client and Conner Strong & Buckelew. It provides the means to measure our performance objectively in every aspect of broker/consulting services. The results, in turn, become the basis for effective corrective action and process improvement. A sample of the Performance Report Card is included in the Exhibits section of this response.

Regarding day-to-day issues, if a member has an issue, our Member Advocacy team will resolve. Conner Strong & Buckelew's Member Advocacy always provides prompt and courteous assistance. It offers a level of concern, detail, and follow-through that no carrier call center can equal. If an employee has a carrier issue, simply call Member Advocacy. This intensive service can positively impact an employee's life — both at home and on the job — as it helps:

- Relieve financial burdens
- Reduce the time, stress, and distraction of insurance problems
- Control escalating or unmanageable claims issues

If one of our member advocates needs immediate assistance to bring an issue to resolution, we have formal "Bump It Up" policy which involves the dedicated account team and senior leadership. The consulting team oversees all vendor performance and any network issues.

16. Conduct regular vendor meetings to discuss and review strategic issues, client issues and overall results/expectations. This includes but is not limited to:

- Conducting pre-renewal discussions and meetings to review client objectives
- Conduct regular performance meetings with various insurers
- Coordinate routine service and results oriented meetings with insurers to review performance and outcomes
- Meet regularly to discuss client objectives and discuss key goals and business metrics

Confirmed. The Consulting team will facilitate annual strategic and business planning meetings to address the areas of health and welfare. These sessions vary by client but are intended to include the leadership team and other stakeholders so that we annually discuss the objectives and approaches related to the benefit plan. We utilize a consultative team approach to addresses the complete "life

cycle" of effective benefits plan management — Strategy, Implementation and Compliance, Service and Automation, and Analytics. Key aspects of the strategic planning process include:

- Establishing the long-term (generally a three-year) benefits business plan to get buy-in from day-to-day and senior stakeholders. We then manage and execute the plan, meeting the ongoing global deliverables
- We establish annual goals and deliverables to meet the client's key benefits goals. The deliverables are turned into a timeline so that we manage and meet milestones over the course of the year and together, with our client, measure our collective success and results
- We minimally have quarterly meetings with clients. For some, these meetings are monthly and with others – generally during a major project for example – we may have weekly conference calls
- Our standard annual renewal planning meeting is held at least 120 days in advance to review goals and deliverables around the markets, vendors, design, budgets, etc.
- Conner Strong & Buckelew presents an annual stewardship report to memorialize the year's efforts and results
- The firm issues regular thought pieces, email alerts and client advisories on new and emerging trends, topics, and techniques. These are also covered during regular client meetings
- The organization also holds regular client educational and information events like regular client webinars and in-person events covering a broad range of topics, from health and wellness to health care reform. Through the events and forums, we provide real-time access to new and emerging trends, solutions, and topics

Other features of strategic planning include diagnosing and understanding unique aspects of each client's business so we may offer advice and counsel that best meet the client's needs. In our process we also consider/review:

- Changes and challenges in the client's business and industry that impact employee benefits
- Reviewing how benefits are impacting (or not) issues of retention and recruitment
- Business expansion or contraction and how that may impact benefits
- Changes in work force or business practices that may need to be evaluated to ensure proper alignment with benefits
- New markets being considered to ensure that TPA networks have the right reach and product capability
- Changes in compensation or culture that may influence or impact benefits

- Review of all vendor relationships and the need for changes, marketing, etc.
- Discussing the ongoing role of health and wellness and how tools and services are to be further integrated
- New areas to be considered like program changes, new products, changes in funding, etc.

Through this process we stimulate dialogue by sharing Best Practices and Benchmarking of what other organizations are doing in the area of health and welfare. We set annual objectives and work with our clients to operationalize the various strategic ideas to measurable action points for execution. We view benefits consultancy as a year-round, interactive process that requires high-touch and involved engagement between our team and our clients. You will find that with our model, proactivity (rather than reactivity) describes who we are and what we do.

17. Review the at-large capabilities, service features and overall performance for the various insurers. This includes but is not limited to:

- Collecting and monitoring overall results, capabilities, and services in key service disciplines
- Monitor or catalogue key characteristics and results in areas including network discounts, network size and geography, chronic illness protocols, web features, service features and distinguishing features
- Report at-large capabilities with clients to assist in simple and complex market solicitations

Confirmed. Conner Strong & Buckelew shall oversee and review the overall performance for all insurers and vendors. Included in our marketing of the various products is the network discounts, network size, geo access, among other key features. Please see response to Question #1 for more information.

D. COMPLIANCE

18. Provide routine regulatory & industry updates and bulletins that deal with health benefits related issues. This includes and is not limited to:

- Providing state level regulatory and legal updates that impact health benefits business on an insured funding basis. This includes offering impact statements, commentary, and suggestions for next steps
- Issue federal updated and bulletins dealing with legislation, proposed legislation, ERISA implications and general benefit implications. This includes offering impact statements, commentary, and suggestions for next steps
- Distribute regular email alerts on important legislative or regulatory matters that require immediate client notification

Confirmed. One of Conner Strong & Buckelew's core services is to monitor laws and regulations that may impact a client's benefits program. This is handled as follows:

- Conner Strong & Buckelew Regulatory Bulletins are distributed to employers and address federal and state issues that impact employee benefits. The Regulatory Bulletins include explanations on laws or regulations, key dates, important action steps, and template communication materials, when applicable. (Please see the Exhibits section for samples.) These are provided via email to all clients.

- Conner Strong & Buckelew has the expertise to perform carrier compliance reviews to ensure adherence to program specifications, compliance, and performance accuracy. We will also assist in evaluating HIPAA.

- We have an in-house ERISA attorney who leads our Compliance Practice. We utilize this team who is solely dedicated to internal compliance review and research to support our clients by reviewing legislation on their behalf, providing interpretation and guidance, and consulting with clients on specific legal and compliance related issues.

- We perform on-going webinars and educational sessions for clients where we provide in-depth education and analysis on new and emerging compliance issues.

We monitor issues at the state and federal level and distribute important updates to clients as needed. We work with clients to ensure that their plans remain compliant with the litany of state and federal regulations.

19. Review and validate carrier/administrator contracts and agreements for compliance purposes. This includes but is not limited to a review for ensuring compliance with:

- Agreed upon coverage and plan design issues
- Applicable state and federal laws
- Language addressing Coordination of Benefits, Medicare, PIP, and other related coverage areas
- Industry standards for billing terms and conditions
- Industry standards for rate change provisions
- Industry standards for claim dispute resolution
- Appeal rights and obligations

Conner Strong & Buckelew has in-house benefits counsel to support our consulting teams and our clients in day to day legal and compliance issues. When appropriate, we leverage this resource to support our clients by providing our view on pending legislation and helping in navigating through these and other complex legal issues. Our compliance services include the following, typically at no additional cost:

- Assistance, guidance, and educational materials related to the Affordable Care Act
- Assistance with the review and approval of carrier/vendor contracts, member booklets, and certificate

- Preparation of electronic signature-ready 5500 forms for the lines of business we are handling (if applicable)
- Assistance with the basic review of a client's Summary Plan Document, Plan Document and/or Wrap Document
- Development of the Summary Annual Report
- Routine email distribution of Regulatory Bulletins and Legislative Updates
- Phone access to Compliance consulting staff at Conner Strong & Buckelew
- Access to compliance webinars

20. As applicable, assist in the preparation of signature ready Form 5500 (as applicable) for the benefit plans under management. This includes but is not limited to:

    - Collecting information and data from the various carriers and insurers for completion
    - Developing and formatting the necessary regulatory materials and explanatory documentation for annual filing
    - Preparing the necessary forms and materials needed for submission

Conner Strong & Buckelew shall prepare, coordinate, and distribute Form 5500s and the SAR as a standard service for no additional fee.

21. Evaluate employee benefit health benefits booklets/benefit certificates for plan and program accuracy. This shall include but not be limited to examining the materials for the following:

    - Adherence to the schedule of agreed upon benefits
    - Compliance with applicable state and federal laws
    - Appeal provisions

Confirmed. See response to Question #20.

22. Assist in the review of the Summary Plan Descriptions and Plan Documents for accuracy and compliance purposes. Areas to be considered include but are not limited to:
    - Adherence to the schedule of agreed upon health benefits
    - Compliance with applicable federal laws and department of labor specific language and criteria
    - Appeal provisions
    - Fiduciary language

We can assist in making routine updates to the SPD and Plan Document. Certain types of SPD and Plan Document modification could require a separate project fee, depending on the complexity of the changes. We can assist in the distribution of SPDs and Plan Documents. This is a service included in our scope.

23. Maintain and oversee modifications and updates to all plan materials based upon ongoing health benefits benefit alterations, changes in program management, fiduciary liability, vendor changes, legal and statutory updates and other alterations that may be necessary.

Confirmed. See response to Question #20.

24. Produce legally compliant Plan Document and accompanying Summary Plan Descriptions ("documents") for health benefits coverage specific to the employee benefit health and welfare programs. This shall include but not be limited to:

    - Collecting the necessary data and materials for health benefits coverage to develop the documents
    - Prepare properly formatted and compliant template documents for health benefits coverage
    - Collect comments and updates for the plan sponsor overall draft documents
    - Provide print ready documents for publication and distribution
    - Provide regular updates and maintenance as warranted, with legal oversight and compliance check

Confirmed.

25. Manage and oversee all contract negotiations with health benefits vendors, carriers, administrators, and insurers. This includes but is not limited to:

    - Validating the proposed terms and conditions
    - Reviewing materials for compliance and concurrence with proposed arrangements agreed upon between the plan sponsor and the vendor

Confirmed.

26. Assist and support all Collective Bargaining processes related to issues dealing with health benefits plans. This shall include but not be limited to the following:

    - Assist in designing desired benefits strategy and offer recommendations and strategies for health benefits
    - Model and develop pricing for possible bargaining implications
    - Work with the various carriers and vendors to ensure potential plan changes may be administered
    - Interface with labor counsel Participate in all bargaining sessions and present / outline proposed health benefits benefit modifications
    - Attend all negotiating and planning sessions affiliated with the bargaining process
    - Provide grievance and arbitration testimony as may be necessary in on going labor related matters dealing with health benefits

Confirmed. Conner Strong & Buckelew understands the significance of collective bargaining for a public entity. Accordingly, we track and profile labor negotiations across the State and by the size of the entity. We share this data with our clients, so they are aware of the latest trends and developments in the market. We also provide and support our client's strategy and negotiating process with all

bargaining groups. We arrange for planning sessions with key personnel to assist in the pre-work and actual bargaining.

This includes providing benefit recommendations, proposed solutions, the pricing of benefit alterations, and related support services. Conner Strong & Buckelew shall craft the suggested benefits strategy and assist the City of Camden at the "bargaining table" in presenting proposals and providing both technical and communications expertise to explain the proposed changes. Conner Strong & Buckelew will work in concert with the City of Camden's leadership and their other professional representation and tailor our process to best align with your negotiating process. Our engagement includes:

- Attending strategy and planning sessions with the administration and the City of Camden
- Developing strategies and alternatives for:
  - Coverage changes
  - Contribution changes
  - Bargaining language text
- Establishing the values and economic modeling of the proposed changes in terms of premium decreases or increases
- Attending all bargaining sessions to present Camden's plan and explain the technical details
- Assist in reviewing current bargaining language
- Attend grievance and/or arbitration sessions and present on behalf of the City of Camden
- Meet with union officials and the rank and file after bargaining to explain the plan of benefits

E. COMMUNICATIONS

27. Oversee and assist with the coordination of the enrollment process. This shall include but not be limited to supporting the following activities:

- Arrange for pre-enrollment strategy sessions to discuss employee meetings, schedules, communication campaigns and other related functions
- Inventory the necessary materials and resources needed to coincide with the forthcoming plan changes, vendor changes and other program modifications
- Assist with developing schedule for onsite benefit meetings, as necessary, including coordinating vendor participation

Confirmed. Conner Strong & Buckelew provides the full range of enrollment support, including these services:

- Schedule Installation Meetings: Coordinate initial installation/administrative meetings; prepare agenda outlining issues relative to enrollment, eligibility, general administration, account management, reporting, and monitoring of performance guarantees

- Conduct Installation Meetings: Document and distribute minutes of meetings to carrier and customer; coordinate any necessary follow-up and document resolution

- Schedule Enrollment Meetings: Coordinate scheduling of enrollment meetings and arrange for a carrier representative and a Conner Strong & Buckelew representative to be present for key enrollment meetings as determined by the customer

- Open Enrollment Educators: Conner Strong & Buckelew has a team of employee benefit professionals to attend open enrollment meetings and educate employees

- Prepare Open Enrollment Materials: Conner Strong & Buckelew assists in preparation of written communication materials and will coordinate the distribution of those materials with your carriers. These materials typically include announcements, plan descriptions, FAQs, etc.

- Virtual Open Enrollment: Open Enrollment educators meet with employees one on one virtually

- Conduct Open Enrollment Meetings: Conner Strong & Buckelew will manage the actual enrollment meetings, coordinating the presentations of the carriers and vendors, or presenting ourselves, at the discretion of our clients.

Conner Strong & Buckelew assists with new vendor set-up changes. We will set up weekly calls with the vendor, City of Camden, and Conner Strong to ensure a smooth implementation of new system.

28. Assist in the design of open enrollment health benefits communication materials including but not limited to the following assisting with the development of the following type materials:

- An Annual Benefits guide to overview health benefits, changes, and modifications
- Explanatory materials to be used in illustrating employee contributions and scheduled
- Enrollment Instructions
- Internal HR requirements related to dependent verification
- Benefit waiver forms

Confirmed. Conner Strong & Buckelew has a complete in-house communications practice that develops, designs, and manages multi-faceted communication services for clients. From traditional enrollment guides to web and multi-media campaigns, we have a complete set of capabilities to cater to each client's unique communication needs and requirements. Our core services include:

- Managing the preparation of soft and hard copy communication materials for open enrollment, new benefit offerings, benefit modifications, legal notices, or at any other time when the dissemination of benefits-related information is required

- We consult upon, recommend, and implement multiple strategies to effectively communicate information to employees regarding plan changes, new benefits, etc. prior to open enrollment and throughout the plan year. The range of strategies may incorporate written, e-mail, and web-based communications based on a variety of factors (e.g., deadlines, complexity of the information, physical location of the members, etc.)

- We will design customized New Hire Employee Communication Kits that effectively cover the range of benefits Hamilton City makes available to employees

- We also manage and participate in on-site meetings held for employees on any benefits-related topics. This service includes the development and delivery of all presentations

- We place special emphasis on communications as part of our proactive Health & Wellness programs

29. Produce suggested communication materials related to the health benefits programs, including but not limited to preparing

- New hire benefit communication materials that outline the provisions of the health benefits programs
- Develop simplified benefit outlines that can be used to illustrate levels of coverage for health benefits plans
- Assist in the development of overall benefit communication materials that are used in the global explanation of health benefits plans
- Produce print-ready health benefits newsletter content that can be regularly distributed to employees
- Coordinate and consolidate vendor communication materials used in the administration of the health benefits benefit plans

Confirmed. Please see response to Question # 29.

30. Create and manage employee satisfaction surveys related to group health benefits plans. This shall include but not be limited to:

- Creating the desired employee benefits survey tool; both print and web based
- Work with benefits and human resources staff to design a survey that incorporates group specific areas for review
- Create the corresponding communication materials used in announcing the survey process
- Assist in the data collection process and populate survey results

Confirmed. Conner Strong & Buckelew can conduct employee surveys that will enable your organization to (a) obtain first-hand feedback on the in-place programs and service delivery, and (b) have the option to pre-qualify and evaluate employee opinion regarding contemplated plan changes. We look to measure associate satisfaction with such factors as selection of plans, cost and

affordability, plan understanding and ease of use, and other unique measures as defined by the client in conjunction with the benefits strategy. Regarding traditional satisfaction surveys, our process is to:

- Draft survey questions and review with the client
- Discuss whether incentives should be offered to increase participation
- Decide on an appropriate method (or multiple methods) of distribution based on the client's footprint and current methods of communicating with employees
- Write final questions so that they are easy to understand and unambiguous, with clear instructions and timeframes for returning the survey
- Produce and distribute the survey (print or email for web-based), capture results in a spreadsheet format; prepare report and recommendations
- Meet with the client to review results; determine whether any follow-up (e.g., spot surveys, focus groups) is necessary and plan accordingly

We can host the survey online so it may be web-based. We encourage online surveys as they see the greatest participation. We will build the survey with the City of Camden's input and direction. We can issue an email that includes a link to the survey hosted by us. We will host the survey, compile the results, offer insight and suggestions, and integrate the data in strategic planning sessions. Regarding focus groups, we utilize many of the above techniques and will facilitate in-person sessions with groups of employees and extract results and feedback through that approach as well.

F. DATA ANALYSIS

31. Perform health benefits claims, utilization, and related analysis of claims data. This shall include but not be limited to:

- Applying internal underwriting review
- Engaging actuarial review and analysis
- Utilize underwriting software and algorithms to test and validate benefit cost assumptions
- Examine standard carrier and vendor reports and offer financial analysis and assessments

Confirmed. Conner Strong & Buckelew has on-staff underwriting, actuarial and financial experts. The Data and Analytics team examines client claims and program data in order to assist in financial negotiations, benefit cost modeling, rate and reserve setting, data analysis, budget preparation and other financially oriented services. The head of the department's resume is included in the Exhibits section.

32. Review health benefits claims for disease management program analysis and recommendations. This shall include but not be limited to the following:

    - Evaluating standard and ad-hoc vendor reports to identify prominent illness and chronic condition cost areas
    - Review health benefits data reports to identify immediate and long-term areas for program intervention

Confirmed. Conner Strong & Buckelew has an in-house data analytics team staffed with several experienced underwriters with exposures in all lines of business and areas of coverage. These colleagues lead the financial analysis process for all major client business. In addition, we use our own proprietary actuarial software, BeneFuture, in performing cost-modeling, plan forecasting and other analysis. We have both underwriting and actuarial staff engaged in all phases of the underwriting process. We rely upon a number of our in-house Data Analytics group and the various proprietary tools we use in data consideration. These tools include:

- ***BeneFuture*** – our plan and cost-modeling software. This system allows us to model plan options from the current coverages and evaluate the cost and behavioral changes and shifts. This tool is regularly used to help insured and self-funded clients understand the value and cost implications of design changes.

- ***BeneNet*** – our carrier and TPA claim re-pricing software. This platform allows us to systematically evaluate vendor network discounts on an "apples-to-apples" basis versus relying upon carrier or TPA self-reported discounts. Through this tool, we can comfortably evaluate the strength and value of vendor network discounts and in turn, the influence said vendor may have on claim costs.

- ***BeneView***℠ – our proprietary client reporting tool that we use to regularly evaluate a client's claim and plan performance results. The tool is an employer-specific package that tracks month-over-month claims, enrollment, cost-to-budget, discounts, large claims, ongoing estimated terminal liability, drivers of cost, client trend and other utilization and cost metrics. This tool is particularly important to self-funded clients so that we can collectively evaluate the results of the plan without generally being dependent upon various and disconnected carrier reports. *BeneView*℠ is our standard reporting package.

33. Evaluate high claimant activity and carrier care management reports. This shall include but not be limited to:

    - Reviewing the appropriateness of the large claim protection limits
    - Examining the legitimacy of large claims application against future cost projections based on emerging claim costs
    - Recommend changes in large claim protection limits
    - Evaluate effectiveness of large claims management of the contracted vendors

Confirmed. Our data analytics team regularly generates budgets (also known as pseudo premiums, premium equivalent rates, and accrual rates). This process includes the following data elements:

- 12 to 24 months of rolling claims data
- High claimant experience
- New contract terms and expected pricing
- Current census data

We apply standard underwriting adjustments including an accounting for trend, changes to the terminal liability, adjustments to account for the value of plan changes, large claim write-offs, and other financial and technical adjustments. We discuss with each client their tolerance for including a "claims margin" to account for unexpected cost swings below the stop loss attachment point (if applicable). We ultimately develop a final variable (i.e., claims) and fixed cost (i.e., administrative fees) budget. This gross budget is translated into the above-mentioned rates. Furthermore, we also develop employee contributions and COBRA rates, thus allowing us to calculate the net cost to the employer. Conner Strong & Buckelew also calculates IBNR estimate for all self-funded clients.

34. Develop and produce standard client reporting package leveraging carrier / vendor data management tools and other available applications. This shall include but not be limited to
    - Providing standard claims, utilization, and enrollment data reporting
    - Offering analysis and observations based on carrier / vendor reporting templates
    - Issuing additional reports using available claims and enrollment data
    - Developing recommendations for network, plan design and other program alterations based on data and cost results
    - Providing regular data analysis and reports that may be used in conjunction with financial consulting services

Confirmed. As previously stated, Conner Strong & Buckelew has our own proprietary claims reporting platform, BeneView that we use to evaluate and analyze client medical and pharmacy claims data. We accept claims data from the client's carriers, insurers and PBMs and integrate that data into our platform. The tool evaluates and reports the following primary data elements. These reports are part of our core services and are customizable by client. The reports provide:

- Monthly claims costs
- Enrollment
- Costs on a PEPM basis
- Costs relative to budget
- Large claims data
- Key drivers of cost
- IBNR
- Plan observations, recommendations, and action steps

In addition, we will also use our data warehouse solution, powered by Springbuk, to provide even deeper data analytics. This system is a high-powered analytic platform that takes raw claim data feeds from the medical plan and PBM in order to develop meaningful data for better plan management purposes. The tool Springbuk helps identify "gaps in care" for the enrolled population — that is, based on clinical algorithms, isolate members who have not received a key service or test based on their age and gender (i.e., female members not getting a mammogram, male members not getting a PSA test, etc.). Further, the system has a unique predictive modeling feature that based on claims history can isolate members who may be misdiagnosed or are likely to have gone untreated for a chronic condition. The tool also categorizes drivers of cost, isolates plan design change opportunities, and helps quantify savings opportunities based on clinical data results. The data warehouse will deliver data that can be used to help develop and drive better benefit decision making.

G. CSR SERVICES

35. Provide access to customer services support to employees and dependents in the resolution of complex health benefits related service issues. This shall include:

- Access to a toll-free service line with access to the Member Advocacy services team staffed with properly trained customer service specialists (CSS)
- Providing access to CSS services to assist with:
  - Health benefits claim payment issues errors
  - Eligibility and enrollment issues
  - Health benefits plan design questions or inquiries
  - Health benefits billing disputes
  - Other health benefits related inquiries
- Providing activity reports at the group level that shall illustrate call activity, service issues, call types, response and close rates and other tracking information
- Access to the AT&T Language Line to assist callers that may need foreign language assistance

Confirmed. Employees often need focused, one-on-one assistance with health insurance problems for themselves or their families. These problems typically involve billing, payment of claims, eligibility and authorization, pre-certification, and coordination of benefits. Our Member Advocacy Center (MAC) establishes a personalized approach through which we act as your employees' advocate on all benefit-related matters that cannot be resolved through traditional vendor channels. Conner Strong & Buckelew professionals take ownership and are accountable for helping your program members. Every employee will receive a contact card with a toll-free 800 number and email address, through which that employee (or any covered family member) can contact one of our Client Service Associates (CSA). This dedicated professional not only answers questions but will work with the plan member until the issue or grievance is resolved. Online access to a CSA is also available via the Conner Strong & Buckelew website.

BENEFITS
MEMBER ADVOCACY CENTER

The Member Advocacy Center always provides prompt and courteous assistance. It offers a level of concern, detail, and follow-through that no carrier call center can equal. This intensive service can positively impact an employee's life — both at home and on the job — as it helps:

- Relieve financial burdens
- Reduce the time, stress, and distraction of insurance problems
- Control escalating or unmanageable claims issues

If one of our member advocates needs immediate assistance to bring an issue to resolution, we have a formal "Bump It Up" policy which involves the dedicated account team and senior leadership. Through our dedicated Member Advocacy Center, we handle tens of thousands of complex calls every year. Our dedicated service staff handles the most complex cases that carriers and administrators are unable to resolve. We manage these complex cases and do the "leg work" for the customer. This includes doing the research, speaking to providers, working with carriers, etc. We manage the whole process for the participant and go back to them with clear resolution explained in a thorough and compassionate way.

In many instances, we help claims get paid correctly that were merely billed wrong and deal with providers not complying with the provisions of the plan. In other instances, for example where a claim was paid correctly but the member is confused or unaware how their plan works, even when we deliver unpopular news, we do so educationally and help the member to better understand their plan going forward. Member Advocacy provides the organized framework that allows us to methodically manage complex difficult cases with efficiency, consistency, timeliness, and accuracy.

III. ADMINISTRATIVE INFORMATION REQUIREMENTS

1. An executive summary (not to exceed two (2) pages) of the information contained in all the other parts of the Proposal Statement.

Please see Section I for the Executive Summary.

2. Name, address and telephone number of the firm or firms submitting the Proposal Statement pursuant to this RFP, and the name of the key contact person.

The City of Camden would be serviced out of our National Headquarters located at TRIAD1828, 2 Cooper Street, Camden, NJ 08102. We have other offices in Parsippany and Toms River in New Jersey as well as offices in Pennsylvania, Delaware, Massachusetts, Georgia, New York, and Florida.

Corporate Headquarters and Operations Center:
TRIAD1828 CENTRE
2 Cooper Street, Camden, NJ 08102
Mailing Address: P.O. Box 99106, Camden, NJ 08101
P: 877-861-3220

3. A description of the business organization (i.e., corporation, partnership, joint venture, etc.) of each firm, its ownership, and its organizational structure

   a. Provide the names and business addresses of all Principals of the firm or firms submitting the Proposal Statement. For purposes of this RFP, "Principals" mean persona possessing an ownership or interest in the company. If the Respondent is a corporation, "Principals" shall include each investor who would have any amount of operational control over the Respondent and every stockholder having an ownership interest of 10% or more in the firm.

   b. If a firm is partially owned or a fully owned subsidiary of another firm, identify the parent company and describe the nature and extent of the parents' approval rights over the activities of the firm submitting a Proposal Statement. Describe the approval process.

   c. If the Respondent is a partnership or a joint venture or similar organization, provide comparable information as required in (b) above for each member of the partnership, joint venture, or similar organization.

   d. A statement that the Respondent has complied with all applicable affirmative action (or similar) requirements with respect to its business activities, together with evidence of such compliance.

IV. FEE PROPOSAL

Conner Strong & Buckelew performs employee brokerage and consulting services in exchange for both standard commissions and annual consulting fees, so we typically do not provide hourly rates for our consulting team. Our compensation requirements are based on an agreed-to set of services. The method of compensation varies from client to client, and we have the inherent flexibility to work with each client to design a platform that best meets its specific business interests.

Our current compensation is paid via standard commissions from the insurance carriers and/or third-party administrators for employee benefits plans. Regardless of whether the compensation is in the form of standard commissions or a consulting fee, Conner Strong & Buckelew fully discloses all compensation terms and provisions annually to our clients. Transparency is at the foundation of every client engagement Conner Strong & Buckelew has with its customers. It is our policy to disclose to our clients our annual compensation we receive from insurers or other third parties annually.

Compensation

Conner Strong & Buckelew proposes providing complete employee benefit health and welfare consulting services consistent with what has been requested in the Broker Response Form in RFP #25-28 – Employee Benefits Consultancy and Brokerage Services. In the Exhibits section of this response, we have included our "Statement of Services" contemplated herein. Recognizing the significance of securing the best benefits consultancy and brokerage relationship, we understand that employers will place a significantly greater emphasis on which firm can and will do the best and most effective job versus the one that simply has proposed the lowest fee. While we feel that we have been aggressive with our pricing, recent experiences have demonstrated that in the current economic environment, some firms have proposed unrealistically low fees simply to "win the business" with no real capacity to provide the depth and scope of the required services. In virtually all cases where the low bid has been selected, the relationships have been short-term and unfavorable for the customer.

While price is a crucial part of any selection process, it is merely one of many disciplines we know that City of Camden will consider. In the case of Conner Strong & Buckelew, we professionally market our services based on the totality of our value proposition and the overall experience we deliver for the customer. In consideration for the services to be provided by Conner Strong & Buckelew, the following compensation terms are below:

- Proposed Compensation: Conner Strong & Buckelew proposes to earn standard and reasonable compensation (fees and commissions) included in the Medicare Advantage programs, plus a fixed and transparent Annual Consulting Fee of $100,000 per year, applicable for two (2) years (two successive twelve-month periods)

- The Annual Consulting Fee shall be in place of any core commissions for Active & Early Retiree Employees.

The City of Camden is a member entity of the Southern New Jersey Regional Health Insurance Fund ("SNJRHIF"). As such, the compensation paid to Conner Strong & Bucklew is limited to the SNJRHIF's

program manager fee which are structurally embedded in the SNJRHIF's budget and cost for professional services. For calendar year 2026, the program manager compensation is a set amount constructed by the SNJRHIF and is the same amount paid for all entities in the SNJRHIF. Conner Strong & Bucklew is the appointed program manager for the SNJRHIF . That amount is listed below on a per employee per month basis ("pepm"), as annual set by the SNJRHIF, which are as follows (note the pepy includes eligible employees and retirees):

1. *Medical Coverage:* *$22.17 pepm*
2. *Pharmacy Coverage:* *$6.72 pepm*
3. *Healthcare Reform Fee:* *$0.40 pcpm*

The pepm amounts are charged for all enrolled City of Camden employees and retirees enrolled with such coverage. Based on the enrollment of the City of Camden as of October 1, 2025, the total lump value is $ 414,214.

Conner Strong & Bucklew does not earn additional brokerage fees or commissions related to the City of Camden. As such, the brokerage fee is $0.

Proposal Assumptions

Our proposal assumes:

- That Conner Strong & Buckelew shall be named benefits consultant and broker of record for all of the lines of business included in the RFP. In the event that Conner Strong & Buckelew is not named benefits consultant and broker of record for all of the lines of business included in the RFP, the proposed annual consulting fee shall be subject to modification based upon the level and type of plans that may be handled by Conner Strong & Buckelew

- Conner Strong & Buckelew shall provide all of the services required in the scope. Additional differentiating services include access to:

    - Complete consulting and brokerage services
    - Member benefits portal
    - High-touch advocacy call center
    - Data Analytics and actuarial services
    - Wellness consulting
    - Communication services
    - Compliance services, including assistance with collective bargaining

- Our performing all of the noted services required in the City's RFP

- That any services not specifically named herein or disclosed as required by the City of Camden may be provided on a mutually agreed-upon cost basis outside the fees noted in the proposal.

- That the services listed elsewhere in this section as "Exclusions" are separately and independently available for an additional, mutually agreed-upon fee.

- In the event there is a material change to the services being provided, Conner Strong & Buckelew reserves the right to charge a separate fee for said services outside the compensation contemplated herein.

Items Outside of Standard Compensation

There are additional services that are optionally available, outside the compensation terms noted above. This includes:

- Printing and postage costs related to benefit communication materials
- Claims Audits
- Dependent Enrollment and Eligibility Audits
- Compliance Audits
- Wellness services, screening, and coaching (Wellness consultation and advisory is included)
- Web-based benefits enrollment and administration
- Flexible Spending Account Administration

- Transit Account Administration
- Dependent care Account Administration
- COBRA Administration
- HRA and HSA Administration
- The development of a new Plan Document(s) and/or Summary Plan Description(s) or substantial modifications to these documents
- ACA Employee Tracking and Reporting
- Translation services for communication materials other than English to Spanish (i.e., translate benefit guide from English to French, etc.)
- Manual key entry of enrollment applications; including new applications, changes and/or deletions
- Other unique items or projects not specifically noted in the Schedule of Services

These additional services are available on a negotiated fee basis and may be added or provided at any time.

Note

Conner Strong & Buckelew provides consulting and brokerage services in the area of group sponsored health and benefit plans. Conner Strong & Buckelew is not a law firm and in no way provides legal advice or acts as legal counsel to clients. Clients of Conner Strong & Buckelew shall need to retain legal counsel in order to secure legal opinions or advise on issues related to health and benefits compliance.

Resolution #9

Resolution Authorizing And Approving A Shared Services Agreement Between The City Of Camden And The County Of Camden For Project Save Referral Services **(by title)**

RESOLUTION

NOT available at time of print on Tuesday, November 04, 2025.

AV
11-13-25

RESOLUTION AUTHORIZING EXTENSIONS OF TIME TO COMPLETE FORECLOSURE FOR LESS THAN FULL VALUE TAX SALE CERTIFICATE ASSIGNMENTS

WHEREAS, the City Council previously authorized the assignment of various tax sale certificates, listed in Exhibit A attached hereto, for less than the full amount due pursuant to N.J.S.A. 54:5-114.2(b); and

WHEREAS, N.J.S.A. 54:5-114.4 requires that the tax sale certificate assignee complete foreclosure of the tax sale certificate and record the final judgment in the Camden County Clerk's Office within two (2) years of the date of the resolution authorizing the assignment; and

WHEREAS, due to various reasons, including court delays caused by the COVID-19 Public Health Emergency, and foreclosure procedural changes in light of the United State Supreme Court's decision in *Tyler v. Hennepin County*, assignment holders have been unable to complete foreclosure within the two (2) year requirement; and

WHEREAS, the tax sale certificate purchasers listed below made requests to extend the time to foreclose; and

WHEREAS, the Lien Review Committee now requests that the City Council extend the foreclosure deadlines to the *New Deadline to Complete Foreclosure* dates listed in Exhibit A attached hereto; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the Purchaser's foreclosure deadline is hereby extended to the respective *New Deadline to Complete Foreclosure* listed in Exhibit A attached hereto.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

Exhibit A

Address	Block/Lot	Tax Sale Certificate#	Tax Sale Certificate Purchaser	New Deadline to complete foreclosure
1139 South 3rd	268/31	10-02356	Vivirito, Frank	10/11/2006
1919 South 7th	538/18	980705	Florentino, Yohanny	10/11/2026
1269 Kenwood	1291/87	10-02573	Florentino, Yohanny	10/11/2026
318 Clinton	161/12	17-00131	Johnson, Raymond	10/11/2026
418 Stevens	178/8	980124	Johnson, Raymond	10/11/2026
1219 Mt. Ephraim	410/28	020178	Little, Amir	10/11/2026
345 Liberty	271/79	010203	Davis, Alicea	10/11/2026
426 Line	283/111	94-351	Ruiz, Edwin	11/9/2026
428 Line	283/112	94-352	Ruiz, Edwin	11/9/2026
1644 Maryland	453/41	010619	Winston, Erick	11/9/2026
840 South 3rd	236/126	6-0168	Vivirito, Frank	10/11/2026
848 South 3rd	236/124	980174	Vivirito, Frank	10/11/2026
838 South 3rd	236/125	13-00237	Vivirito, Frank	10/11/2026
717 South 4th	227/26	09-00196	Vivirito, Frank	10/11/2026
1030 Spruce	378/37	94-604	TLF 206 LLC	1/9/2027
425 Atlantic	341/90	970258	TLF 206 LLC	1/9/2027
2365 South 8th	601/89	13-00813	TLF 206 LLC	1/9/2027
1137 Sycamore St	1309/5	3-1634	RVP QOZ Business, LLC	1/9/2027
563 Bailey St	751/31	14-01201	CSA Homes, LLC	1/9/2027
737 Sylvan St	602/40	3-0412	TLF 206 LLC	1/9/2027
336 Viola St	484/19	94-825	RVP QOZ Business, LLC	1/9/2027
1361 Kaighn Ave	1291/95	09-02974	Real Portfolio 13, LLC	1/9/2027
1142 S 6th St	332/99	990313	TLF 206 LLC	1/9/2027
3081 Carman St	1042/60	911060	TLF 206 LLC	1/9/2027
708 N 27th St	963/71	09-01898	CSA Homes, LLC	1/9/2027
2835 Tyler Ave	901/33	941550	Bamberry, Dawn	1/9/2027
718 Haddon Ave	1471/29	11-04228	Foreman, Darnell	1/9/2027

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Daniel Blackburn, City Attorney

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Extensions of Time to Complete Foreclosures For Less Than Full Value Tax Sale Certificate Assignments

Point of Contact:	**Amia I. Valentine**	**Law**	**X7166**	**amvalent@camdennj.gov**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator — **Signature** — **Date** 10/28

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney — **Signature** — **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Extensions of Time to Complete Foreclosures For Less Than Full Value Tax Sale Certificate Assignments

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- **Request to approve extensions of time to foreclose on less than full value tax sale certificate assignments.**

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $0

IMPACT STATEMENT:

- **Provide additional time for assignees to foreclose on tax sale certificates to acquire properties.**
- **To continue to receive tax revenue for properties and provide time for assignees to acquire title.**
- **If not approved, TSC's will revert back to City; loss in tax revenue for properties.**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name, Organization 1.
  - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
  - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

COORDINATION:

- Assignees retain assignments.

Prepared by: Amia Valentine **x7166/amvalent@ci.camden.nj.us**

Name Phone/Email

R-11

MBS:dh
11-13-25

RESOLUTION AUTHORIZING FINANCIAL AGREEMENT PURSUANT TO ECONOMIC OPPORTUNITY ACT OF 2013 N.J.S.A. 52:27D-489 ET SEQ. BETWEEN THE CITY OF CAMDEN AND 1828 REALTY ASSOCIATES, LLC

WHEREAS, the New Jersey Legislature has adopted P.L. 2013, c. 161, known as the Economic Opportunity Act of 2013 ("EOA") for the purpose of revitalizing the State of New Jersey, including the City of Camden; and

WHEREAS, the EOA expands the economic development incentive programs administered by the New Jersey Economic Development Authority (EDA) to enhance the ability of the State to attract and retain business to further the overarching goal of creating and retaining jobs; and

WHEREAS, the EOA identified Garden State Growth Zones, including the City of Camden, within which businesses that make capital investment which creates or retains jobs are entitled to additional tax credits; and

WHEREAS, the EOA creates additional tax incentives available only to businesses that make a capital investment that creates or retains jobs in the City of Camden; and

WHEREAS, the EOA provides that upon the issuance of a Certificate of Occupancy, in determining the value of real property, the City Tax Assessor shall regard up to the assessor's full and true value of the improvements constructed after September 18, 2013 as not increasing the value of the property for the first ten years and then increases by 10% each year of the new improvements until the tax for the new improvements reach 100% when the property is owned by a Garden State Growth Zone Development Entity; and not increasing for five years for all other property owners; and

WHEREAS, 1828 Realty Associates, LLC has applied for tax incentives under the EOA to the Camden Tax Assessor for the 251,820 sq. ft. office and manufacturing facility at 1801 Federal Street, Block 1188, Lot 3 and a 170,000 sq. ft. office and manufacturing facility at 1600 River Road, Block 847, Lot 2(the "Project") on the City of Camden Tax Map; and

WHEREAS, the City Administration has reviewed the application and recommends that the City enter into a Financial Agreement pursuant to the EOA with 1828 Realty Associates, LLC which memorializes the obligations and responsibilities of the Garden State Growth Zone Entity to be and remain eligible for the tax incentive; now, therefore

BE IT RESOLVED, by the governing body of the City of Camden that the City is hereby authorized to enter into a Financial Agreement pursuant to the Economic Opportunity Act of 2013 with 1828 Realty Associates, LLC in connection with the Project substantially in the form attached in Exhibit "A" hereto.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER, 13, 2025

TO: City Council
FROM: City Attorney

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING FINANCIAL AGREEMENT PURSUANT TO ECONOMIC OPPORTUNITY ACT OF 2013 N.J.S.A. 52:27D-489 ET SEQ. BETWEEN THE CITY OF CAMDEN AND 1828 REATLY ASSOCIATES, LLC.

Point of Contact: _____

Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ 10/27
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: A concise, precise, and complete description of the action the City Council is going to take.

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

1828 Realty Associates, LLC is seeking a compliance agreement for a New Jersey Economic Opportunity Act Tax Abatement. The property is located at at 1801 Federal Street, identified as Block 1188, Lot 3, and 1600 River Road, identified as Block 847, Lot 2 on the Official Tax Map of the City of Camden.

The Tax Exemption period is for 20 years dating from the issuance of a Temporary Certificate of Occupancy (TCO) on 7/28/2020. This agreement will expire 7/28/2040. Of note, the tax on the land will continue to be collected by the City.

While the tax exemption is statutory, this agreement places additional reporting requirements on the owner. Namely: The owner agrees to supply evidence of compliance with Garden State Growth Zone requirements and audited financial reports.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:
Developer shall be exempt from the payment of taxes on the Improvements to the eligible property. Thereafter, the Developer shall pay to the municipality in lieu of full property tax payments, an amount equal to a percentage of taxes otherwise due according to the following schedule:

- Year 11: 10 percent of taxes otherwise due
- Year 12: 20 percent of taxes otherwise due;
- Year 13: 30 percent of taxes otherwise due;
- Year 14: 40 percent of taxes otherwise due;
- Year 15: 50 percent of taxes otherwise due;.
- Year 16: 60 percent of taxes otherwise due;
- Year 17: 70 percent of taxes otherwise due;
- Year 18: 80 percent of taxes otherwise due;
- Year 19: 90 percent of taxes otherwise due;
- Year 20: 100 percent of taxes due on the Property.

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation? The City will execute the agreement.
- What changes and by how much if the City Council approves this proposal? The City will have the authority to audit the owner for compliance with EDA requirements.

- Why Should the City Council approve this legislation? This legislation gives the City the ability to audit and have oversight of the owner's compliance and eligibility for the Tax exemption.
- What will happen if the City Council does not approve this legislation? The owner will continue to receive the Tax Abatement and the City will not have a formal means to monitor compliance.

SUBJECT MATTER EXPERTS/ADVOCATES:

- Dan Blackburn

COORDINATION: (Who is impacted by this legislation).

Prepared by: Dan Blackburn **856-757-7170**

Name Phone/Email

PARKER McCAY

Parker McCay P.A.
2 Cooper Street, Suite 1901
Camden, New Jersey 08102

Mailing Address:
P.O. Box 2096
Camden, New Jersey 08101

P: 856.596.8900
F: 856.596.9631
www.parkermccay.com

May 24, 2021

RECEIVED

MAY 25 2021

CAMDEN CITY
TAX ASSESSOR'S OFFICE

VIA OVERNIGHT MAIL
Michelle Banks-Spearman, City Attorney
City of Camden
520 Market St.
City Hall, Suite 419
Camden, NJ 08101 – 5120

RE: Application for EOA 20 Year Tax Incentive
Applicant: 1828 Realty Associates, LLC,
Project: 1801 Federal St. (Block 1188, Lot 3) and 1600 River Rd. (Block 847, Lot 2) (the "Property")

Dear Ms. Banks-Spearman

This office represents 1828 Realty Associates, LLC ("Applicant") with regard to the above referenced City of Camden application for the Economic Opportunity Act ("EOA") 20 Year Tax Incentive. This Applicant is organized as a Garden State Growth Zone Development entity, pursuant to N. J. S. A. 52:27D – 489r and is the owner of the above referenced properties Property. The Applicant is the developer of a 251,820 sf office and manufacturing facility at 1801 Federal Street and a 170,000 sf office and manufacturing facility at 1600 River Road. The Applicant requests a 20 year Garden State Growth Zone Tax Abatement, pursuant to the City of Camden Code Chapter 510 and the New Jersey Economic Opportunity Act of 2013, N. J. S. A. 52:27D – 489q through 52:27D – 489t state.

Enclosed herewith please find two copies of the application form and required attachments.

Thank you for your cooperation. If you have any questions, please contact me

Very truly yours,

Kevin D. Sheehan

KDS/amm
cc: Terri Paglione, Tax Assessor (w/ enclosures)
Johanna Conyer, Acting Director of Finance (w/ enclosures)
Adams Zell, 1820 Realty Associates, LLC (via email only)

City of Camden

Application for the Economic Opportunity Act 20 Year Tax Incentive

Consisting of a 10 Year Partial Exemption and a 10 Year PILOT (Payments in Lieu of Taxes)

IMPORTANT NOTES
PLEASE READ CAREFULLY

- **THE GARDEN STATE GROWTH ZONE ENTITY MUST BE FORMED AND APPROVED BEFORE OBTAINING A FINAL CERTIFICATE OF OCCUPANCY.** Only certain profit-limited business entities are eligible for the twenty-year Garden State Growth Zone abatement, (though five-year abatements are available even without such an entity). These entities include, but are not limited to a corporation, partnership, limited liability partnership (LLP), or a limited liability company (LLC).

  - Under New Jersey law, applicants for the twenty year tax incentive pursuant to the City of Camden Code Chapter 510 and the New Jersey Economic Opportunity Act of 2013, N.J.S.A. 52:27D-489q through C.52:27D-489t, must be organized as a Garden State Growth Zone Development Entity.

  - The City of Camden strongly recommends that the *Real Property Tax Exemption Eligibility, Compliance Certification & Grant Application* be obtained and submitted before proceeding to the rest of the application, as a Garden State Growth Zone Certification is a prerequisite of eligibility.

- **CERTAIN DOCUMENTS REQUIRED IN THIS APPLICATION MUST BE PREPARED BY QUALIFIED PROFESSIONALS OTHER THAN THE APPLICANT.** In particular, survey documents must be signed and sealed by a licensed surveyor, site plan documents must be signed and sealed by a professional engineer and detailed cost estimates must be certified by a licensed engineer or architect.

- GARDEN STATE GROWTH ZONE ENTITY: A private corporation incorporated pursuant to Title 14A of the New Jersey Statutes, or established pursuant to Title 42 of the Revised Statutes, for which the profits of the entity are limited per N.J.S.A. 52:27D-489r. These include, but are not limited to the following:

  - Corporation
  - Partnership
  - Limited Liability Company (LLC)
  - Limited Partnership (LLP)

Overview of application contents

- Section I - General instructions regarding the completion of the application
- Section II - Identification of the applicant
- Section III - Detailed description of the Project
- Representations and certifications required by statute
- Exhibits

I. Instructions

- **Please complete this application in its entirety and attach all required supporting documentation. Incomplete applications will be returned and may significantly delay the tax exemption authorization process or cause the application to be denied.**

Completed applications should be submitted to:

- Terri Paglione
  520 Market Street
  Camden, NJ 08102

If you have any questions regarding the application or the tax exemption process, please contact:

- Terri Paglione at (856) 571-7017

II. Developer Identification:

A. **Name of Applicant:**

1828 Realty Associates, LLC

B. **Name of Garden State Growth Zone Development Entity:**

1828 Realty Associates, LLC

C. **Principal Address:**

c/o ResinTech, 1801 Federal Street, Camden, NJ 08105

Street Address **City** **State** **Zip**

D. **Type of Entity (check one)**

_____ **Corporation** _X_ **LLC** _____ **LLP** _____ **Partnership**

Other (please specify) _____

E. **Contact Information**

1.) **Name of Primary Contact:** Jeffrey Gottlieb

2.) **Contact Numbers:**

a. **Phone:** 856-626-1516

b. **Fax:** _____

c. **Email:** jgottlieb@resintech.com

E. **Name and Address of Statutory Agent:**
Please list the name and address of the entity upon whom a legal process can be served:

Jeffrey Gottlieb

1801 Federal Street, Camden, NJ 08105

Street Address **City** **State** **Zip**

F. **Federal Tax Identification Number:** 47-4224309

G. **Last Day of Fiscal Year:** December 31

H. Disclosure of Ownership:

New Jersey law (N.J.S.A. 52:25-24.2) requires that all corporations and partnerships seeking a public contract submit a list of the names and addresses of all principals who own more than 10% of any class of stock, or 10% or more of the total stock (if a corporation), or 10% or more of the partnership. In addition, if the Developer has, as one or more of its owners, a corporation or partnership, the ownership of those entities must be similarly disclosed, and that process shall continue down the entire chain of ownership until the names and addresses of every unincorporated stockholder and/or individual partner is disclosed.

Please provide the necessary information utilizing the form provided with Exhibit 1 of this application.

I. Certificates of Incorporation and Approval:

Please provide a copy of the approved certificate of incorporation or formation by the State of New Jersey for the entity applying for the exemption. Attach the certificate as Exhibit 2. Also, include a copy of the certificate of approval of the Garden State Growth Zone Development Entity issued by the Department of Economic Development and reviewed by the Law Department. Attach that certificate as Exhibit 3.

J. Authorization to Submit Application:

Please provide a certified copy, bearing the seal of the Garden State Growth Zone Development Entity of a company resolution authorizing submission of the application in the form provided as Exhibit 4 of this application.

III. Project Description:

A. Applicant's Interest in the Project:

__X__ Conventional (Fee Simple) ____Condominium ____Ground Lease from Another

B. Project Type (Please check all that apply):

___Residential; ___Retail; __X__ Office; __X__ Manufacturing; ___ Distribution Facility; ___Hotel;

Other (Specify): _____

If the project involves more than one type of usage, indicate the percentage that each usage bears to the overall project measured using square feet of gross area:

___% Residential; ___% Retail; __13__% Office; __87__% Manufacturing; ___% Distribution Facility;

___% Hotel; ___% Other (specify here _____)

C. Marketing Expectation:

___For Sale __X__ For Lease ____Both

D. Project Location:

1. Provide all of the street addresses by which the project site is currently known:

Address #1: 1801 Federal Street

Address #2: 1600 River Ave

Address #3: _____

Address #4: _____

Use additional sheets if necessary

2. Provide all tax lots that comprise the project site. Designate lots as they appear on the official maps of the Tax Assessor as of the date of this application (i.e. prior to any subdivision associated with the project): Use additional sheets if necessary

Block 1188 Lots: 3

Block 847 Lots: 2

Block _____ Lots: _____

Block _____ Lots: _____

3. Metes and Bounds Description:

Please attach the metes and bounds description of the project site as Exhibit 5 of this application.

4. Survey:

Please attach survey of the project site as Exhibit 6 of this application. If a survey has not yet been completed, a plotting on the official tax map may be provided at this time. A certified survey will be required prior to execution of any financial agreement. EXHIBIT 6

E. Deed or Lease Agreement:

Please attach a copy of the deed or lease agreement for the property as Exhibit 7 confirming that the project is under the control of the applicant.

F. Purpose of Project:

Please check all that apply:

1. Is the property located entirely within the City of Camden?
   X Yes ____ No

   If not, please explain.

_____

_____

2. This Project is intended to provide housing to low and/or moderate income households:
   ___Yes _X_No

   Please indicate the number of units of each type listed below, as appropriate.

   Number of units for low income households _____
   Number of units for moderate income households _____
   Number of market rate units _____
   Total number of residential units _____

3. This Project is intended to provide housing to households relocated as a result of a redevelopment project: ___Yes _X_No

4. This Project is intended as a means to implement the objectives set forth in an adopted Redevelopment Plan: ___Yes _X_No

5. If the answer to questions 2 through 4 of this section was "No", please indicate the purpose of the Project:

Redevelopment of Property to develop office and manufacturing facilities for ResinTech ActionPak and to bring jobs to Camden.

G. Narrative Description of Project:

Provide a brief narrative description of the project, including the height and bulk of proposed improvements, type of construction materials to be used and expected square foot area of each proposed use. Indicate the number and type of each unit to be constructed as part of the project and whether the project will be restricted to any group or groups on the basis of age or income. Include maps, renderings, floor plans and other graphic materials if available. Attach this description as Exhibit 8 of this application.

H. Current Conditions:

1. Provide a brief description of any improvements that are in place currently on the project site and indicate which if any are expected to be reused as part of the project. Attach extra pages as needed.

Projects are under construction with a temporary Certificate of Occupancy.

2. Provide a list with the current tax assessment and the current real property tax levy for each lot included within the project site. Attach extra pages as needed.

Block	Lot	Current Tax Assessment	Current Real Property Tax Levy
1188	3	2,688,000	653.00
847	2	800,000	13,126.32

3. Provide a list showing the current status of all municipal fees and charges which are currently levied against each lot located within the project site, including, without limitation water charges, sewer charges, permit or license fees, fines and/or penalties. Attach extra pages as needed.

Block	Lot	Current Status of Municipal Fees and Charges (specify type)
		See attached sheet.

I. Site Plan Approval:

Provide a copy of the site plan approved by the Planning Board for the Project. Also provide a copy of the resolution of the Planning Board providing final site plan approval for the project. Attach the site plan as Exhibit 9 of this application and the resolution as Exhibit 10 of this application.

J. Project Cost Estimates

1. Provide a detailed cost breakdown for the project, including both hard and soft costs. The estimate should be certified by a licensed architect or engineer. Attach the completed estimate for the entire Project as Exhibit 11 of this application.

2. For each type of unit to be included within the Project, provide an estimate of the total unit cost for that unit. This may be provided at a summary level, not at the level set forth for the estimate required by section K.1 above. The estimate should also be certified by a licensed architect or engineer. Attach the completed unit estimates as Exhibit 12 of this application.

K. Project Pro-Forma:

Provide a detailed projection of the estimated revenues and expenses for the project. The projections for all rental projects and for the rental component of mixed-use projects should cover the full exemption period. Projections involving the sale of units should be for the period expected to be needed to complete all sales activity. Attach the projection as Exhibit 13 of this application.

L. Project Financing Plan:

1. Provide a detailed explanation of the expected method by which the project will be financed, indicating the amount of equity to be contributed and its source, all public loans and/or grants that are to be used and all private sources of capital. Attach this explanation as Exhibit 14 of this application.

2. Private Financing Commitments: Provide certified copies of any and all letters from public or private sources of capital indicating a commitment to make funds available for the project. Attach these letters as Exhibit 15 of this application.

M. Project Schedule:

Attach a detailed schedule of the key milestone dates in the approval, construction and leasing or sale of the project as Exhibit 17 of the application.

N. Statement of Project Benefits and The Need for Tax Exemption:

Provide a detailed description of the public benefits that would result from the project and why the tax exemption is necessary for the project. At a minimum, include a projection of the number and type of construction jobs to be created, the number and type of permanent jobs to be created and the amount of municipal revenue to be generated by the project through the payment of taxes, payments in lieu of taxes, water and sewer fees and any other municipal payments. Attach the description as Exhibit 18 of the application.

Representations and Certifications:

In submitting the application, the Applicant certifies that all of the above information is true and accurate to the best of his or her knowledge and further certifies to the following:

A. The Garden State Growth Zone Entity's profits will comply with the allowable profit rate pursuant to N.J.S.A. 52:27D-489q through C.52:27D-489t.

B. The entity will submit the required annual financial and fiscal records to confirm the profits and losses of the corporation and will annually document its mortgage interest rate. I understand that these audits must be submitted by the anniversary date of the issuance of the exemption otherwise the City of Camden may elect to rescind the tax exemption.

C. The project will conform to and the applicant(s) agrees to comply with all Federal and State laws and to all applicable municipal ordinances.

D. A final certificate of occupancy has not been obtained at the time of the submission of this application. Any work performed on the assumption of receipt of a tax exemption following the submission of the application and before final approval is undertaken at the risk of the developer.

Signatures

By my signature below, I certify that all of the information is true and accurate to the best of my knowledge and belief and that I am duly authorized by the Garden State Growth Zone Development Entity to submit this application on its behalf. I am aware that if any of the information provided is willfully false, that I am, subject to prosecution.

Print Name: Jeffrey Gottlieb
Title: Managing Member

8/3/21
Date

Please notarize here or provide attestation and seal of corporate secretary

Suzanne Post
Notary Public
New Jersey
My Commission Expires 2-22-2023
No. 2430355

EXHIBITS

The following is a check-list of required exhibits that must be attached to the application:

Exhibit #	Description	Included?
1.	Disclosure of Ownership	X
2.	Certificate of Incorporation	X
3.	Certification of GSGZ Entity	X
4.	Resolution Authorizing Submission of Application	X
5.	Metes and Bounds Description	X
6.	Survey	X
7.	Copy of Deed or Lease Agreement	X
8.	Narrative Description of Project	X
9.	Site Plan as Approved by Planning Board	X
10.	Site Plan Approval Resolution	X
11.	Total Project Cost Estimate	X
12.	Cost Estimates for Each Unit Type	X
13.	Project Pro-Forma	X
14.	Project Financing Plan	X
15.	Private Financing Commitments	X
16.	Project Schedule	X
17.	Summary of Project Benefits	X
18.	Documentation of Mortgage Interest	X

EXHIBIT 1-A

DISCLOSURE OF OWNERSHIP

Instructions:

New Jersey law (NJSA 52:25-24.2) requires that all corporations and partnerships seeking a public contract submit a list of the names and addresses of all principals who own more than 10% of any class of stock, or 10% or more of the total stock (if a corporation), or 10% or more of the partnership. In addition, if the Developer has as one or more of its owners a corporation or partnership, the ownership of those entities must be similarly disclosed, and that process shall continue down the entire chain of ownership until the names and addresses of every unincorporated stockholder and/or individual partner with more than a 10% interest is disclosed.

This information must be provided on the forms following these instructions entitled "Disclosure of Ownership." Separate forms should be used for each corporation or partnership included in the chain of ownership. Each form must be signed by an officer of the corporation and be attested to by the secretary (if a corporation) or by all partners (if a partnership). Partnership forms must be notarized as well.

Failure to properly complete this disclosure statement or to submit it as part of the application will be grounds for the application to be rejected.

DISCLOSURE STATEMENT PURSUANT TO N.J.S.A. 52:25-24.2

The owners of 10% or more of 1828 Realty Associates, LLC are:

Gottlieb Family Realty Associates, LLC The owners of 10% or more of Gottlieb Family Realty Associates, LLC Jeffrey Gottlieb 1801 Federal Street Camden, NJ 08105 Lawrence Gottlieb 1801 Federal Street Camden, NJ 08105 Lawrence Gottlieb Family Trust Jeffrey Gottlieb, Trustee 1801 Federal Street Camden, NJ 08105 Jeffrey Gottlieb Family Trust Lawrence Gottlieb, Trustee 1801 Federal Street Camden, NJ 08105	Ira J. Smith Family Realty Associates Ira J. Smith 1600 River Avenue Camden, NJ 08105 Ira J. Smith Irrevocable Family Trust dated November 4, 2015 Benjamin Smith, Trustee 1600 River Avenue Camden, NJ 08105

By my signature below, I certify that this information is true and accurate to the best of my knowledge and belief and that I am duly authorized by the Garden State Growth Zone Development Entity to submit this application.

Date: 5/3/21

1828 Realty Associates, LLC

BY: _____
Jeffrey Gottlieb, Manager

EXHIBIT 2

CERTIFICATE OF INCORPORATION

Please attach a copy of the approved certificate of incorporation of the entity applying for the exemption to this sheet.

AMENDED AND RESTATED
CERTIFICATE OF FORMATION
OF
1828 REALTY ASSOCIATES, LLC

THIS AMENDED AND RESTATED CERTIFICATE OF FORMATION OF 1828 REALTY ASSOCIATES, LLC dated December 17, 2020 has been duly executed and is being filed by the undersigned authorized person in accordance with the provisions of the New Jersey Revised Uniform Limited Liability Company Act to amend and restate the original Certificate of Formation of the limited liability company, which was filed on February 11, 2015 with the New Jersey Department of The Treasury, Division of Revenue and Enterprise Services.

1. The name of the limited liability company is 1828 REALTY ASSOCIATES, LLC (the "Company").

2. The Company's registered agent and registered address in the State of New Jersey is Registered Agent Solutions, Inc., 208 West State Street, Trenton, NJ 08608 (Mercer Co.).

3. Duration: Thirty (30) years from the date of formation.

4. The purpose for which this Company has been organized is to operate under P.L., 1991, c. 431 (c. 40A:20-1, et seq.), and to conduct any lawful business, purpose, or activity permitted under New Jersey Law and its Operating Agreement, provided that the Company shall limit its profits so as to qualify as a "Garden State Growth Zone Development Entity" under the New Jersey Economic Development Opportunity Act of 2013, N.J.S.A. 52:27D-489P, et. seq. Except as provided in the Operating Agreement of the Company, the management of the Company shall be vested exclusively in the Members designated from time to time in accordance with the Operating Agreement. All decisions made and actions taken by the Members of the Company in accordance with the powers granted to it under the Operating Agreement and the New Jersey Limited Liability Act shall be binding on the Company.

5. The Effective Date of this Amended and Restated Certificate of Formation is: December 17, 2020.

IN WITNESS THEREOF, the undersigned has executed this certificate on this 17 day of December 2020.

AMC
FILED
JAN 15 2021
STATE TREASURER
0600418229

1828 REALTY ASSOCIATES, LLC

By: _____
Jeffrey Gottlieb, Managing Member

Exhibit 3

Certificate of Approval of Garden State Growth Zone Development Entity

Please attach a copy of certificate of approval of the applicant as a Garden State Growth Zone Development Entity to this sheet.

AMENDED AND RESTATED
CERTIFICATE OF FORMATION
OF
1828 REALTY ASSOCIATES, LLC

THIS AMENDED AND RESTATED CERTIFICATE OF FORMATION OF 1828 REALTY ASSOCIATES, LLC dated December 17, 2020 has been duly executed and is being filed by the undersigned authorized person in accordance with the provisions of the New Jersey Revised Uniform Limited Liability Company Act to amend and restate the original Certificate of Formation of the limited liability company, which was filed on February 11, 2015 with the New Jersey Department of The Treasury, Division of Revenue and Enterprise Services.

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5. The Effective Date of this Amended and Restated Certificate of Formation is: December 17, 2020.

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AMC

FILED
JAN 15 2021
STATE TREASURER

0600418229

1828 REALTY ASSOCIATES, LLC

By: _____
Jeffrey Gottlieb, Managing Member

1828 REALTY ASSOCIATES, LLC

UNANIMOUS WRITTEN CONSENT
OF THE MEMBERS
IN LIEU OF A SPECIAL MEETING

The undersigned, comprising all of the members (the "Members") of 1828 Realty Associates, LLC, a New Jersey limited liability company (the "Company") do hereby certify that the following resolutions were, or hereby are, duly adopted in accordance with the procedures set forth in the Company's Operating Agreement dated December 2016 and Amendment to Operating Agreement dated December 17, 2020 (collectively the "Operating Agreement") and applicable law, and that said resolutions have not been amended, rescinded or revoked, and are in no way in conflict with any of the provisions of the Company's certificate of formation or the Operating Agreement.

WHEREAS, pursuant to the Operating Agreement, the unanimous consent of all Members of the Company is required to make all decisions necessary to manage and operate the Company;

WHEREAS, the Members desire to apply for a long-term tax exemption available to Garden State Growth Zone Development Entities pursuant to the City of Camden Code Chapter 510 and the New Jersey Economic Development Opportunity Act of 2013, N.J.S.A. 52:27D-489q, et seq. (the "Application");

WHEREAS, the Members have reviewed the Application and believe its contents to be true and accurate to best of their knowledge;

WHEREAS, the Members desire (i) to authorize the submission of the Application with to the City of Camden, (ii) to authorize Jeffery Gottlieb, Manager (the "Authorized Signatory") to execute the Application, and (iii) to authorize the Authorized Signatory to execute and deliver on the Company's behalf, a contract with the City of Camden, substantially in the form attached to the application, with such changes thereto as may be negotiated by the parties.

NOW THEREFORE, BE IT RESOLVED, that it is in the best interests of the Company to (i) authorize the submission of the Application, (ii) authorize the Authorized Signatory to execute the Application, and (iii) to authorize the Authorized Signatory to execute and deliver on the Company's behalf, a contract with the City of Camden, substantially in the form attached to the application, with such changes thereto as may be negotiated by the parties.

RESOLVED, FURTHER, that any actions taken, and any instruments executed, acknowledged, delivered, amended or modified by the Authorized Signatory in connection with the Application prior to the date of this consent are hereby approved, ratified and confirmed.

RESOLVED, FURTHER, that no revocation of this consent and authorization shall be effective as to any third party until and unless such party receives actual written notice of same.

RESOLVED, FURTHER, that this unanimous written consent consists of and may be executed in one or more counterparts. Those counterparts, when taken together, shall constitute unanimous consent to the foregoing unanimous written consent upon execution of at least one such counterpart by each of the undersigned.

RESOLVED, FURTHER, that the action taken by this consent shall have the same force and effect as if taken by the undersigned during a meeting of the Members duly called and constituted pursuant to the Operating Agreement.

[Signature Page Follows]

IN WITNESS WHEREOF, the undersigned has executed this resolution as of April 3, 2021.

GOTTLIEB FAMILY REALTY ASSOCIATES, LLC

By: _____
Jeffrey Gottlieb, Member

By: _____
Lawrence Gottlieb, Member

By: Lawrence Gottlieb Family Trust, Member

By: _____
Jeffrey Gottlieb, Trustee

By: Jeffrey Gottlieb Family Trust, Member

By: _____
Lawrence Gottlieb, Trustee

IRA J. SMITH FAMILY REALTY ASSOCIATES

By: _____
Ira J. Smith, Managing Member

By: Ira J. Smith Irrevocable Family Trust dated November 4, 2015, Member

By: _____
Ira J. Smith, Trustee

Manager:

_____
Jeffrey Gottlieb

Exhibit 5

METES AND BOUNDS DESCRIPTION

Please attach the metes and bounds description of the project site

EXHIBIT 5.A DESCRIPTION OF BLOCK1188 LOT 3

Pennoni

515 Grove Street
Suite 1B
Haddon Heights, NJ 08035
T: 856-547-0505
F: 856-547-9174

www.pennoni.com

CONSOLIDATED PARCEL

All that certain parcel or tract of land situate in the Camden City, Camden County and the State of New Jersey, as shown on a plan entitled "ALTA/NSPS Land Title Survey Plan", Drawing number V0302, prepared by Pennoni Associates Inc., dated 09/11/2018 and being bounded and described as follows:

Beginning at a point being on the northerly side of Federal Street (public roadway, 60' wide) with the westerly side of 19th Street (public roadway, 60' wide), thence for said Consolidated Parcel the following thirty-two (32) courses and distances:

1) S 79°53'30" W along said northerly side of Federal Street 139.75' to a common corner with Block 1189 Lot 2, thence thereby the following three (3) courses and distances;
2) N 10°06'30" W parallel with said 19th Street, 90.00' to a point, thence continuing along the same;
3) S 79°53'30" W parallel with said Federal Street, 150.00' to a point on the easterly side of former 19th street (vacated), thence continuing thereby and along the same;
4) S 10°06'30" E, 90.00' to a point on the said northerly side of Federal Street, thence thereby;
5) S 79°53'30" W, 980.00' to a point on the westerly side of said former 17th Street being a common corner with Block 1184 Lot 5, thence thereby;
6) N 10°06'30" W, 340.00' to a point on the right-of-way line of lands now or formerly of New Jersey Transit, thence thereby the following eleven (11) courses and distances;
7) N 79°53'30" E, 60.00' to a point, thence continuing along the same;
8) N 10°06'30" W, 12.68' to a point, thence continuing along the same;
9) N 69°48'36" E, 203.14' to a point, thence continuing along the same;
10) N 68°48'36" E, 142.18' to a point, thence continuing along the same;
11) N 87°01'47" E, 29.86' to a point, thence continuing along the same;
12) N 70°27'29" E, 161.01' thence continuing along the same;
13) N 61°03'05" E, 138.99' thence continuing along the same;
14) N 78°07'51" E, 83.89' to a point, thence continuing along the same;
15) N 10°08'51" W, 4.01' to a point, thence continuing along the same;
16) N 67°24'42" E, 149.69' to a point, thence continuing along the same;
17) N 10°06'30" W, 10.23' to a point, thence continuing along the same;
18) N 61°51'40" E, 232.62' to a point on the southerly side of East State Street (aka County Route Number 601, public roadway, variable width), thence thereby the following six (6) courses and distances;
19) S 56°42'10" E, 9.74' to a point, thence continuing along the same;
20) S 33°17'50" W, 14.03' to a point of curvature, thence continuing along the same;
21) Southeasterly 53.57' by the arc of a curve to the left having a radius of 32.00' to a point of tangency, said arc having a chord of S 14°39'50" E 47.53' from the last described point, thence continuing along the same;
22) S 62°37'30" E, 250.07' to a point, thence continuing along the same;
23) N 33°17'50" E, 20.00' to a point, thence continuing along the same;
24) S 56°42'10" E, 103.42' to a point, thence;
25) S 79°53'30" W, 129.97' to a point, thence;

26) S 10°06'30" E, 11.32' to a point, thence;
27) N 79°53'30" E, 84.00' to a common corner with Block 1190 Lot 12, thence thereby;
28) S 10°06'30" E, 90.00' to a point on the said northerly side of Cooper Street, thence thereby;
29) S 79°53'30" W, 84.00' to a point on the easterly side of 19th street (public roadway, 60; wide), thence thereby;
30) N 10°06'30" W, 12.06' to the northerly terminus of said 19th Street, thence thereby;
31) S 79°53'30" W, 60.00' to the westerly side of said 19th Street, thence thereby;
32) S 10°06'30" E, 242.06' to the point and place of beginning.

Containing within these metes and bounds 593,046 square feet, or 13.61447 acres of ground.

Signed by: 2/4/2020

Dennis S. DiBlasio, P.L.S.
N.J. License No. GS 02830700

EXHIBIT 5.B DESCRIPTION OF BLOCK 847 LOT 2

OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

ALTA Plain Language Commitment 2006

SCHEDULE A
(Continued)

File No. CA-7205

LEGAL DESCRIPTION

ALL that certain lot, parcel or tract of land, with the buildings and improvements thereon erected, situate and lying in the City of Camden, County of Camden, State of New Jersey; bounded and described as follows:

BEGINNING at a point in the Northerly line of East State Street, said point being the intersection of the Easterly line of River Avenue with the Northerly line of Federal Street; thence

(1) North 12 degrees 41 minutes 44 seconds West, along the Easterly line of River Avenue, a distance of 9.49 feet to a point; thence

(2) North 29 degrees 13 minutes 46 seconds East, along the Easterly line of River Avenue, a distance of 69.83 feet to a point; thence

(3) North 38 degrees 28 minutes 38 seconds East, along the same, a distance of 579.27 feet to a point; thence

(4) South 51 degrees 21 minutes 32 seconds East, along the Southerly line of Lot 17, Block 847, a distance of 860.00 feet to a point; thence

(5) South 38 degrees 28 minutes 38 seconds West, along the Westerly line of Lot 7, Block 868, a distance of 429.13 feet to a point; thence

(6) South 33 degrees 01 minutes 48 seconds, along the same, a distance of 152.52 feet to a point in the Northerly line of East State Street; thence

(7) North 56 degrees 04 minutes 12 seconds West, along said line of East State Street, a distance of 274.92 feet to a point; thence

(8) South 33 degrees 55 minutes 48 seconds West, along the same a distance of 5.00 feet to a point; thence

(9) North 56 degrees 04 minutes 12 seconds West, along said line of East State Street, a distance of 584.05 feet to the point and place of Beginning.

FOR INFORMATIONAL PURPOSES ONLY: Also known as Lot 2 in Block 847 on the City of Camden Tax Map.

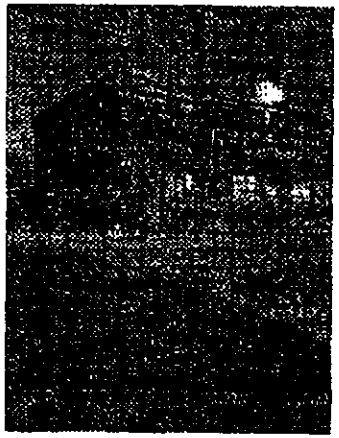
Exhibit 6

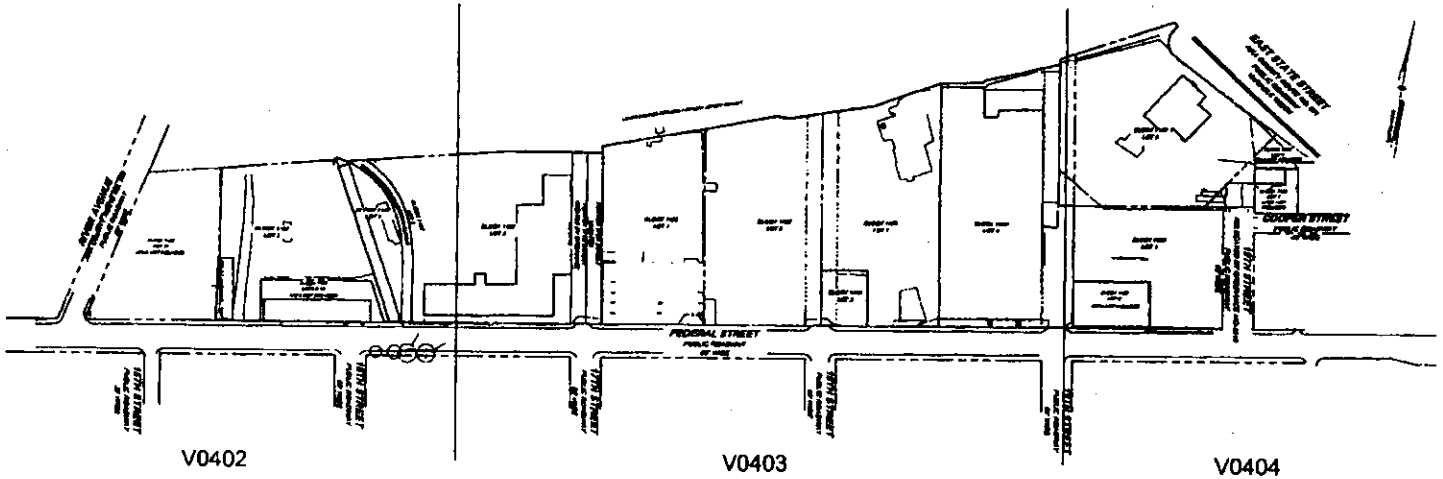
SURVEY

Attach survey of the project. If a survey has not yet been completed, a plotting on the official tax map may be provided at this time. A certified survey will be required prior to execution of any financial agreement.

EXHIBIT 6.A

SURVEY OF BLOCK 1188 LOT 3

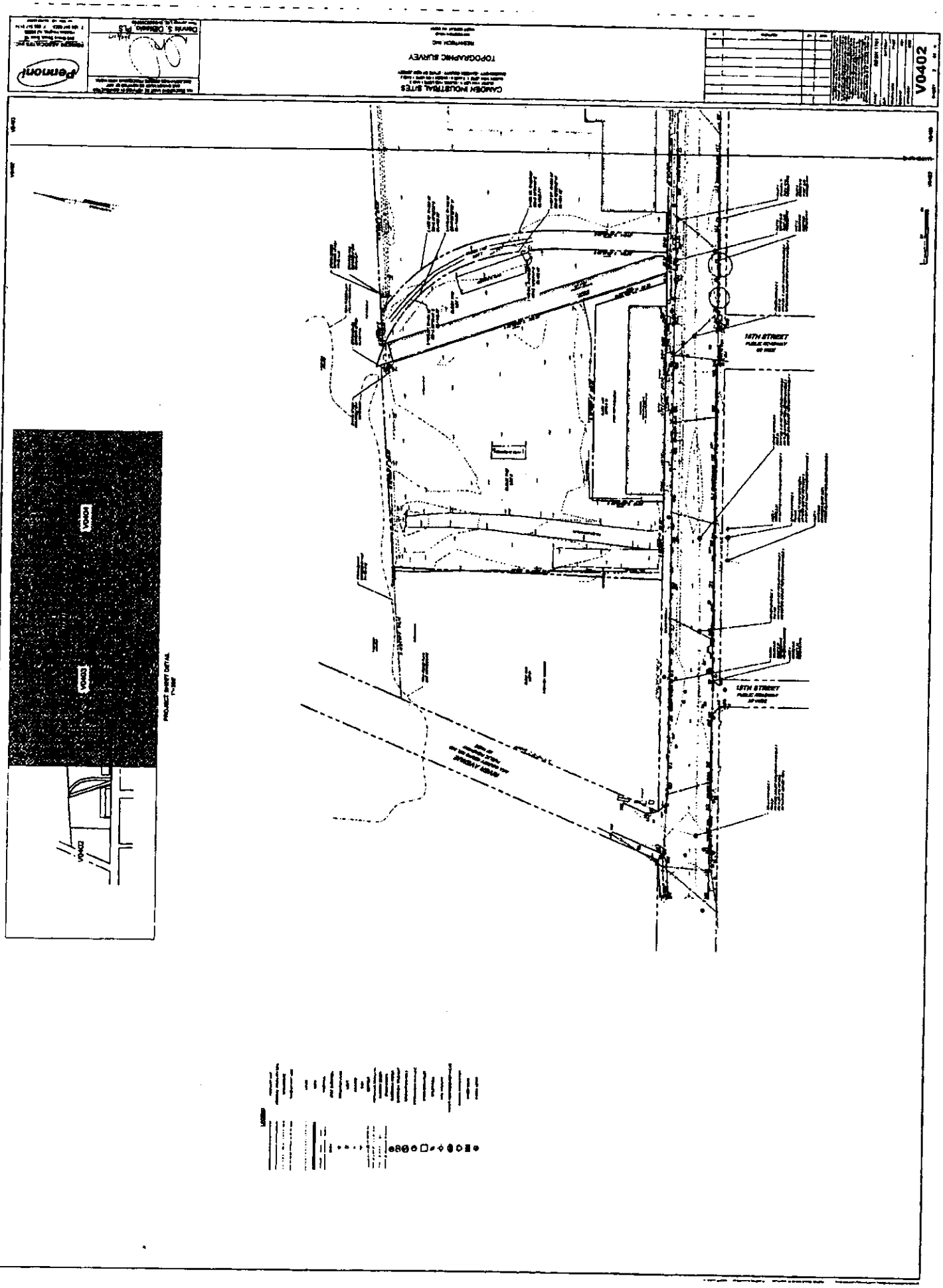


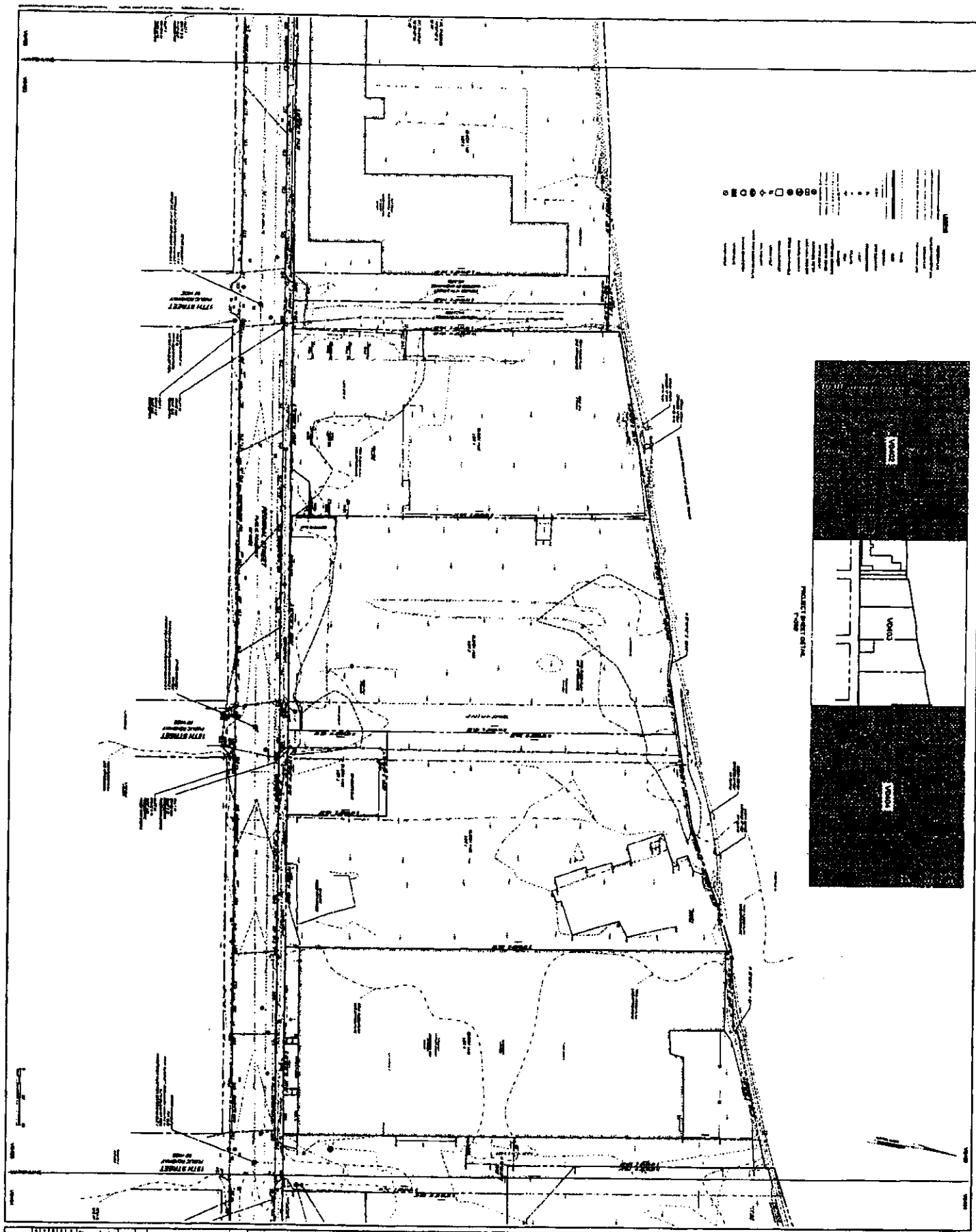


CAMDEN INDUSTRIAL SITES

TOPOGRAPHIC SURVEY

V0401


V0402
TOPOGRAPHIC SURVEY
CAMDEN INDUSTRIAL SITES
Permoni
14TH STREET
13TH STREET
PROJECT SHEET DETAIL



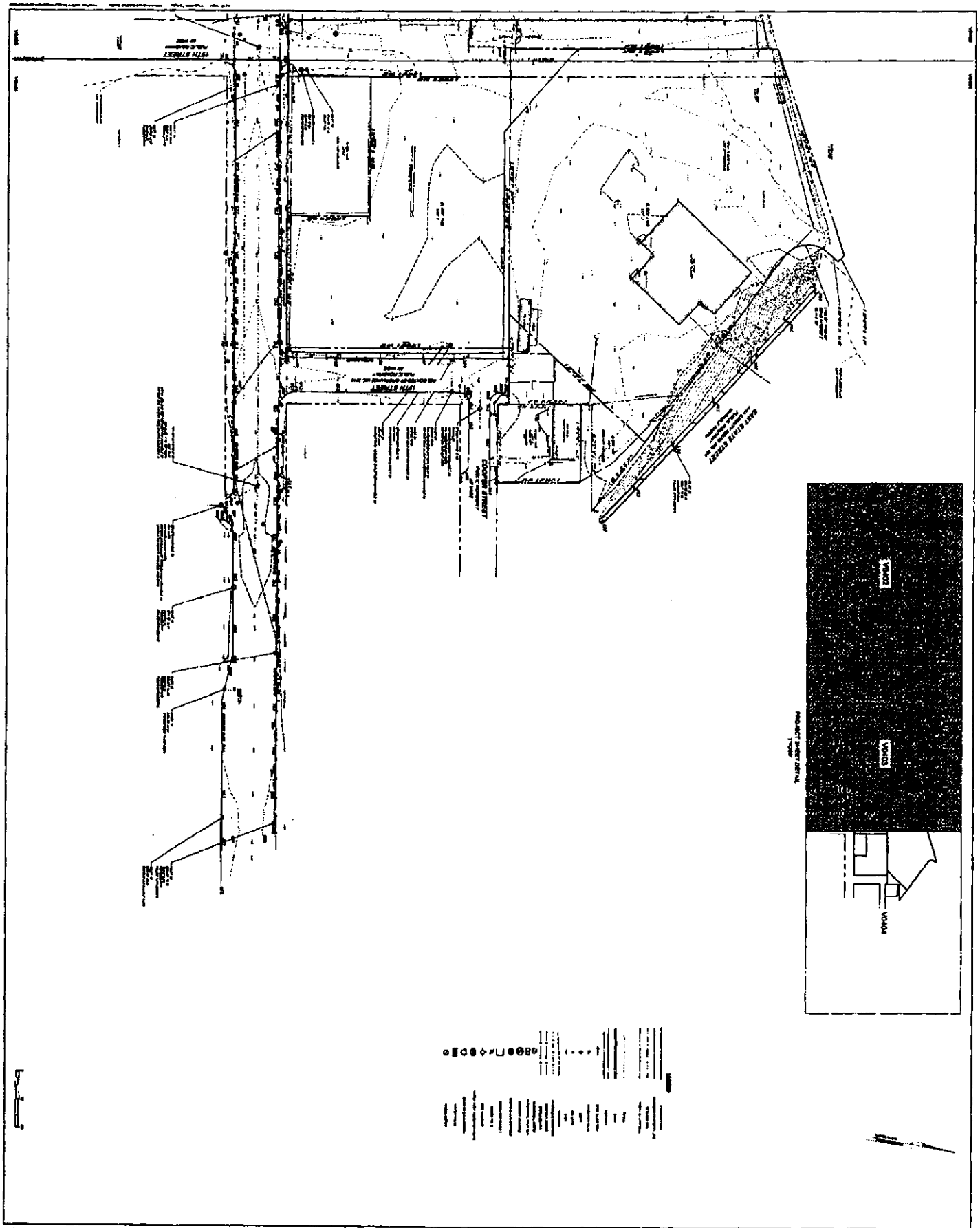
CAMDEN INDUSTRIAL SITES

TOPOGRAPHIC SURVEY

V0403

Dennis S. DiBlasio, PLS

Pennoni



CAMDEN INDUSTRIAL SITES

TOPOGRAPHIC SURVEY

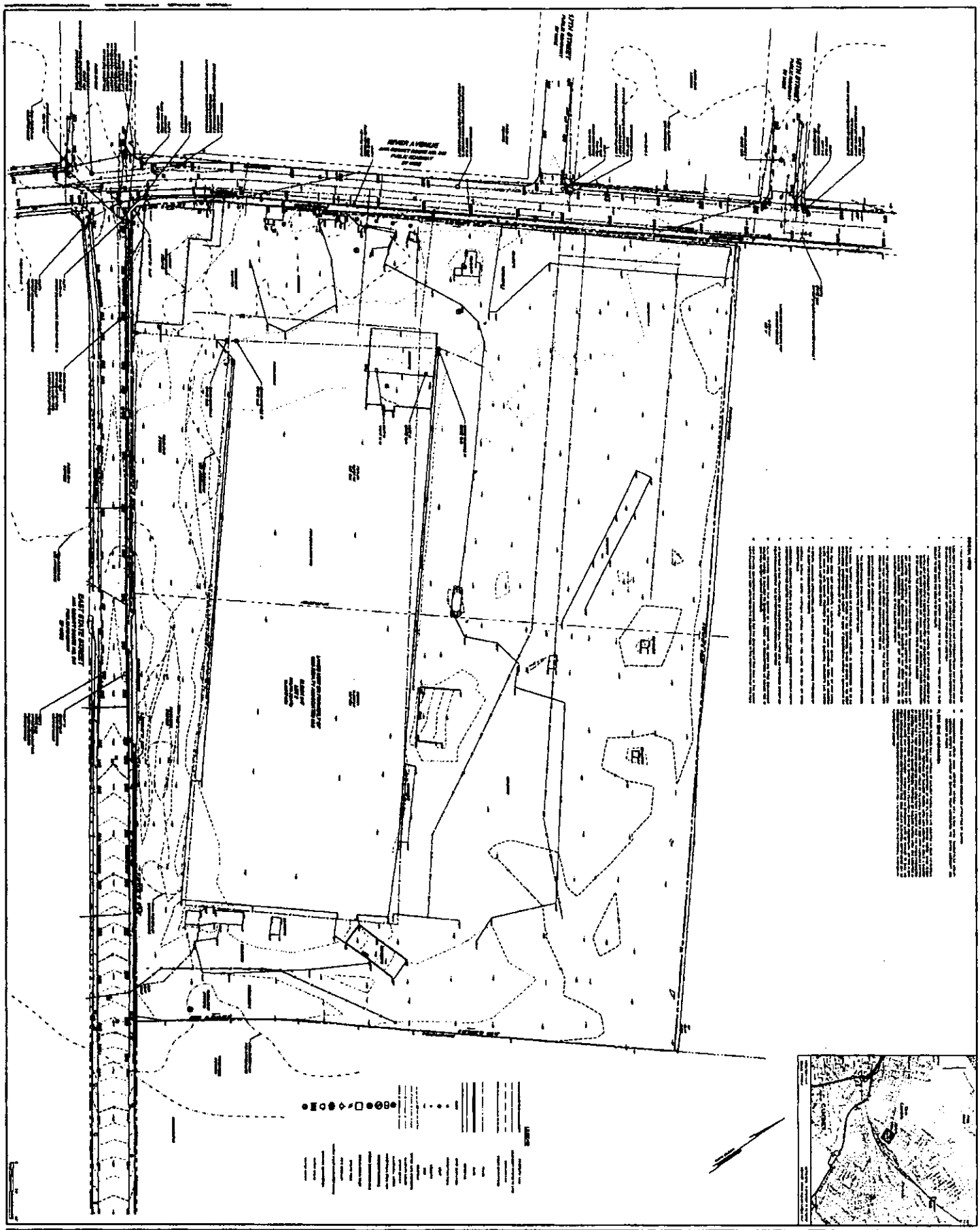
Dennis S. DiBlasio, PLS

Pennoni

V0404

EXHIBIT 6.B

SURVEY OF BLOCK 847 LOT 2



CAMDEN INDUSTRIAL SITES

TOPOGRAPHIC SURVEY

V0401

Dennis S. DiBiasio, PLS

Pennoni

Exhibit 7

COPY OF DEED OR LEASE AGREEMENT

Please attach evidence that applicant has legal control over site(s) included in the proposed project.

EXHIBIT 7.A

DEED BLOCK 1188 LOT 3

CAMDEN COUNTY, NJ
CAMDEN COUNTY CLERK'S OFFICE
DEED-DR BOOK 11345/995
RECORDED 03/05/2020 16:05:59
FILE NUMBER 2020019139
RCPT #: 2267918; RECD BY: AW15
RECORDING FEES $123.00
MARGINAL NOTATION $0.00
TOTAL TAX $0.00

Camden County
Document Summary Sheet

CAMDEN COUNTY CLERK
520 MARKET ST
CAMDEN NJ 08102

Return Name and Address
Kevin D. Sheehan, Esquire
Parker McCay P.A.
P.O. Box 2096
Camden, NJ 08101

Official Use Only

Submitting Company	1828 Realty Associates, LLC
Document Date *(mm/dd/yyyy)*	02/25/2020
Document Type	Deed of Consolidation
No. of Pages of the Original Signed Document *(Including the cover sheet)*	7
Consideration Amount *(If applicable)*	$1.00

	Name(s) *(Last Name First Name Middle Initial Suffix) (or Company Name as written)*	Address *(Optional)*
First Party *(Grantor or Mortgagor or Assignor)* *(Enter up to five names)*	1828 Realty Associates, LLC	160 Cooper Road, West Berlin, NJ 08091
Second Party *(Grantee or Mortgagee or Assignee)* *(Enter up to five names)*	1828 Realty Associates, LLC	160 Cooper Road, West Berlin, NJ 08091

Parcel Information *(Enter up to three entries)*	Municipality	Block	Lot	Qualifier	Property Address
	City of Camden				
	City of Camden	1188	3		
	City of Camden	1189	3	SC	

Reference Information *(Enter up to three entries)*	Book Type	Book	Beginning Page	Instrument No.	Recorded/File Date
		11130	1		03/15/2019
		11080	661		01/16/2019
		10553	536		01/06/2017

*DO NOT REMOVE THIS PAGE.
DOCUMENT SUMMARY SHEET (COVER SHEET) IS PART OF CAMDEN COUNTY FILING RECORD. RETAIN THIS PAGE FOR FUTURE REFERENCE.

FINANCIAL AGREEMENT PURSUANT TO

ECONOMIC OPPORTUNITY ACT OF 2013

N.J.S.A. 52:27D-489p ET. SEQ.

by and between

CITY OF CAMDEN, NEW JERSEY

and

1828 Realty Associates, LLC ("DEVELOPER")

_____, 2025

FINANCIAL AGREEMENT PURSUANT TO

ECONOMIC OPPORTUNITY ACT OF 2013

N.J.S.A 52:27D-489p ET. SEQ.

THIS FINANCIAL AGREEMENT ("Agreement"), is made and entered into as of this ____ day of _____, 2025 ("Effective Date"), by and between the City of Camden, ("City" or "Camden"), a Municipal Corporation of the County of Camden and State of New Jersey ("State"), and 1828 Realty Associates, LLC, a New Jersey Limited Liability Company ("Developer"), authorized to conduct business and operate in the State having its principal office at Resin Tech, 1801 Federal Street, Camden, New Jersey, 08105. Developer and the City are each referred to herein as a "Party" and referred to collectively as the "Parties".

BACKGROUND

WHEREAS, the State enacted the "New Jersey Economic Opportunity Act of 2013," P.L. 2013, c.161 ("EOA" or the "Act"), which provides significant tax incentives to encourage businesses, including the Developer to locate in Camden; and

WHEREAS, the EOA includes certain real property tax abatements for entities that qualify as Garden State Growth Zone Development Entities ("GSGZDE") and

WHEREAS, the EOA has designated the City of Camden as a blighted area and in need of rehabilitation, thereby being a Garden State Growth Zone ("GSGZ") under the EOA; and

WHEREAS, pursuant to the EOA and Ordinance MC-4803 of the City of Camden, a GSGZDE is authorized to undertake clearance, re-planning, development, or redevelopment of property within a GSGZ; and

WHEREAS, pursuant to the Act, a GSGZDE that owns real property within a GSGZ and that undertakes the clearance, re-planning, development, or redevelopment of property is eligible for an exemption on improvements to such eligible property for any new construction, improvements, or substantial rehabilitation of structures on real property for a period not to exceed 20 years; and

WHEREAS, after exploring opportunities for financial assistance from multiple states with respect to the siting of the Project, the Developer has determined that locating the Project in Camden is the most advantageous option; and

WHEREAS, Developer has proposed to redevelop the property located at 1801 Federal Street, identified as Block 1188, Lot 3, and 1600 River Road, identified as Block 847, Lot 2 on the Official Tax Map of the City of Camden and more particularly described in Exhibit A attached hereto (collectively the "Property"), by constructing {Description of Improvements} (hereinafter referred to as " the Project"); and

WHEREAS, the Developer was issued a Temporary Certificate of Occupancy (TCO) on July 28, 2020, and subsequently the final Certificate of Occupancy (CO) on May 22, 2025; and

WHEREAS, the parties agree the exemption period shall commence on the date the TCO was issued; and

WHEREAS, the City has determined that granting the tax exemption will promote the maximum redevelopment of the Property, is in the best interest of the City and the health, safety, morals and welfare of its residents, and complies with the provisions of the Act and applicable State law; and

WHEREAS, by Resolution _____, dated _____, the City has approved the Developer's request for an exemption subject to the terms and conditions set forth herein.

NOW THEREFORE, IN CONSIDERATION OF THE PROMISES AND THE MUTUAL COVENANTS AND REPRESENTATIONS CONTAINED HEREIN, AND INTENDING TO BE LEGALLY BOUND, THE PARTIES HERETO HEREBY MUTUALLY AGREE AS FOLLOWS:

ARTICLE I

DEFINITIONS

"Allowable profit rate" means the greater of 12 percent or the percentage per annum arrived at by adding one and 1/4 percent to the annual interest percentage rate payable on the entity's initial permanent mortgage financing. If the initial permanent mortgage is insured or guaranteed by a governmental agency, the mortgage insurance premium or similar charge, if payable on a per annum basis, shall be considered as interest for this purpose. If there is no permanent mortgage financing the allowable profit rate shall be the greater of 12 percent or the percentage per annum arrived at by adding one and 1/4 percent per annum to the interest rate per annum which the municipality determines to be the prevailing rate on mortgage financing on comparable improvements in the county.

"Exemption" means that portion of the assessor's full and true value of any improvement, conversion, alteration, redevelopment, rehabilitation, or construction not regarded as increasing the taxable value of a property pursuant to P.L.2013, c.161 (C.52:27D-489p et al.) for the purposes of encouraging the construction, conversion, improvement, and redevelopment of real property conducted by eligible businesses or residents within a growth zone pursuant to P.L.2013, c.161 (C.52:27D-489p et al.).

"Garden State Growth Zone Development Entity" means a private corporation incorporated pursuant to Title 14A of the New Jersey Statutes, or established pursuant to Title 42 of the Revised Statutes, for which the profits of the entity are limited as follows. The allowable net profits of the entity shall be determined by applying the allowable profit rate to the total project cost, and all capital costs, determined in accordance with generally accepted accounting principles, of any other entity whose revenue is included in the computation of excess profits, for the period commencing on the date on which the construction of the project is completed, and terminating at the close of the fiscal year of the entity preceding the date on which the computation is made.

"Improvements" means any repair, construction, or reconstruction, including alterations and additions, having the effect of rehabilitating a deteriorated property that occurs after September 18, 2013 so that it becomes habitable or attains higher standards of safety, health, economic use

or amenity, or is brought into compliance with laws, ordinances or regulations governing such standards. Ordinary upkeep and maintenance shall not be deemed an improvement.

ARTICLE II

REPRESENTATIONS AND WARRANTIES

Section 2.1 **Representations and Warranties of the City.** The City hereby represents and warrants to Developer as follows:

(a) The City has been duly created and is validly existing under and pursuant to the Constitution and statutes of the State;

(b) The City Council of the City has duly authorized the execution and delivery of this Agreement;

(c) The City has full lawful authority to undertake and fulfill the duties and obligations imposed upon it pursuant to and in accordance with the terms of this Agreement; and

(d) There is no litigation pending or, to the knowledge of the City, threatened that would impact its ability to undertake and fulfill the duties and obligations imposed upon it pursuant to and in accordance with the terms of this Agreement.

Section 2.2 **Representations and Warranties of Developer.** Developer hereby represents and warrants to the City as follows:

(a) Developer is a private corporation incorporated pursuant to Title 14A of the New Jersey Statutes, or established pursuant to Title 42 of the Revised Statutes of the State of New Jersey, duly authorized to conduct its business and carry out its operations in the State;

(b) Developer is a GSGZDE as defined by the EOA, and will continue to qualify as a GSGZDE for the Term of this Agreement, as further evidenced by the certification requirements set forth herein;

(c) The execution and delivery of this Agreement and the performance by Developer of its obligations hereunder have been duly authorized, and no further action or approval is required for this Agreement to be binding upon Developer and enforceable against it in accordance with its terms;

(d) Developer has full lawful authority to undertake and fulfill the duties and obligations imposed upon it pursuant to and in accordance with the terms of this Agreement; and

(e) At the time of execution of this Agreement, there is no litigation pending or, to the knowledge of Developer, threatened that would impact its ability to undertake and fulfill the duties and obligations imposed upon it pursuant to and in accordance with the terms of this Agreement.

ARTICLE III

TAX PAYMENTS

Section 3.1 Applicability of Tax Exemption to Premises.

(a) Tax Exemption. For the first 10 years immediately subsequent to the issuance of a Temporary Certificate of Occupancy (TCO) after the completion of the Project, the Developer shall be exempt from the payment of taxes on the Improvements to the eligible property. Thereafter, the Developer shall pay to the municipality in lieu of full property tax payments, an amount equal to a percentage of taxes otherwise due according to the following schedule:

(i) In the eleventh year after completion, 10 percent of taxes otherwise due;

(ii) In the twelfth year after completion , 20 percent of taxes otherwise due;

(iii) In the thirteenth year after completion , 30 percent of taxes otherwise due;

(iv) In the fourteenth year after completion , 40 percent of taxes otherwise due;

(v) In the fifteenth year after completion, 50 percent of taxes otherwise due;.

(vi) In the sixteenth year after completion, 60 percent of taxes otherwise due;

(vii) In the seventeenth year after completion, 70 percent of taxes otherwise due;

(viii) In the eighteenth year after completion , 80 percent of taxes otherwise due;

(ix) In the nineteenth full year after completion , 90 percent of taxes otherwise due;

(x) In the twentieth year after completion, and each year thereafter, 100 percent of taxes due on the Property.

The aforementioned exemption period shall be referred to as the "Exemption Period".

(b) Commencement Date. The date that the TCO is issued to the Developer shall be referred to herein as the "Commencement Date." Developer expressly acknowledges the commencement date of this agreement is the date of the TCO and not the final certificate of occupancy.

(c) GSGZDE Certification. Prior to the issuance of a Certificate of Occupancy for the Project, the Developer shall provide evidence to the City that its Certificate of Incorporation, Certificate of Formation, Certificate of Limited Partnership, or other similar certificate states that it is a Garden State Growth Zone Development Entity.

(d) During the Term of this Agreement, the profits of or dividends payable by the Developer shall be limited according to terms of the EOA and this Agreement.

(e) During the Term of this Agreement, the Developer shall file a certification with the City annually within ninety (90) days after the close of its fiscal year, to evidence its continued eligibility for the exemption set forth herein. That certification shall include annual financial statements and a calculation of its net profits determined in accordance with generally accepted accounting principles.

(f) The failure of Developer to submit said annual Audited Financial Report by the date specified above shall be an event of default which shall entitle the City to terminate the tax exemption, at its sole discretion.

(g) The audited Financial Report shall be accompanied by the required annual Compliance Certification, attached as Exhibit B.

(h) In the event that the net profit in any year exceeds the Allowable Profit Rate, the Applicant shall not be entitled to an exemption in that year and it shall pay taxes on the full assessed value of the land and all improvements on the Property, including the Improvements.

(i) In the event that Developer ceases to qualify as a GSGZE, the tax exemption on the Improvements shall terminate and the Improvements shall become fully taxable. Notwithstanding the foregoing, if at the time that Developer ceases to qualify as a GSGZE, less than five (5) years has passed since the Commencement Date, then the Improvements shall remain tax exempt until the fifth anniversary of the Commencement Date at which time the tax exemption shall terminate and the Improvements shall be fully taxable.

(j) Developer shall provide the City with an Audited Financial Report within ninety (90) days after the tax exemption terminates ("Final Audit"). Upon the Developer's submission of its Final Audit to the City in acceptable form, all restrictions and limitations upon the Developer as set forth herein and in the other documents and agreements executed in connection herewith, by and between the City and the Developer, shall terminate and be of no further force and effect. In the event that the Final Audit shall show that Developer did not qualify as a GSGZE for the period covered by said Final Audit, then the City shall have the right to collect the full amount of taxes that would have been due during that period except for this Tax Exemption Agreement as Omitted Taxes.

(k) The tax exemption provided herein shall apply only so long as the Developer remains subject to the provisions of the Act, but in no event longer than the Exemption Period.

(l) The tax exemption provided herein shall be fully transferable upon the sale of the Property, as long as the new owner meets all requirements for exemption set forth in the Act and assumes in writing the terms and conditions set forth in this Tax Exemption Agreement.

(m) Tax Payments. Notwithstanding the exemption set forth in this Agreement, the Developer shall pay to the City real estate taxes on the full assessed value of the land and the on the value of the improvements assessed on the Property prior to the undertaking of the Project for

the Term of this Agreement. Five percent (5%) of all payments received by the City hereunder shall be paid to Camden County.

(n) Utility Payments. Developer shall at all times be responsible for any and all water and sewer charges assessed against the Property. With respect to any delinquent water and sewer charges, the City shall retain all rights reserved to municipalities under New Jersey law and the Code of the City of Camden, New Jersey Chapters 564 and 466, including the right to proceed against the Developer's interest in the property and its ownership interest in the Improvements pursuant to the In Rem Tax Foreclosure Act, N.J.S.A. 54:55-1, et seq.

(o) Labor Ordinance. Developer acknowledges that this Project is subject to the City's Project Labor Ordinance (Ordinance MC-4739, adopted April 9, 2013). In accordance with said ordinance, Developer shall enter into a Project Labor Agreement with the City of Camden as a condition of this agreement.

(p) Inspection. The Developer shall, upon request, permit inspection by representatives duly authorized by the City of the Property, equipment, buildings, and other facilities of the Developer and also permit examination and audit of its books, contract, records, documents, and papers. Any such inspection, examination, or audit shall be made during reasonable hours of the business day, in the presence of an officer or agent of the Developer.

Section 3.2 Effective Tax Rate. During the Term of this Agreement, all tax payments shall be based upon the then-current tax rate levied by the City for land and improvements (expressed as a percentage), multiplied by the Land Assessed Valuation and Improvements Assessed Valuation.

Section 3.3 Challenge of Assessed Valuations. Nothing in this Agreement shall limit, prevent or prohibit Developer from challenging the assessment of value to the Premises or the Taxable Improvements by the City Tax Assessor (i.e., the Land Assessed Valuation or the Improvements Assessed Valuation) at any time during the term of this Agreement or thereafter by filing a tax appeal with the City, the County and/or the State.

Section 3.4 Certification and Filing. By execution hereof, the City Tax Assessor acknowledges the exemptions and payments provided to and to be made by Developer hereunder and shall continue to enforce such exemption by the terms of this Agreement or until the City Tax Assessor has been duly notified that the exemption and/or payment obligations have been terminated.

Section 3.5 Term. Unless otherwise terminated by the Developer, this Agreement shall terminate twenty (20) years from the date of the issuance of a Temporary Certificate of Occupancy for the Project.

(a) The Developer may at any time after the expiration of one (1) year from the date of this Agreement notify the City that, as of a certain date designated in said notice, it relinquishes its tax exemption status as to all or any designated portion of the Project. As of the date so set, the tax exemption, the profit restrictions and all other restrictions and limitation imposed by this Agreement shall terminate as to the Project or any designated portion of the Project, as applicable.

(b) Upon the termination of the exemption granted pursuant to this Section, the Project, all affected parcels, land, and all improvements made thereto shall be assessed and subject to

taxation as are other taxable properties in the municipality. After the date of termination, all restrictions and limitations upon the Garden State Growth Zone Development Entity shall terminate and be at an end.

ARTICLE IV

COVENANTS

Section 4.1 **Developer Covenants**. The Developer covenants and agrees as follows:

(a) Not to effect or execute any agreement, lease, conveyance, or other instrument, whereby the Project, or any part thereof, or the use thereof, is restricted upon the basis of race, color, creed, religion, ancestry, national origin, sex, or marital status, in sale, lease or occupancy thereof, nor to discriminate upon the basis of race, color, creed, religion, ancestry, national origin, sex, or marital status, in the sale, lease, or rental, or in the use or occupancy of the Project or any Improvement erected or to be erected thereon, or any part thereof, and to comply with all State and local laws, in effect from time to time, prohibiting discrimination or segregation by reason of race, color, creed, religion, ancestry, national origin, sex or marital status.

(b) After the Effective Date, the Developer shall pay to the City an annual administrative fee equal to two percent (2%) of the Tax Payment set forth in Section 3.1(a)(1) (the "Annual Administrative Fee"). Such Annual Administrative Fee shall be payable on or before each anniversary of the Effective Date while this Agreement is in effect.

ARTICLE V

EVENTS OF DEFAULT; REMEDIES

Section 5.1 **City Event of Default.** Any one or more of the following shall constitute an event of default hereunder by City ("City Event of Default"):

(a) breach by the City of any warranty or covenant contained in this Agreement which shall continue for more than forty-five (45) days after written notice of such breach has been sent by Developer to the City or, if such breach is of a type that cannot be cured within forty-five (45) days, the failure of City within such forty-five (45) day period to commence and diligently pursue such performance to completion; or

(b) failure by the City to perform any other term or condition of this Agreement which shall continue for more than forty-five (45) days after written notice of such failure has been sent to the City by the Developer or, if such failure is of a type that cannot be cured within forty-five (45) days, the failure of the City within such forty-five (45) day period to commence and diligently pursue such performance to completion.

Upon the occurrence of a City Event of Default, Developer shall have the remedies provided in Section 5.3 hereof.

Section 5.2 **Developer Event of Default.** Any one or more of the following shall constitute an event of default by Developer ("Developer Event of Default"):

(a) breach by Developer of any warranty or covenant contained in this Agreement which shall continue for more than forty-five (45) days after written notice of such breach has

been sent to Developer by the City or, if such breach is of a type that cannot be cured within forty-five (45) days, the failure of Developer within such forty-five (45) day period to commence and diligently pursue such performance to completion;

(b) failure by Developer to make a real estate tax Payment to the City when due and owing, which failure shall continue for more than forty-five (45) days after written notice of such failure has been sent to Developer by the City or, if such failure is of a type that cannot be cured within forty-five (45) days, the failure of Developer within such forty-five (45) day period to commence and diligently pay such amounts due and owing;

(c) failure by Developer to perform any other term or condition of this Agreement which shall continue for more than forty-five (45) days after written notice of such failure has been sent to Developer by the City or, if such failure is of a type that cannot be cured within forty-five (45) days, the failure of Developer within such forty-five (45) day period to commence and diligently pursue such performance to completion; or

(d) the filing by Developer of a petition in bankruptcy or the filing against Developer of a petition in bankruptcy which is not dismissed within sixty (60) days after such filing, or if Developer is adjudged to be bankrupt or determined to be insolvent or if Developer seeks reorganization or liquidation under any federal or State bankruptcy law, or if Developer makes an assignment for the benefit of its creditors.

Upon an occurrence of any Developer Event of Default, City shall have the remedies provided in Section 5.3 hereof.

Section 5.3 **Remedies.** Whenever any Event of Default as to the City referred to in Sections 5.1 or 5.2 hereof shall have happened and shall be continuing, and provided that prior written notice of the Event of Default has been given to the defaulting Party by the non-defaulting Party and the Event of Default has not been cured (or attempts to cure, as provided in Section 5.1 or 5.2 hereto, have not been commenced), the non-defaulting Party may apply to the Superior Court, Chancery Division, to settle and resolve said Event of Default in such fashion as will tend to accomplish the purpose of the New Jersey Economic Opportunity Act. Whenever any Event of Default as to the Developer referred to in Sections 5.1 or 5.2 hereof shall have happened and shall be continuing, and provided that prior written notice of the Event of Default has been given to the Developer by the City and the Event of Default has not been cured (or attempts to cure, as provided in Section 5.1 or 5.2 hereto, have not been commenced), the tax exemption shall be terminated and the City may apply to the Superior Court, Chancery Division, to settle and resolve said Event of Default in such fashion as will tend to accomplish the purpose of the New Jersey Economic Opportunity Act.

Section 5.4 **No Remedy Exclusive.** No remedy which is conferred upon or which is reserved to the Parties herein is intended to be exclusive of any other available remedy or remedies, but each and every such remedy shall be cumulative and shall be in addition to every other remedy which is provided under the terms of this Agreement or which is now or hereafter existing at law or in equity or by statute. No delay or omission to exercise any right or power accruing upon any Event of Default shall impair any such right or power or shall be construed to be a waiver thereof, but any such right and power may be exercised from time to time and as often as may be deemed expedient.

Section 5.5 **No Additional Waiver Implied by One Waiver.** In the event that any agreement which is contained in this Agreement should be breached by either Party and

thereafter such breach shall be waived by the other Party, such waiver shall be limited to the particular breach so waived and shall not be a waiver of any other breach hereunder.

ARTICLE VI

MISCELLANEOUS

Section 6.1 **Amendments.** This Agreement may not be amended or modified for any reason without the express prior written consent of the Developer and the City.

Section 6.2 **Successors and Assigns.** The terms, conditions, obligations and agreements contained in this Agreement shall inure to and for the benefit of, and shall be binding upon, the City and Developer and their respective successors and assigns.

Section 6.3 **Severability.** In the event that any provision of this Agreement shall be held to be invalid or unenforceable by any court of competent jurisdiction, such holding shall not invalidate or render unenforceable any other provision hereof unless a court of competent jurisdiction so holds.

Section 6.4 **Counterparts.** This Agreement may be simultaneously executed in several counterparts, each of which shall constitute an original document and all of which shall constitute but one and the same instrument.

Section 6.5 **Entire Agreement.** This Agreement sets forth all of the promises, covenants, agreements, conditions and undertakings between the parties hereto with respect to the subject matter hereof, and supersedes all prior or contemporaneous agreements and undertakings, inducements, or conditions, express or implied, oral or written between the parties hereto.

Section 6.6 **Indemnification.** Developer, Developer's agents, sub-contractors, employees or servants shall indemnify, defend, and hold harmless the City from and against any and all losses, costs (including litigation costs and counsel fees), claims, suits, actions, damages, liability and expenses, pursuant to this Agreement. The provisions of this Section will survive the Expiration date of this Agreement.

Section 6.7 **Notices.** Unless otherwise provided in writing, any notices to be given or to be served upon any Party hereto, in connection with this Agreement, must be in writing and may be delivered personally or by certified or registered mail and, if so mailed, shall be deemed to have been given and received forty-eight (48) hours after a registered or certified letter containing such notice, postage prepaid, is deposited in the United States mail, and if given otherwise shall be deemed to have been given when delivered to and received by the Party to whom it is addressed. Such notice shall be given to the Parties at their following respective addresses or at such other addresses as each party may hereafter designate to the other Parties in writing:

If to City:

City of Camden
Department of Finance
City Hall Room 213
520 Market Street
P.O. Box 95120

Camden, New Jersey 08102
Attention: Patrick Keating, Director of Finance

If to Developer : _____

_____

_____

_____

_____

_____

With a copy to:

_____

_____

_____

_____

_____

_____

Section 6.8 **Further Assurances and Corrective Instruments.** The City and Developer shall execute, acknowledge and deliver, or cause to be executed, acknowledged and delivered, such supplements hereto and such further instruments as may reasonably be required for correcting any inconsistent or ambiguous term hereof.

Section 6.9 **No Personal Liability.** No covenant, condition or agreement contained in this Agreement shall be deemed to be the covenant, condition or agreement of any past, present or future elected official, officer, director, member, agent or employee, as applicable, of the City or Developer, in his or her individual capacity, and neither the elected officials, officers, directors, members, agents or employees, as applicable, of the City or Developer, nor any official, director or member executing this Agreement, shall be liable personally on this Agreement by reason of the execution hereof by such person or arising out of any transaction or activity relating to this Agreement.

Section 6.10 **Headings.** The Article and Section headings in this Agreement are included herein for convenience of reference only and are not intended to define or limit the scope of any provision of this Agreement.

Section 6.11 **Governing Law.** The terms of this Agreement shall be governed by and construed, interpreted and enforced in accordance with the laws of the State.

Section 6.12 **No Assignment.** No Party shall assign this Agreement without the prior written consent of the other Party hereto.

[SIGNATURES APPEAR ON FOLLOWING PAGE]

IN WITNESS WHEREOF, the parties hereto have executed this Agreement the day and date first above written.

CITY OF CAMDEN, NEW JERSEY

By:_____
VICTOR CARSTARPHEN, Mayor

ATTEST:

_____
LUIS PASTORIZA, City Clerk

[Seal]

DEVELOPER

By:_____
Name:
Title:

ATTEST:

_____

R-12

DB:dh
11-13-25

RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT FOR PROFESSIONAL SERVICES TO HOWARD MCCOACH, PC IN THE AMOUNT NOT TO EXCEED $150,000

WHEREAS, the City of Camden has a need to acquire legal services for Contract Compliance, Counsel to Council Services, and general Legal Services; and

WHEREAS, pursuant to a Request for Proposal #25-23, the lowest, responsible proposal was submitted by Howard McCoach, PC, for an amount not to exceed ONE HUNDRED FIFTY THOUSAND DOLLARS ($150,000.00) for period of one (1) year; and

WHEREAS, Howard McCoach, PC will provide legal services for Contract/Grant Compliance, Counsel to Council Services, and general Legal Services at a rate of $110.00 per hour for an amount not to exceed ONE HUNDRED FIFTY THOUSAND DOLLARS ($150,000.00); and

WHEREAS, pursuant to the directive of the Division of Local Government Services, a certification has been attached hereto which certifies that the funds for this expenditure are available and appropriated under the adopted budget of the City of Camden under line item(s) "5-02-E0-200-906", and said certification has been signed by the Chief Financial Officer and approved as to form by the City Attorney; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers of the City of Camden are hereby authorized to execute a contract with Howard McCoach, PC at the rate of $110.00 per hour, for an amount not to exceed ONE HUNDRED FIFTY THOUSAND DOLLARS ($150,000.00) for a period of one (1) year for the provision of Legal Services for Contract Compliance, Counsel to Council Services, and general Legal Services for the City of Camden, according to Local Public Contracts Law, P.L. 1971, Chapter 198, and that the Mayor and the City Clerk shall execute said contract on behalf of the City of Camden.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB -23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Daniel S. Blackburn, City Attorney

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT FOR PROFESSIONAL SERVICES TO HOWARD MCCOACH, PC IN THE AMOUNT NOT TO EXCEED $150,000

Point of Contact:	Daniel S. Blackburn	Law Dept.	x7170	dablackb@ci.camden.nj.us
	Name	**Department-Division-Bureau**	**Phone**	**Email**

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y			
Supporting Department Director (if necessary)	N			
Director of Grants Management	N			
Qualified Purchasing Agent	N			
Director of Finance	Y			

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Additional supporting documents: Submitted Budget, Audit, and Annual Report

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT FOR PROFESSIONAL SERVICES TO HOWARD MCCOACH, PC IN THE AMOUNT NOT TO EXCEED $150,000

FACTS/BACKGROUND:

- To provide legal/consultant services for Contract/Grant Compliance and Monitoring and Counsel to City Council services.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $150,000

IMPACT STATEMENT:

SUBJECT MATTER EXPERTS/ADVOCATES:

- Daniel S. Blackburn, City Attorney
- Timothy Cunningham, Business Administrator

COORDINATION:

- N/A

Prepared by: Dionne Hicks-Giles, AS 856-757-7175/ dihicks@ci.camden.nj.us

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	**City of Camden**

Professional Service or EUS Type	**Professional Services**
Name of Vendor	**Howard McCoach, PC**
Purpose or Need for service:	**To have legal/consultant services for contract/grant compliance and monitoring and to serve as counsel to city council.**
Contract Award Amount	**$150,000 ($110) Hourly Rate**
Term of Contract	
Temporary or Seasonal	
Grant Funded (attach appropriate documentation allowing for service through grant funds)	**NO**
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	**RFP #25-23**
Were other proposals received? If so, please attach the names and amounts for each proposal received?	**Yes** **Marmero Law, LLC - $150 Hourly Rate** **The Law Offices of Damon G. Tyner, LLC- $150 Hourly Rate**

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.
_____Funding Source for this action

_____
Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:
( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

CAMDEN CITY
520 MARKET STREET
CAMDEN, NJ 08102
TEL (856)757-7000

REQUISITION
NO. R2501778

SHIP TO	CITY ATTORNEY 520 MARKET STREET STE 419, CITY HALL CAMDEN, NJ 08101
VENDOR	VENDOR #: MCC44 HOWARD McCOACH, PC 7 Timber Creek Rd. Stratford, NJ 08084

ORDER DATE: 10/29/25
DELIVERY DATE:
STATE CONTRACT:
F.O.B. TERMS:

QTY/UNIT	DESCRIPTION	ACCOUNT NO.	UNIT PRICE	TOTAL COST
1.00	LEGAL SERVICES FOR CONTRACT COMPLIANCE AND COUNSEL SERVICES TO CITY COUNCIL UNDER RFP# 25-23 AT $110/HOURLY CONTRACT AMOUNT NOT TO EXCEED: $150,000 RESOL DATE: NOVEMBER 13, 2025	5-01-E0-200-906	150,000.0000	150,000.00
			TOTAL	150,000.00

Approved:

10/29
Department Head — Date

I hereby certify that the work or supplies specified are necessary for the proper transaction of the business of this bureau or office.

Receiver of Goods — 10/29/25 Date

THIS COPY OF THE REQUISITION TO BE FORWARDED TO THE PURCHASING BUREAU

R-13

DB:dh
11-13-25

RESOLUTION AUTHORIZING TRANSFERS OF 2025 APPROPRIATIONS

WHEREAS, there are certain 2025 Budget Appropriations of the City of Camden which are estimated to be insufficient to meet the requirements of operating the affairs of the City for the balance of 2025; and

WHEREAS, there are certain 2025 Budget Appropriations where there are unexpended balances which will not be needed for such purposes; and

WHEREAS, NJSA 40A:4-58 provides for transfers to such accounts which are estimated to have insufficient balances; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, State of New Jersey that the sum of Six Hundred Eighty-Five Thousand Dollars and Seven Cents ($685,000.07) is hereby transferred as detailed below:

DEPT	ACCOUNT TITLE	ACCOUNT NO.	FROM	TO
Elections	Elections Operating Materials	5-01-E0-303-917	17,000.00	
City Attorney	City Attorney Base Salary	5-01-S0-200-101	200,000.07	
Fire	Fire Base Salary	5-01-S3-550-101	110,000.00	
Capital Improv.	Capital Improvement Base Salary	5-01-S5-661-101	100,000.00	
Parks&Open Space	Parks - Utilites & Related Services	5-01-E6-705-905	200,000.00	
Youth & Family	Youth & Family Other Services	5-01-E7-807-908	10,000.00	
Youth & Family	Youth & Family Training	5-01-E7-807-914	5,000.00	
Youth & Family	Youth & Family Special Events	5-01-E7-807-919	10,000.00	
Comm. Serv's	Comm. Services Other Services	5-01-E7-803-908	10,000.00	
Comm. Serv's	Comm. Services Office Supplies	5-01-E7-803-918	6,500.00	
Assessor	Assessor Professional Services	5-01-E1-454-906	16,500.00	
Council	City Council Capital Expenditures	5-01-E0-300-901		17,000.00
Public Works	Street Lighting Utilities & Related Services	5-01-E6-851-905		410,000.00
Benefits	Benefits - Pension Increase(Retros)	5-01-F0-888-958		0.07
Fac. Maint.	Facilities Maint.-Utilities & Related Services	5-01-E6-706-905		200,000.00
Youth & Family	Youth & Family Services Salary	5-01-S7-807-101		16,000.00
Youth & Family	Youth & Family Services Overtime	5-01-S7-807-103		9,000.00
Comm. Serv's	Community Services Base Salary	5-01-S7-803-101		16,500.00
Housing Inspections	Housing Inspection Professional Services	5-01-E4-602-906		16,500.00
			685,000.07	685,000.07

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION APPROVING 2025 Budget Transfers

Point of Contact:	Scott Z. Parker	Finance	Ext-7582	Scparker@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**N**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	A.T.	10/22/25	

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments (list and attach all available):

Transfer Sheet

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: **RESOLUTION APPROVING 2025 Budget Transfers**

FACTS/BACKGROUND:

- Within the year of 2025 certain budget line items were overspent in need a transfer from Budget accounts that were underspent. These line items are listed within the attached resolution.
- Transfer excess funds to cover Purchase of new Chairs in Council Chambers
- Cover Positions moved to different Departments

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $668,500.07

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **City council approves budget transfers will be made**
- Why Should the City Council approve this legislation?
  - **To not have over expended line items within the budget**

SUBJECT MATTER EXPERTS/ADVOCATES:
Scott Z. Parker, CFO

Prepared by: Scott Z. Parker **(856) 757-6405**

Name Phone/Email

CITY OF CAMDEN
DEPARTMENT OF FINANCE
City Hall - Suite 213
Post Office Box 95120
Camden, New Jersey 08101-5120

(856) 757-7582

(856) 757-7354

BUDGETARY TRANSFER

DATE 11/13/2025

DEPT	ACCOUNT TITLE	ACCOUNT NO.		FROM	TO
Elections	Elections Operating Materials	5-01-E0-303-917		17,000.00	
City Attorney	City Attorney Base Salary	5-01-S0-200-101		200,000.07	
Fire	Fire Base Salary	5-01-S3-550-101		110,000.00	
Capital Improv.	Capital Improvement Base Salary	5-01-S5-661-101		100,000.00	
Parks&Open Space	Parks - Utilites & Related Services	5-01-E6-705-905		200,000.00	
Youth & Family	Youth & Family Other Services	5-01-E7-807-908		10,000.00	
Youth & Family	Youth & Family Training	5-01-E7-807-914		5,000.00	
Youth & Family	Youth & Family Special Events	5-01-E7-807-919		10,000.00	
Comm. Serv's	Comm. Services Other Services	5-01-E7-803-908		10,000.00	
Comm. Serv's	Comm. Services Office Supplies	5-01-E7-803-918		6,500.00	
Assessor	Assessor Professional Services	5-01-E1-454-906		16,500.00	
Council	City Council Capital Expenditures	5-01-E0-300-901			17,000.00
Public Works	Street Lighting Utilities & Related Services	5-01-E6-851-905			410,000.00
Benefits	Benefits - Pension Increase(Retros)	5-01-F0-888-958			0.07
Fac. Maint.	Facilities Maint.-Utilities & Related Services	5-01-E6-706-905			200,000.00
Youth & Family	Youth & Family Services Salary	5-01-S7-807-101			16,000.00
Youth & Family	Youth & Family Services Overtime	5-01-S7-807-103			9,000.00
Comm. Serv's	Community Services Base Salary	5-01-S7-803-101			16,500.00
Housing Inspections	Housing Inspection Professional Services	5-01-E4-602-906			16,500.00
				685,000.07	685,000.07

R-14

AV:dh
11-13-25

RESOLUTION ACKNOWLEDGING AND DOCUMENTING THE PUBLIC DISCUSSION OF THE CY2025 BEST PRACTICES SURVEY

WHEREAS, the City of Camden hereby authorizes the discussion of the CY 2025/SFY 2025 Best Practice Inventory survey, attached hereto as Exhibit "A," which sets forth the inventory results for the City of Camden; and

WHEREAS, the Best Practices Initiative, established by the New Jersey Department of Community Affairs, Division of Local Government Services ("DLGS"), serves as an effective tool to encourage municipalities to evaluate, adopt and implement a wide range of policies and procedures that improve financial accountability, promote transparency, and achieve cost savings for property taxpayers while supporting continued efforts toward property tax relief; and

WHEREAS, the Best Practices Initiative provides standards and benchmarks by which local government officials can access municipal and county operations; and for SFY 2025, the checklist consists of seventy (70) questions across multiple categories including General Management, Budget Preparation & Presentation, Health Insurance, Personnel, Public Safety, Energy and Municipal/School Relations; and

WHEREAS, the intent of the Best Practices Initiative is not punitive, but rather to offer municipalities an opportunity to review their operations, compare their practices with other municipalities, and to identify innovative and cost-effective methods of service delivery; and

WHEREAS, municipal governments are required to achieve an established percentage of affirmative responses to the checklist items in order to qualify for receipt of all or part of their final state aid payment; now, therefore

BE IT RESOLVED by the City Council of the City of Camden that the proper officials are hereby authorized to discuss the CY 2025/SFY 2025 Best Practice Inventory completed attached hereto as Exhibit "A" with the inventory results for the City of Camden.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Z. Parker

1. **TITLE OF ORDINANCE/RESOLUTION: RESOLUTION ACKNOWLEDGING AND DOCUMENTING THE PUBLIC DISCUSSION OF THE CY2025 BEST PRACTICES INVENTORY**

Point of Contact:	Scott Z. Parker	Finance	856-757-7518	Scparker@camdennj.gov
	Name	Department	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y			
Supporting Department Director (if necessary)	N			
Director of Grants Management	Y			
Qualified Purchasing Agent	N			
Director of Finance	Y	A.T	10/21/25	

Approved by:
Business Administrator _____ 10/22
Signature **Date**

Attachments (list and attach all available):

Copy of Survey

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: **RESOLUTION ACKNOWLEDGING AND DOCUMENTING THE PUBLIC DISCUSSION OF THE CY2025 BEST PRACTICES INVENTORY**

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- The State of New Jersey Fiscal Year 2026 Appropriations Act requires the Division of Local Government Services (DLGS) to promulgate a Best Practices Inventory for all municipalities.
- the Best Practices Inventory assesses each municipality's compliance with various laws and evaluates the implementation of fiscal and operational best practices
- The Governing Body is required to conduct a public discussion of the completed Best Practices Inventory and document said discussion

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: N/A.

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City will be compliant with the Best Practices Inventory**
- Why Should the City Council approve this legislation?
  - **to not have a reduction in state aid**
- What will happen if the City Council does not approve this legislation?
  - **Best Practice inventory requirements will not be met & risk state aid reduction**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Scott Z. Parker, Finance Department

Prepared by:

Scott Parker		scparker@camdennj.gov
Name	Phone	Email

Best Practices Inventory Online Platform

Survey

Camden City

Printable Current Answers

001 Best Practices Budget

Has your municipality created an accumulated absence liability trust fund pursuant to N.J.A.C. 5:30-15.5, and does it annually deposit appropriations into the fund? Only answer N/A if your municipality 1) does not offer (for any employee hired after a certain date) payouts upon retirement for accumulated sick leave, and 2) no current employee has a grandfathered right to sick leave payouts upon retirement.	[0.50] Yes

002 Best Practices Budget

N.J.S.A. 40A:4-62.1 allows municipalities to establish a storm recovery reserve for purposes such as, but not limited to, snow, ice, and debris removal. Unexpended balances budgeted annually for storm recovery purposes may be lapsed into the reserve. Review LFN 2025-10 for further information. Has your municipality established a storm recovery reserve to ensure the consistent availability of funds for this purpose?	[0.00] No Comment: The City currently receive Transitional Aid. The City should grow out of TA before reserving excess funds.

003 Core Competencies Budget

Unless the Local Finance Board sets forth a later date pursuant to N.J.S.A. 40A:4-5.1, N.J.S.A. 40A:4-5 requires that calendar year municipalities approve their introduced budgets no later than February 10 (or August 10 for state fiscal year municipalities) and N.J.S.A. 40A:4-10 requires that calendar year municipalities adopt their budgets no later than March 20 (or September 20 for state fiscal year municipalities). For CY2025 budgets the Local Finance Board extended these dates to March 31 and April 30, respectively, or the date of the next regularly scheduled governing body meeting thereafter (See Local Finance Notice 2024-20). Timely budget adoption helps a municipality avoid having to issue estimated tax bills or tax anticipation notes (TANs). Did your municipality introduce and adopt its current year budget no later than the extended dates authroized by the Local Finance Board? This question may only be answered N/A if your municipality's budget is subject to adoption by the Local Finance Board under State Supervision or if the Division instructed the municipality to delay budget adoption.

[1.00] Yes
Comment: The introduced the budget but could not adopt until it received its final TA number

004 Core Competencies Budget

N.J.S.A. 40A:5-12 requires the chief financial officer of each municipality to file the Annual Financial Statement (AFS) with the Division no later than February 10 (August 10 for SFY municipalities). Local Finance Notice 2024-20 announced the extension of this deadline to March 7. The statute specifies a $5 per day penalty payable by the CMFO for failing to file the AFS within 10 days of after the time fixed for filing. Did your municipality file its AFS with the Division by no later than March 7 (or August 10 for SFY municipalities)?

[1.00] Yes

005 Core Competencies Budget

Pursuant to N.J.S.A. 40A:2-40, the chief financial officer each municipality shall, before the end of the first month of the fiscal year, file its Annual Debt Statement with the Division of Local Government Services. Did your municipality file its Annual Debt Statement for the preceding fiscal year with the Division no later than January 31 (July 31 for SFY municipalities)?

[1.00] Yes

006 Core Competencies Budget

Recent amendments to N.J.A.C. 5:30-7.4 disqualify from local examination a municipality that has failed to submit to the Division the user-friendly budget section corresponding with the previous year's adopted budget. Has your municipality electronically submitted to the Division the User-Friendly Budget section of its adopted CY2024/SFY2025 and CY2025 budgets?

[1.00] Yes

007a	Unscored Survey	Budget	
If your municipality permits one or more classes of cannabis businesses, does your municipality impose a local cannabis tax pursuant to N.J.S.A. 40:48I-1?			[0.00] Yes
007b	Unscored Survey	Budget	
If your municipality imposes a local cannabis tax, was tax revenue received in CY2024/SFY2025 reported as Municipal Revenue Not Anticipated (MRNA)?			[0.00] Yes
008	Unscored Survey	Budget	
Has your municipality formed an advisory committee or other similar approach to seek out or develop additional non-tax revenues?			[0.00] No
009	Core Competencies	Capital Projects	
Any municipality having its own water system is required to adopt an annual capital budget and program reflecting the water infrastructure improvements listed on the annual Water Quality Accountability Act (WQAA) capital improvement report. The WQAA capital improvement report must be submitted to the Department of Environmental Protection (DEP) by no later than March 15. If your municipality has its own water system, does the capital budget and program reflect the capital projects listed in the annual WQAA report submitted to DEP that fall within the time period of the municipality's capital budget and capital program?			[1.00] Yes
010	Core Competencies	Capital Projects	
Has your municipality adopted a capital program as defined by N.J.A.C. 5:30-4.2, meaning a moving, multi-year plan and schedule for capital projects (including prospective financing sources) and, when pertinent, first year operating costs and savings? Only answer N/A if your municipality does not have a capital budget and is not required to adopt a capital budget pursuant to N.J.A.C. 5:30-4.3.			[1.00] Yes
011	Unscored Survey	Emergency Services	
A disaster preparedness drill can help plan appropriate emergency responses for scenarios such as, but not limited to, natural disasters, active shooter, wildfires, and chemical spills. Has your municipality participated in a disaster preparedness drill involving local, county, and/or regional partners within the past year?			[0.00] Yes

012	Unscored Survey	Emergency Services

Municipalities may adopt a resolution to establish a Volunteer Tuition Credit Program for its volunteer firefighters and/or EMS. The Program allows an active volunteer in good standing, their spouse, or their dependent children to receive tuition credit at a county college, county vocational school, or county technical institute. The maximum tuition credit is $600 for each year of volunteer service for a total credit not to exceed $2,400 over a four-year volunteer service period. Review for further details LFN MC-99-5 and https://www.nj.gov/dca/divisions/dlgs/programs/volunteer_docs/vtc_descrip_with_forms.pdf. Has your municipality established a Volunteer Tuition Credit Program for its volunteer firefighters and/or EMS?	[0.00] N/A Comment: Our Fire fighters are paid

013	Best Practices	Environment

Have one or more public electric vehicle charging stations been installed on municipal property?	[0.00] No Comment: We do not have the funds to do this yet.

014	Best Practices	Environment

When purchasing new vehicles, does your municipality have a formal policy to purchase hybrid or altenative fuel vehicles whenever such vehicles are suited to the intended use? Only answer N/A if your municipality does not own any vehicles.	[0.00] No Comment: The City is currently working on a new fueling site and has hopes to build the infrastructure for charging stations to expand its electrical fleet.

015	Core Competencies	Ethics

The Local Government Ethics Law, designed to ensure transparency in government, requires local government officers to file Financial Disclosure Statements (FDSs) annually. Compliance by local elected officials is required by N.J.S.A. 40A:9-22.6. Did all governing body members timely file their annual Financial Disclosure Statements for 2025 such that they were not issued a Notice of Violation (NOV) by the Local Finance Board? A "No" answer is permissible if the governing body members' NOV were rescinded by the Board. Only answer N/A if your municipality has an ordinance on the books establishing a municipal ethics board.	[1.00] Yes

016	Core Competencies	Ethics

If your municipality has a municipal ethics board, did the municipal ethics board enforce the Financial Disclosure Statement (FDS) statute by issuing violations to local government officers (LGOs) who were on the 2025 roster but did not file the FDS by April 30, 2025? Only answer N/A if your municipality does not have an ordinance on the books establishing a municipal ethics board.	[1.00] N/A

017

Best Practices

Financial Administration

With respect to note sales (TANs, BANs, Emergency Notes and Special Emergency Notes), proper disclosure and communication with potential bidders can yield optimal results for a municipality. Knowing when to sell on a negotiated or competitive basis, aggregating note sales as much as possible, along with casting a "wide net" to attract the maximum number of bidders for a competitive note sale, is critical to achieving the lowest possible interest rate. In its most recent note sale, did your municipality market note sales beyond publishing the notice required by N.J.S.A. 40A:2-30 along with issuing a prospectus, official statement or other document to potential lenders disclosing all material financial and budget information?

[0.50] Yes

Comment: The City consults with its professional advisors (bond counsel, municipal advisor, auditor) prior to the issuance of any debt. This includes discussions around the method of sale, borrowing term, frequency of issuance, cost/benefit of OS/rating and proper financial disclosures. For its most recent note sale in 2023, the City issued notes on a competitive basis, without an Official Statement, due to the size of the issue and the cost/benefit analysis conducted in connection with the sale. Additional efforts were made by the working group to appropriately market the sale by reaching out to various market participants and potential bidders, all in addition to the required notice of sale

018	Best Practices	Financial Administration	
N.J.A.C. 5:30-8.3(a)(3) establishes a schedule of minimum dollar amounts for tax collector surety bonding. However, to provide a higher level of security for public funds, municipalities are encouraged to adopt the more stringent schedule for tax collector surety bonding specified in N.J.A.C. 5:30-8.3(a)(4). Has your municipality adopted the more stringent surety bonding schedule for tax collectors set forth in N.J.A.C. 5:30-8.3(a)(4) or higher?			[0.50] Yes
019	Best Practices	Financial Administration	
N.J.A.C. 5:30-8.4 (a) establishes a schedule of minimum dollar amounts for municipal court surety bonding, specifically for municipal judges and municipal court administrators. However, subsection (b) of 5:30-8.4 encourages municipalities to adopt a more stringent schedule for municipal court surety bonding that is specified in the subsection. Has your municipality adopted the more stringent surety bonding schedule for municipal court judges and court administrators set forth in N.J.A.C. 5:30-8.4(b) or higher?			[0.50] Yes
020	Core Competencies	Financial Administration	
Audit findings address areas needing improvement and ignoring these findings devalues the process. Municipalities should correct noted deficiencies. Have the audit findings in your municipality's 2023 audit been identified in a corrective action plan and not been repeated in the 2024 audit? If the answer is no, please list the repeat findings, along with the date the corrective action plan was submitted to DLGS, under Comments. If your municipality's 2024 audit is late, answer "No" and state "2024 audit not complete". Only answer "N/A" if there were no audit findings in the 2024 audit. If you did not answer no, please type "No Repeat Audit Findings" into the Comment Box.			[0.00] No Comment: The city went from 14 finding in 2020 to 1 finding 2024. Finding No. 2024-001 Corrective action plan submitted on - 9/23/2024
021	Core Competencies	Financial Administration	
At its July 2023 meeting, the Local Finance Board adopted an amendment to N.J.A.C. 5:30-8.2 that converted the previously suggested surety bond schedule for a CMFO to a mandatory minimum schedule. This change came into effect on January 1, 2024. See Local Finance Notice 2023-21 for further details and to view the exposure index. Through a blanket bond or an individual bond, does your municipality provide a fidelity bond with faithful performance coverage for the CMFO that meets at least the minimum schedule set forth in N.J.A.C. 5:30-8.2?			[1.00] Yes

022	Core Competencies	Financial Administration
At its July 2023 meeting, the Local Finance Board adopted updates to N.J.A.C. 5:30-5.7 requiring municipalities to maintain a general ledger for not only the current fund, but also for all other funds, as well as post totals for all funds to the general ledger on at least a monthly basis and maintain required original books of entry in an electronic format. See Local Finance Notice 2024-09 for further details. Does your municipality maintain a general ledger for its current fund and all other funds in accordance with N.J.A.C. 5:30-5.7?		[1.00] Yes
023	Core Competencies	Financial Administration
Does your municipality post totals for all funds to the general ledger on at least a monthly basis?		[1.00] Yes
024	Core Competencies	Financial Administration
Does your municipality maintain required original books of entry in an electronic format?		[1.00] Yes
025	Core Competencies	Financial Administration
Local Finance Notice 2024-11 updates municipalities and fire districts on current IRS guidance and Federal Fair Labor Standards Act (FLSA) guidance pertaining to incentives paid to volunteer firefighters and EMS (other than LOSAP). Nominal stipends funded through the federal Staffing for Adequate Fire and Emergency Response (SAFER) program's volunteer firefighter recruitment and retention (R&R) grant is also discussed. Has your municipality reviewed its volunteer fire and EMS incentives for compliance with federal requirements?		[1.00] N/A
026	Core Competencies	Financial Administration
Regular cash flow analysis by a municipality's finance office is critical to maintaining essential services and ensuring fiscal solvency. The Government Finance Officers Association offers cash flow forecasting guidance at https://www.gfoa.org/cash-flow-forecasting. Does your municipality's finance office generate a cash flow report on at least a quarterly basis with administration and elected officials updated on the results?		[0.00] No

027	Core Competencies	Financial Administration	
In accordance with Governor Murphy's Executive Order 267 dated October 8, 2021 and outlined in LFN 2022-08 dated March 2, 2022, municipalities and counties are required to provide DLGS with a copy of all American Rescue Plan (ARP) LFRF reports filed with U.S. Treasury, including Project and Expenditure Reports, Interim Reports, and Recovery Plan and Performance Reports. Has your municipality filed all required ARP LFRF Reports with U.S. Treasury and, in turn, filed those reports with DLGS? Only answer N/A if your municipality refused ARP LFRF Funding.			[1.00] Yes
028	Core Competencies	Financial Administration	
If your municipality received a legislative grant-in-aid from the FY25 State Budget, is your municipality 1) in compliance with all documentation and closeout requirements, 2) maintaining current agency information in SAGE, and 3) ensuring that the agency profile in SAGE does not lapse?			[1.00] Yes
029	Unscored Survey	Financial Administration	
Is your municipality using any previously obligated ARP Local Fiscal Recovery Fund (LFRF) proceeds for operating expenses in its 2025 budget?			[0.00] No
030	Unscored Survey	Financial Administration	
Has the federal government rescinded or suspended one or more municipal grants since the beginning of this year? If so, please list the affected grants in the Comments field. If not, insert "Answered No" in the Comments field.			[0.00] No Comment: Answered No
031	Best Practices	Insurance	
If your municipality contracts with an insurance broker for health insurance, and said contract exceeds the Local Public Contracts Law (LPCL) bid threshold, is your municipality's health insurance broker being procured through a competitive contracting or sealed bid process conducted pursuant to the Local Public Contracts Law? Only answer N/A if your municipality does not contract with an insurance broker for health insurance or, if it does, the contract does not exceed your municipality's LPCL bid threshold.			[0.50] Yes

032	Best Practices	Insurance	
Insurance broker fees dependent on the amount of health insurance premiums or fees paid by the municipality are vulnerable to abuse as brokers could face conflicting incentives in seeking lower-cost health insurance alternatives. If your municipality contracts with an insurance broker for health insurance, is the structure for broker payments set at a flat-fee rather than on a commission basis to mitigate the risk of a broker recommending more expensive health insurance coverage to earn higher fees? Only answer N/A if your municipality does not contract with an insurance broker for health insurance.			[0.50] Yes
033	Unscored Survey	Insurance	
If your municipality offers non-SHBP employee health benefit coverage, did your municipality switch from SHBP to non-SHBP health benefit coverage within the past three (3) years?			[0.00] Yes
034	Core Competencies	Lead Remediation	
Subsection h. of N.J.S.A. 52:27D-437.16 requires each municipality to assess an additional fee of $20 per unit inspected for lead hazards and deposited into the Department of Community Affairs' Lead Hazard Control Assistance Fund established pursuant to N.J.S.A. 52:27D-437.4. Does your municipality assessed and collected the above-reference $20 fee assessment for each lead inspection and send the proceeds to the Department of Community Affairs' Division of Housing & Community Resources for deposit into the Fund?			[1.00] Yes
035	Core Competencies	Lead Remediation	
If your municipality has identified rental dwellings that have experienced tenant turnover since July 22, 2022, have all of those units been inspected prior to re-occupancy?			[0.00] No
036a	Unscored Survey	Lead Remediation	
Does your municipality have a permanent local agency that is currently conducting inspections for lead-based paint hazards in rental dwellings and enforcing the provisions of P.L. 2021, c. 182? If your answer is "Other" fill-in the name of the municipal agency under Comments. If your answer is "Shared Service", please fill-in the name of the agency and the local unit providing the service under Comments. Further information concerning the requirements of this recently enacted law are available at https://www.nj.gov/dca/codes/resources/leadpaint.shtml.			[0.00] No local agency

036b	Unscored Survey	Lead Remediation	
If your municipality does not have a permanent local agency or a shared service currently conducting inspections for lead-based paint hazards in rental dwellings to enforce the provisions of P.L. 2021, c. 182, has your municipality retained a lead evaluation contractor to provide paid lead inspection services?			[0.00] No
037	Unscored Survey	Lead Remediation	
Pursuant to P.L. 2021, c. 182, has your municipality identified rental dwellings that have experienced tenant turnover since July 22, 2022?			[0.00] No
038	Unscored Survey	Lead Remediation	
The method of lead-based paint hazard inspection required for each municipality is at https://www.nj.gov/dca/codes/publications/pdf_lead/doh_lead_data_insp.pdf. If your municipality is required to perform a visual inspection, how many visual lead-based paint inspections did your municipality conduct (directly, through shared services, or through a certified lead evaluation contractor) since 2022? Please only include numbers (no text or explanation) under Comments to facilitate tabulation.			Comment: 0
039	Unscored Survey	Lead Remediation	
If your municipality is required to perform a dust wipe swiping under https://www.nj.gov/dca/codes/publications/pdf_lead/doh_lead_data_insp.pdf, how many dust wipe-sampling lead-based paint inspections did your municipality conduct (directly, through shared services, or through a certified lead evaluation contractor) since 2022? Please only include numbers (no text or explanation) under Comments to facilitate tabulation.			Comment: 1195
040	Unscored Survey	Lead Remediation	
How many post-remediation lead-based paint inspections has your municipality conducted (directly, through shared services, or through a certified lead evaluation contractor) since 2022? Please only include numbers (no text or explanation) under Comments to facilitate tabulation.			Comment: 0

041	Unscored Survey	Lead Remediation	
How many lead safe certifications have been issued by your municipality since 2022? Please only include numbers (no text or explanation) under Comments to facilitate tabulation.			Comment: 0
042	Unscored Survey	Opportunity Zones	
The Opportunity Zone program is a federal economic development tax incentive that aims to encourage long-term real estate development and business investments in designated low-income communities. More information on Opportunity Zones can be found at https://www.irs.gov/credits-deductions/businesses/opportunity-zones. The One Big Beautiful Bill Act makes the Opportunity Zone program a permanent feature of the federal tax code, requiring governors to nominate in 2026 new Opportunity Zones based on 2020 census tract boundaries. All current Opportunity Zone designations will expire on December 31, 2026. Would your municipality be interested in receiving a new Opportunity Zone designation, or re-upping an existing Opportunity Zone designation for the years 2027 through 2036?			[0.00] N/A
043a	Unscored Survey	Opportunity Zones	
Is your municipality aware of any real estate development projects or businesses that will be using the Opportunity Zone tax incentive or receiving an Opportunity Fund investment?			[0.00] No
043b	Unscored Survey	Opportunity Zones	
If your municipality knows of any projects that are, or will be, using the Opportunity Zone tax incentive, please include the name of each project, the full address, a short description that includes the primary developer (if applicable), estimated value of the development (i.e. total permitted value), and the project's status (if known) on the Excel form provided on DLGS's Best Practices webpage. Upload the Excel form using the "Attach File" button toward the bottom of your screen. If you have uploaded the Excel form, type "File Uploaded" in the Comment Box. If you have not uploaded the Excel Form, type NA in the Comment Box.			Comment: NA

044 Core Competencies Personnel

N.J.S.A. 2C:51-2.d permanently disqualifies from future public employment any person convicted of an offense "relating directly to the person's performance in, or circumstances flowing from, the specific public office, position or employment held by the person." Disqualification from public employment relating to a conviction for a disorderly persons or petty disorderly persons office may be waived by the court for good cause shown upon application of the county prosecutor or the Attorney General. Under certain circumstances, a certificate suspending the disqualification may be issued pursuant to the Rehabilitated Convicted Offender Act (N.J.S.A. 2A:168A-1 through 16). Before extending an offer of employment, does your muncipality ask the individual whether they are currently disqualfied from public employment due to a criminal conviction for which N.J.S.A. 2C:51-2.d applies?

[0.00] No
Comment: We do not ask a candidate that directly. But verify though Background checks

045 Core Competencies Personnel

For any municipal officers and employees NOT required by contract or municipal policy to make health benefit contributions in the amounts specified by the Chapter 78 health benefit contribution grid (excluding Rx and dental), is your municipality requiring those employees to contribute at least 1.5% of base salary towards health benefits pursuant to P.L. 2010, c. 2? See Local Finance Notices 2010-12 and 2011-20R for further details. Answer N/A if all of your municipality's officers and employees are required by contract or municipal policy to contribute at least the amount required by P.L. 2011, c. 78 for health benefits.

[1.00] N/A
Comment: Everyone pays Ch 78 share

046 Core Competencies Personnel

Payments for waivers filed before May 21, 2010 and maintained continuously since, cannot exceed fifty percent (50%) of the amount saved by the local unit as a result of the employee's waiver of coverage. For waivers filed on or after May 21, 2010, which is the effective date of P.L. 2010, c. 2, payments cannot exceed the lesser of twenty-five percent (25%) of the amount saved by the local unit as a result of the waiver, or $5,000. When calculating an employee's waiver payment, the local unit must deduct the employee's healthcare contribution obligation from the total premium cost. Local units have sole discretion as to whether or not to offer employees payments for waiver of health benefits, and may offer waiver payments below the statutory maximum. Health benefit waiver payments are statutorily excluded from collective bargaining. See Local Finance Notices 2010-12 and 2016-10 for further discussion on health benefit waiver payments. Are your municipality's healthcare waiver payments at or below the statutory maximum? "N/A" is only applicable where the municipality does not make payments in lieu of health benefits.

[1.00] N/A
Comment: No Waivers

047	Core Competencies	Personnel	
N.J.A.C. 5:30-16.2 requires a municipality's purchasing agent (QPA and non-QPA), certified public works manager, and business administrator/municipal manager to register for GovConnect. If your municipality has one or more of the above-referenced titles, are the individuals in those titles registered for GovConnect with their most current e-mail addresses?			[1.00] Yes
048	Core Competencies	Personnel	
Has your municipality's chief financial officer, tax collector, and municipal clerk registered their most current e-mail addresses in GovConnect to allow continued receipt of EGG Notice broadcasts?			[1.00] Yes
049	Core Competencies	Personnel	
For all municipal officers and employees whose positions require a State-issued professional license or certification, has your municipality instituted a process to regularly verify that such officers and employees have valid licenses or certifications?			[1.00] Prospective Comment: The city is working on formulating a process to track all of this.
050	Unscored Survey	Personnel	
Does your municipality currently have an unlicensed individual serving as an acting municipal clerk, tempoary chief municipal finance officer, temporary purchasing agent, and/or a temporary chief public works manager? Select as many as are applicable or None of the Above.			
051	Unscored Survey	Personnel	
Does your municipality currently retain a chief financial officer through a professional services contract?			[0.00] No

052 Core Competencies Procurement

The purchase of insurance coverage and consultant services is a limited exception to public bidding by virtue of being deemed an Extraordinary Unspecifiable Service (EUS) pursuant to N.J.S.A. 40A:11-5(a)(ii) and 40A:11-5(1)(m). See Page 3 of the Local Finance Notice AU-2002-2 for further details. The standard EUS certification declaration is available at https://www.nj.gov/dca/divisions/dlgs/programs/lpcl_docs/eus_letter.pdf. Do not submit the form to DLGS. If your municipality has procured insurance under the EUS exception to public bidding, has your municipality followed the procedural requirements of an EUS in doing so?

[1.00] N/A
Comment: Done through formal bid process

053 Core Competencies Procurement

N.J.S.A. 34:1A-1.16 authorizes the New Jersey Department of Labor and Workforce Development (NJDOL) to create a list on its website, dubbed the Workplace Accountability in Labor List (The WALL), of any person found in violation of any State wage, benefit, and tax laws and against whom a final order has been issued by the NJDOL for such violation. A contract cannot be awarded to any contractor or vendor appearing on the WALL. Review LFN 2024-18 for further information. Is your municipality cross checking prospective vendor or contractor names against the WALL before awarding any contract over the quote threshold?

[1.00] Yes

054 Core Competencies Procurement

P.L. 2023, c. 138 requires public works contractor registration and payroll certification for public works projects to be completed online at https://njwages.nj.gov/. Contractors were required to be registered prior to August 15, 2024 with public entity registration strongly encouraged. Email njwagehubinfo@dol.nj.gov for assistance with registration. In addition to the NJ Wage Hub online requirements, certified payrolls shall continue to be submitted to the municipality in the manner and process that is consistent with each body's previous receipt of certified payrolls (e.g. email, fax). Is your municipality registered with NJDOL's online certified payroll system?

[1.00] Yes

055 Core Competencies Redevelopment

Upon the adoption of a resolution by a municipal governing body determining that a delineated area, or any part thereof, is an area in need of redevelopment or an area in need of rehabilitation, N.J.S.A. 40A:12A-6.b(5)(c) and 40A:12A-14.a require the municipal clerk to transmit a copy of the resolution to the Commissioner of the Department of Community Affairs for review. If the area in need of redevelopment or rehabilitation is not located in an area in which development or redevelopment is to be encouraged pursuant to any State law, the determination shall not take effect without first receiving the review and approval of the Commissioner. If the area in need of redevelopment or rehabilitation is located within an area in which development or redevelopment is encouraged pursuant to State law, the resolution shall take effect after the municipal clerk has transmitted a copy of the resolution to the Commissioner. Areas in Need of Redevelopment and Areas in Need of Rehabilitation are featured on the NJ Community Asset Map hosted on the Office of Local Planning Services webpage under "Available Data and Applications." Has your municipality submitted all resolutions designating areas in need of redevelopment or rehabilitation within the municipality to the DCA Commissioner?

[1.00] Yes

056 Core Competencies Redevelopment

N.J.S.A. 40A:20-9.d requires an urban renewal entity with which the municipality has a financial agreement for a payment in lieu of taxes (PILOT) under the Long-Term Tax Exemption Law to submit annually, within 90 days after the close of its fiscal year, its auditor's reports to the mayor and the governing body. Does your municipality enforce the annual submission of urban renewal entity audit reports and review those reports?

[1.00] Yes

057 Core Competencies Redevelopment

For financial agreements under the Long-Term Tax Exemption Law that were entered into on or after July 9, 2003, N.J.S.A. 40A:20-12 requires municipalities to remit to the county five percent (5%) of each quarterly installment of the annual service charge paid by the urban renewal entity to the municipality. The county portion must be included with the quarterly tax installment paid to the county pursuant to N.J.S.A. 54:4-74. Does your municipality pay over to the county its statutory share of each Long-Term PILOT entered into on or after July 9, 2003?

[1.00] Yes

058 Core Competencies Redevelopment

Payments In Lieu of Taxes (PILOTs) can be a useful tool for economic development. However, municipalities must monitor PILOT agreements to ensure recipients comply with all agreement terms, particularly timely payment and reporting. Does your municipality have an official designated to monitor exemptions/abatements and ensure compliance with the PILOT agreement terms?	[1.00] Yes

059 Core Competencies Shared Services & Consolidation

N.J.S.A. 40A:65-4(b) requires a copy of each shared services agreement to be filed with the Division of Local Government Services. Has your municipality filed with the Division the most current copy of each shared services agreement under which the municipality provides one or more services to another local unit as defined by N.J.S.A. 40A:65-3 of the Uniform Shared Services and Consolidation Act? Only answer N/A if your municipality does not provide a shared service to another local unit.	[1.00] Yes

060 Unscored Survey Shared Services & Consolidation

Local Finance Notice 2017-23 describes the avenues through which a municipality can consolidate multiple fire districts into a single fire district. If your municipality has multiple fire districts, has it recently reviewed, or is it currently reviewing, the feasibility of consolidating its multiple districts into a single district? Only answer N/A if your municipality does not have a fire district or only has a single fire district.	[0.00] N/A

061a Unscored Survey Shared Services & Consolidation

If your municipality currently provides a chief financial officer, tax collector, tax assessor, municipal clerk, qualified purchasing agent, certified public works manager, municipal treasurer, and/or a public works superintendant to another municipality pursuant to a shared services agreement, please select one or more of the options provided and list under Comments each municipality (and the county in which that municipality is located) along with the position being provided to that municipality. If your municipality currently provides none of these positions pursuant to a shared services agreement, select None of the Above and insert N/A into Comments.	Comment: N/a

061b

Unscored Survey

Shared Services

If the answer to Question 61a is yes, did one or more of the identified shared service agreements result in the dismissal of a tenured official? If yes, please insert under Comments 1) the position or positions where an agreement resulted in the dismissal of a tenured official; and 2) an estimate of the cost savings anticipated to be achieved by the participating municipalities at the outset of the agreement. If the answer is No or N/A, please insert "No" or "N/A" under Comments. See LFN 2018-3R for more information on this provision of the Common Sense Shared Service Act.

[0.00] N/A
Comment: n/a

062

Unscored Survey

Technology

Does your municipality routinely utilize an artificial intelligence (AI) platform in one or more of its departments?

[0.00] No

063

Best Practices

Transparency

Does your municipality maintain on its website the most recent annual financial statement (AFS) and annual audit, including any corrective action plan? Please provide the link to the webpage on which both are posted under Comments. If the answer is "No" type "Answered No" under Comments.

[0.50] Yes
Comment:
https://www.camdennj.gov/audi
budget-reports/

064

Best Practices

Transparency

Does your municipality maintain on its website all current labor agreements, including memoranda of understanding, contract amendments, and "side letter" or "side bar" agreements? Please provide the link to the webpage on which current labor agreements are posted under Comments. If the answer is "No" type "Answered No" under Comments.

[0.00] No
Comment: Answered No

065

Best Practices

Transparency

Does your municipality maintain on its website, in an easily accessible location, the municipal master plan and all past and current master plan elements (e.g. land use, housing, stormwater management plan, traffic, open space and recreation)? Please provide the link to the webpage on which the master plan information is posted under Comments. If the answer is "No" type "Answered No" in the Comments.

[0.50] Yes
Comment:
http://camdenredevelopment.or
Plan.aspx

066

Best Practices

Transparency

Does your municipality feature a link on its website to the Division of Taxation's Property Tax Relief Program webpage at https://www.state.nj.us/treasury/taxation/relief.shtml?

[0.50] Yes
Comment:
https://www.camdennj.gov/reve
collections/

067

Core Competencies

Transparency

Are your municipality's codified and uncodified ordinances, including all current salary ordinances, posted on the municipality's website? Please provide the link to the webpage on which the ordinances are posted under Comments. If the answer is "No" type "Answered No" under Comments.

[1.00] Yes
Comment:
https://ecode360.com/CA1078

068

Core Competencies

Transparency

Does your municipality maintain on its website minutes and agendas, along with meeting dates, for the governing body, planning board, board of adjustment and all commissions? Please provide the link to the webpage on which the agendas and minutes are listed under Comments. If the answer is "No" type "Answered No" under Comments.

[1.00] Yes
Comment:
https://www.camdennj.gov/coui
minutes/

069

Core Competencies

Transparency

Does your municipality maintain on its website the previous three years of adopted budgets and the current year introduced or adopted budget, inclusive of the user-friendly budget section, as required pursuant to N.J.S.A. 40A:4-10? Please provide the link to the webpage on which the budgets are posted under Comments. If the answer is "No" type "Answered No" under Comments.

[1.00] Yes
Comment:
https://www.camdennj.gov/audi
budget-reports/

070

Core Competencies

Utilities

Section 4 of P.L. 2021, c. 317 establishes a Winter Termination Program allowing eligible residential customers to avoid service shutoff from November 15 through March 15 for non-payment of water, sewer, or electric service provided by a local unit. See Local Finance Notice 2024-17 for further details. Has your municipality notified its residential ratepayers about the Winter Termination Program in the manner required under law with respect to the utility services it provides?

[1.00] Yes

R-15

MBS:dh
11-13-25

RESOLUTION AUTHORIZING THE CANCELLATION OF TAX SALE CERTIFICATE, TAXES AND TRANSFER CHARGES/CREDITS AGAINST VARIOUS PROPERTIES

WHEREAS, the individuals or business organizations listed below overpaid, made duplicate payments, are tax exempt, or are otherwise due refunds resulting from transactions with the City of Camden; and

WHEREAS, the Tax Collector has verified that the overpayments, duplications of payments, or unapplied cash are valid, and the individuals or business organizations listed below are due refunds; and

WHEREAS, the Tax Collector has verified that the applicable properties are tax exempt; and

WHEREAS, the Tax Collector has requested that City Council authorize the action listed below; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the Tax Collector is hereby authorized to take the following actions:

Name	Action/Reason
Carmen Alvarado 627 Vine St Camden, NJ 08102	Cancel May 2nd Quarter and August 3rd Quarter CCMUA charges for 627 Vine St, Camden. B/L 780/33 due to payments being applied in error, per CCMUA in the amount $59.75 for each quarter.
Phoenix Development Group 1662 Ferry Ave Camden, NJ 08104	Cancel Board Up charges for 1662 Ferry Ave, B/L 466/3 due to billing being put on the incorrect property. Amount is $52,350.86.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Scott Z. Parker, Director of Finance
TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing the cancellation of ~~Charges~~. Municipal Charges on Various properties

Point of Contact:	Latricia Berry	Finance-Revenue Collection	7003	LaRobins@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance		AF	10/22/25	

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available)

- Summary Chart

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing the cancellation of charges.

FACTS/BACKGROUND:

- Cancel CCMUA charges per CCMUA.
- Cancel Board Up Charges due to billing incorrect property.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $52,470.36

IMPACT STATEMENT:

- Council should approve such actions for accurate accounting
- This will ensure correct account billing

SUBJECT MATTER EXPERTS/ADVOCATES:

- **Michelle D. Hill-Norman, Tax Collector**

COORDINATION:

- **N/A**

Prepared by:

Latricia Berry — 856-757-7003 / LaRobins@camdennj.gov
Name — Phone/Email

City of Camden
Finance Department
Bureau of Revenue Collection

CERTIFICATION BY THE TAX COLLECTOR

I, as the Tax Collector, do certify that the following titled Resolution, that is attached, to be presented to Council for consideration, is correct to the best of my knowledge:

"RESOLUTION TO CANCEL ."

Michelle D. Hill, Tax Collector — 10/22/2025 Date

TITLE OF RESOLUTION/ORDINANCE: Resolution to cancel/transfer. November 13, 2025

BRIEF DESCRIPTION OF ACTION: Resolution authorizing the cancellation of liens/taxes and to transfer credits to various lien holders, property owners and mortgage companies for various properties. Please see attached.

Prepared by: Latricia Berry 7003

Contact Person: Latricia Berry 7003

Name	Reason
Carmen Alvarado 627 Vine St Camden, NJ 08102	Cancel charges for 627 Vine St, Camden. B/L 780/33. Cancel May & Aug, 2nd & 3rd qts CCMUA charges due to payments being applied in error, per CCMUA. $59.75 each.
Phoenix Development Group 1662 Ferry Ave Camden, NJ 08104	Cancel Board Up charges for 1662 Ferry Ave, B/L 466/3 due to billing being put on the incorrect property. Amount is $52,350.86.

Please note that the Contact Person is the point person for providing pertinent information regarding request.

If request is a walk-on, the Contact Person will be responsible for picking up the Council request(s) from the City Attorney's Office to make necessary copies for Council Meeting.

******Please attach all supporting documents******

R-16

AV:dh
11-13-25

RESOLUTION AUTHORIZING THE CANCELLATION OF $274,203.00 FROM THE BROWNFIELD REVOLVING LOAN FUND BALANCE

WHEREAS, the City of Camden received a United States Environmental Protection Agency (USEPA) Brownfields Revolving Loan Fund Sub-Grant in the amount of Two Hundred Seventy-Four Thousand Two Hundred Three Dollars ($274,203.00) for the Reliable Tire site; and

WHEREAS, said grant was awarded to Camden Redevelopment Agency (CRA) and not the City of Camden, and therefore should not have been inserted into the budget; and

WHEREAS, it is necessary to remove the insertion from the City's financial records in order to maintain accurate accounting and budget records; and

WHEREAS, the City of Camden hereby requests the cancellation of the unused portion of the grant in the amount of Two Hundred Seventy-Four Thousand Two Hundred Three Dollars ($274,203.00); now therefore

BE IT RESOLVED, that the City Council of the City of Camden that the proper City officials are hereby authorized to cancel the unexpended balance as follows:

Grant/Line Item	Balance
Reliable Tire/USEPA / G-02-FG-649-230	$274,203.00

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing the Cancellation of $274,203.00 from the Brownfield Revolving Loan Fund Balance

Point of Contact:	Scott Z. Parker	Finance	Ext-6405	Scparker@camdennj.gov
	Name	Department-Division-		

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	N			
Supporting Department Director (If necessary)	N			
Director of Grants Management	N			
Qualified Purchasing Agent	N			
Director of Finance	Y		10/22/25	

Approved by:
Business Administrator _____ 10/28
Signature Date

Attachments (list and attach all available):
Email

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature Date

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION : Resolution authorizing the Cancellation of $274,203.00 from the Brownfield Revolving Loan Fund Balance

FACTS/BACKGROUND:

- This Grant should have never been inserted as the Grant was awarded to the CRA and Not the City of Camden
- This grant shall be removed to keep accounting record accurate
- Therefore the remaining balance should be canceled.

- How was the value of the transaction obtained? – Unused portion of grant

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $274,203

IMPACT STATEMENT:

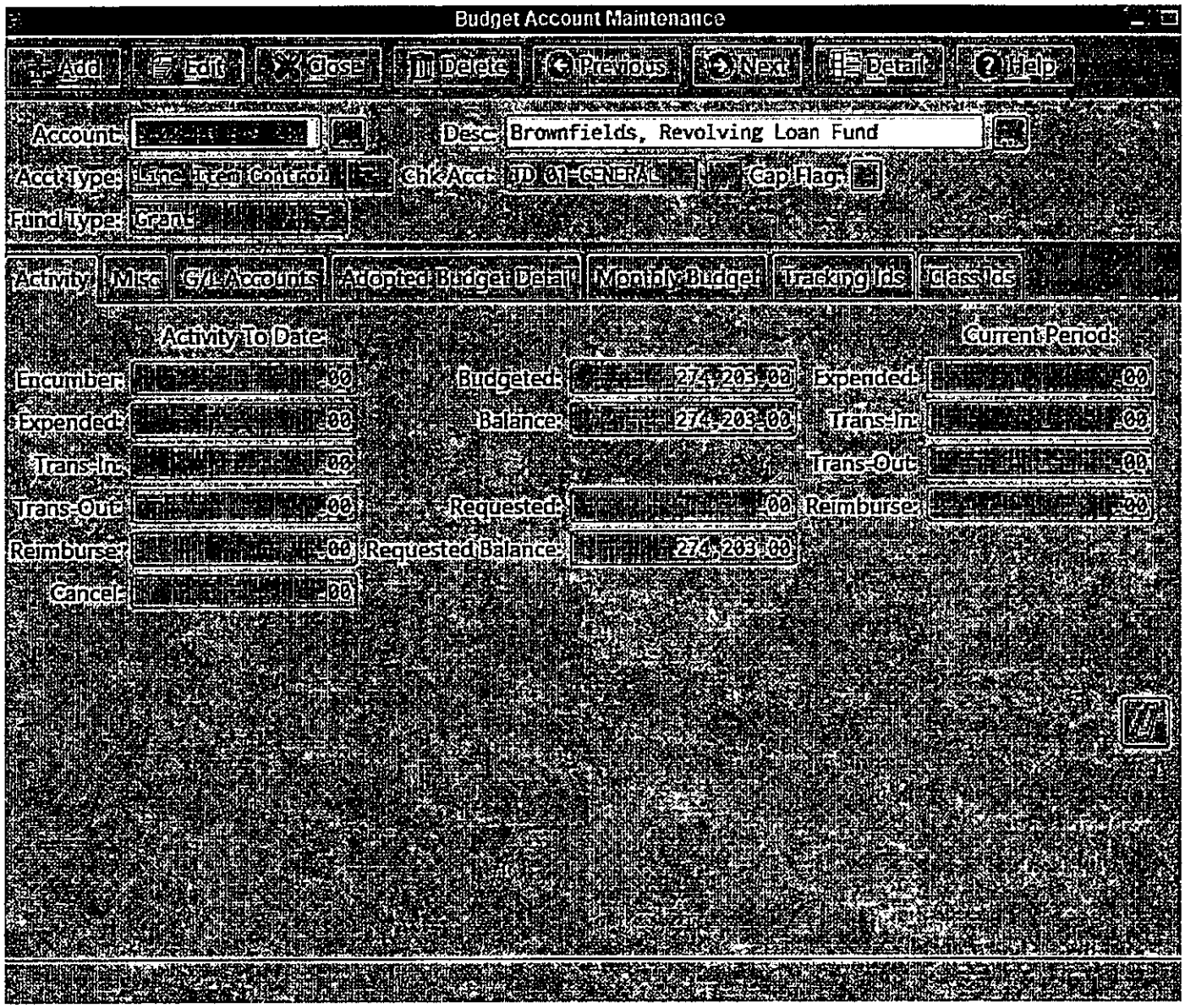
- What will happen if the City Council approves this legislation?
  - The Grant account will be adjusted to the correct amount
- Why Should the City Council approve this legislation?
  - To accurately state The City's accounting records

SUBJECT MATTER EXPERTS/ADVOCATES:

- **Scott Z. Parker, City of Camden**

Prepared by: Scott Z. Parker **(856) 757-6405**

Name Phone/Email



From: Olivette Simpson <OlSimpso@camdennj.gov>
Sent: Tuesday, October 21, 2025 6:56 PM
To: Scott Z. Parker <ScParker@camdennj.gov>
Subject: FW: Reliable Tire De-Obligation Request

Hi, Scott,

Please let me know should you need anything additional to move forward with the Resolution for the November Agenda.
Thanks.

From: Donna Arthur-Pettigrew <DoPettig@camdennj.gov>
Sent: Tuesday, October 21, 2025 3:42 PM
To: Kelly Mobley <KeMobley@camdennj.gov>; Scott Z. Parker <ScParker@camdennj.gov>
Cc: Olivette Simpson <OlSimpso@camdennj.gov>; Dr. Edward C. Williams, Dir. of Planning & Development <EdWillia@camdennj.gov>; Candace Walker <CaJeffer@camdennj.gov>
Subject: RE: Reliable Tire De-Obligation Request

Scott Z. Parker

From: Olivette Simpson
Sent: Wednesday, October 22, 2025 12:03 PM
To: Scott Z. Parker
Cc: Kelly Mobley; Adriane McKendry
Subject: RE: Reliable Tire De-Obligation Request

Hi, Scott,

The Subgrant funds did not flow thru the City, but from US EPA to CRA.
A SSA and Grant Agreement were entered into for CRA's management of the brownfield funds.
A PO was not issued.
No city funds were disbursed, and there is no city reimbursement.

From: Scott Z. Parker <ScParker@camdennj.gov>
Sent: Wednesday, October 22, 2025 11:14 AM
To: Olivette Simpson <OlSimpso@camdennj.gov>
Cc: Kelly Mobley <KeMobley@camdennj.gov>; Adriane McKendry <Adriane.McKendry@camdennj.gov>
Subject: RE: Reliable Tire De-Obligation Request

Good Morning Olivette,

Can you provide me the PO number that was assigned to this grant. I'm looking in Edmunds and I see no money spent or received for this grant. The city will need to be fully reimbursed before this grant can be canceled on our end. Also, I noticed that this grant increased to $500,000. The city will need to amend the budget by the difference.

Thanks,
Scott

Kelly, good day,

On behalf of Olivette Simpson, Executive Director, attached is the Final Shared Services Agreement Quarterly Report for the former Reliable Tire Site (Block 1302, Lot 1) located at 1115 Chestnut Street in the Gateway Redevelopment Area. Remedial activities at this brownfield site have been completed, the costs of which are reflected in the Final SSA Quarterly Report. So, that the CRA by Resolution 06-11-2025 did authorize the U.S. EPA Brownfield's Revolving Loan Fund sub-grant to the City be reduced from $500,000.00 to $444,528.91, which reflects expenditures for the work completed. The unused subgrant funds of $55,471.09 are no longer required and will be made available for other sites for environmental cleanup purposes.

As of February 20, 2025, remediation of the former Reliable Tire site was completed, pursuant to the Administrative Requirement for Contaminated Sites (N.J.A.C. 7:26C) for the protective of public health, safety and the environment. The remediation conclusion and opinion were determined under the oversight of a Licensed Site Remediation Professional, and upon completion of a Preliminary Assessment, Site Investigation, Remedial Investigation and Remedial Action Report, pursuant to the Technical Requirements for Site Remediation (N.J.A.C. 7:26E), the case within NJDEP is now closed.

Also, see MC-24-9389, which authorized an amendment to increase the U.S. EPA Brownfields Revolving Loan Fund Sub-Grant Agreement from $274,203.00 to $500,000.00.

Kindly accept this request for the City to de-obligate funds in the amount of $55,471.09, and, and for City Council action at the November Meeting.

Please let us know if you require additional information.

Thank you.

Thank you,
Donna Arthur-Pettigrew

Donna Arthur-Pettigrew | Redevelopment Assistant | Camden Redevelopment Agency | City Hall, 520 Market Street, Suite 1300 | Camden, NJ 08102 | p:856-757-6891 | f: 856-964-2262 | www.camdenredevelopment.org

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R-17

MBS:dh
11-13-25

RESOLUTION AUTHORIZING REFUNDS TO VARIOUS LIEN HOLDERS, PROPERTY OWNERS, AND MORTGAGE COMPANIES FOR VARIOUS PROPERTIES

WHEREAS, the individuals or business organizations listed below overpaid, made duplicate payments, or are otherwise due refunds resulting from transactions with the City of Camden; and

WHEREAS, the Tax Collector has verified that the overpayments, duplications of payments, or unapplied cash are valid, and the individuals or business organizations listed below are due refunds; and

WHEREAS, the Tax Collector has requested that City Council authorize her to issue refunds to individuals and business organizations and cancel taxes as indicated below; or issue duplicate tax sale certificates as listed below; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the Tax Collector is hereby authorized to take the following actions:

Name	Amount	Reason
Fig 20, LLC PO Box 12225 Newark, NJ 07101	$14,135.76	Cancel Cert No 25002039. B/L 1416/14, 592 Clinton St. due to lien not being valid per Water/Sewer review committee and issue refund.
Fig 20, LLC PO Box 12225 Newark, NJ 07101	$2,254.12	Cancel Cert No 25000819. B/L 760/105, 827 No 7th St. due to lien not being valid per Water/Sewer review committee and issue refund.
Lereta, LLC 901 Corporate Center Drive Pomona, CA 91768	$50	Issue refund for check sent in for Lien Redemption Statements with one property already being redeemed.
Servomed, LLC 49 Acadia Drive Voorhees, NJ 08043	$268.51	Issue refund for Cert No 25001904, B/L 1356/9, 1280 Jackson St., Camden, due to property owner not paying additional $67 in Recording Fees. Lien was reopened.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Scott Z. Parker, Director of Finance
TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Refunds to various Lien Holders, Property Owners, and Mortgage Companies for various properties.

Point of Contact:	Latricia Berry	Finance-Revenue Collection	7003	LaRobins@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance		S.Y.	10/22/25	

Approved by:
Business Administrator _____ 10/22
Signature **Date**

Attachments (list and attach all available):

- Summary Chart

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

November 13, 2025

TITLE OF RESOLUTION/ORDINANCE: Resolution to refund.

BRIEF DESCRIPTION OF ACTION: Resolution authorizing refunds to various lien holders, property owners and mortgage companies for various properties. Please see attached.

Prepared By: Michelle Hill 7003

Contact Person: Latricia Berry 7003

Name	Amount	Reason
Fig 20, LLC PO Box 12225 Newark, NJ 07101	$14,135.76	Refund for Cert No 25002039. B/L 1416/14, 592 Clinton St. due to lien not being valid per Water/Sewer review committee.
Fig 20, LLC PO Box 12225 Newark, NJ 07101	$2,254.12	Refund for Cert No 25000819. B/L 760/105, 827 No 7th St. due to lien not being valid per Water/Sewer review committee.
Lereta, LLC 901 Corporate Center Drive Pomona, CA 91768	$50	One check sent in for Lien Redemption Statements with one property already being redeemed.
Servomed, LLC 49 Acadia Drive Voorhees, NJ 08043	$268.51	Refund for Cert No 25001904, B/L 1356/9, 1280 Jackson St., Camden, due to property owner not paying additional $67 in Recording Fees. Lien was reopened.

Please note that the Contact Person is the point person for providing pertinent information regarding request.

If request is a walk-on, the Contact Person will be responsible for picking up the Council request(s) from the City Attorney's Office to make necessary copies for Council Meeting.

******Please attach all supporting documents******

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Refunds to various Lien Holders, Property Owners, and Mortgage Companies for various properties.

FACTS/BACKGROUND:

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $16,708.39

- Cancel lien and refund lien holder due to lien being invalid per Water/Sewer review committee.
- One check sent in for multiple lien redemptions, with one property already being redeemed.
- Refund property owner for failure to pay recording fees. Lien reopened.

IMPACT STATEMENT:

- Council should approve such actions for accurate accounting
- This will ensure funds are returned to the correct custodian

SUBJECT MATTER EXPERTS/ADVOCATES:

- **Michelle D. Hill-Norman Tax Collector**

COORDINATION:

- **N/A**

Prepared by:

- Latricia Berry — 7003/ LaRobins@camdennj.gov

Name — Phone/Email

City of Camden
Finance Department
Bureau of Revenue Collection

CERTIFICATION BY THE TAX COLLECTOR

I, as the Tax Collector, do certify that the following titled Resolution, that is attached, to be presented to Council for consideration, is correct to the best of my knowledge:

"RESOLUTION TO CANCEL AND REFUND"

_____ /2025

Michelle D. Hill, Tax Collector Date

R-18

AV:dh
11-13-25

RESOLUTION AUTHORIZING THE ASSIGNMENT OF THIRTY-NINE MUNICIPAL LIENS AT FULL VALUE

WHEREAS, the City of Camden is the purchaser of tax sale certificates against the Thirty-Nine (39) properties located in the City of Camden listed in Exhibit A hereto; and

WHEREAS, N.J.S.A. 54:5-113 provides that after a municipality has purchased tax sale certificates upon delinquency, the governing body thereof may by resolution authorize a private sale of the tax sale certificate for not less than the amount of lien charges against the real estate, provided that before the assignment, notice shall be mailed to the owner at the address appearing on the tax books of the municipality at least five (5) days prior to the taking of action; public notice shall be posted in three public places in the municipality at the time of the mailing of the notice; and public notices shall be published at least once in a newspaper published or circulated in the municipality within five (5) days prior to taking action; and

WHEREAS, notice was sent to the owner(s) of record by regular and certified mail at least five (5) days before the City Council Meeting date and public notices were posted in three public places and published in the Courier Post on November 7, 2025; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the proper officers of the City of Camden are hereby authorized to execute the proper documents necessary to assign tax sale certificates to various individuals listed in consideration for full payment plus advertising costs in the amounts listed attached hereto as Exhibit "A".

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

Cert #	Location	Block	Lot	Dimensions	Successful Bidder's Name	Full Value	Amount 11/13
19-00492	1111 Thurman St	433	24	20X100	Admin Liens OPS LLC	Yes	$ 6,841.69
19-00593	1817 So 6th St	487	78	14X96	Admin Liens OPS LLC	Yes	$ 11,435.62
17-00448	804 Atlantic Ave	415	31	18X90	Admin Liens OPS LLC	Yes	$ 12,685.56
17-00333	422 Lansdown Ave	343	48	14X97	Admin Liens OPS LLC	Yes	$ 13,679.07
17-00633	838 Tulip St	623	140	13X100	Admin Liens OPS LLC	Yes	$ 17,383.25
19-00575	1835 Broadway	482	74	15X80	Admin Liens OPS LLC	Yes	$ 17,375.26
19-00112	408 So 3rd St	154	101	15X74.83	Admin Liens OPS LLC	Yes	$ 17,604.40
12-04115	1617 Louis St	1353	106	14X68	Admin Liens OPS LLC	Yes	$ 21,160.41
12-03307	923 No 5th St	750	11	14X72	Admin Liens OPS LLC	Yes	$ 21,559.00
18-02233	1120 Chestnut St	1308	8	15X100	Admin Liens OPS LLC	Yes	$ 23,555.60
17-01030	549 Bailey St	751	24	14X67	Admin Liens OPS LLC	Yes	$ 24,059.99
20-00542	408 Webster St	467	19	28X95	Admin Liens OPS LLC	Yes	$ 25,222.79
11-03881	1566 Louis St	1354	153	13X40	Admin Liens OPS LLC	Yes	$ 24,066.74
19-00335	1444 So 4th St	342	111	13X89	Admin Liens OPS LLC	Yes	$ 28,923.38
10-02542	816 Atlantic Ave	415	22	18X90	Admin Liens OPS LLC	Yes	$ 30,477.55
14-03092	1267 Decatur St	1364	145	13X85	Admin Liens OPS LLC	Yes	$ 30,157.07
22-00539	533 Erie St	745	9	14X62	Prime Capital Management LLC	Yes	$ 1,323.56
22-00540	531 Erie St	745	10	14X62	Prime Capital Management LLC	Yes	$ 1,323.56
22-00538	535 Erie St	745	8	14X62	Prime Capital Management LLC	Yes	$ 1,323.56
09-00305	REAR of 817-823 Newton Ave	295	130	61X58	Prime Capital Management LLC	Yes	$ 13,276.76
09-00305	813 Newton Ave	295	131	45X48	Prime Capital Management LLC	Yes	$ 76,655.03
25000349	839 Spruce St	372	122	12X56	Prime Capital Management LLC	Yes	$ 10,994.41
12-02967	320 Cherry St	244	12	12X97	Prime Capital Management LLC	Yes	$ 34,685.20
15-00642	1547 So 8th St	523	4	17X77	Prime Capital Management LLC	Yes	$ 26,966.36
15-00338	628 Walnut St	322	118	20X95	Prime Capital Management LLC	Yes	$ 41,804.46
16-00138	308 Royden St	166	2	14X88	Prime Capital Management LLC	Yes	$ 34,198.10
24-00324	643 Chestnut St	324	22	22X95	Prime Capital Management LLC	Yes	$ 14,630.17
17-00309	1140 So 4th St	325	16	146X122	Prime Capital Management LLC	Yes	$ 49,332.80
14-00673	1561 So 8th St	523	19	23X77	Prime Capital Management LLC	Yes	$ 45,250.59
12-04280	563 Royden St	1416	36	14X100	Prime Capital Management LLC	Yes	$ 57,203.38
25000016	105 State St	19	134	19X87	Dontate L. Evans	Yes	$ 767.96
24-00015	107 State St	19	135	15X87	Dontate L. Evans	Yes	$ 1,530.66
11-03787	1250 Everett St	1344	32	13x100	Admin Liens OPS LLC	Yes	$ 26,237.81
14-01143	3108 So Merrimac	730	3	18x87	Admin Liens OPS LLC	Yes	$ 23,129.89
25001738	1107 Sycamore St	1307	14	20x103	Cooper Square Acquisitions II	Yes	$ 960.22
17-00633	838 Tulip St	623	140	13x100	Ziani Smalls	Yes	$ 16,143.82
12-03307	923 No 5th St	750	11	14x72	Ziani Smalls	Yes	$ 20,908.20
						Total:	$ 824,833.88

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Parker, Director of Finance
TITLE OF ORDINANCE/RESOLUTION: Resolution to Assign 39 Municipal Liens at Full Value.

Point of Contact:	De'Yonna Jackson	Finance-Revenue Collection	7004	DeJackso@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance		S.P.	10/22/25	

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Spreadsheet of Parcels to be assigned
2. Tax Collector Certification

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Resolution to assign liens at full value.

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- Tax office received 39 requests from individuals to purchase assignments at full value.
- Requests were reviewed and given a provisional okay to Council approval
  Total value to be collected for the city is $ 824,833.38.
- Advertising, posting and publishing date will be November 7,2025.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: n/a

IMPACT STATEMENT:

- The City will take 39 liens off the records and collect the full amount due
- Lienholders will maintain the taxes to keep the accounts current
- Lienholders can begin foreclosure and later rehab properties to help eliminate blight

SUBJECT MATTER EXPERTS/ADVOCATES: Michelle D. Hill-Norman, Tax Collector

COORDINATION: n/a

Prepared by:

De'Yonna Jackson **x7004** **DeJackso@camdennj.gov**
Name Phone/Email

City of Camden
Finance Department
Bureau of Revenue Collection

CERTIFICATION BY THE TAX COLLECTOR

I, as the Tax Collector, do certify that the following titled Resolution, that is attached, to be presented to Council for consideration, is correct to the best of my knowledge:

"RESOLUTION TO ASSIGN MUNICIPAL LIENS AT FULL VALUE"

Michelle D. Hill-Norman 10/21/2025

Michelle D. Hill-Norman, Tax Collector Date

Cert #	Location	Block	Lot	Dimensions	Successful Bidder's Name	Full Value	Amount 11/13
19-00492	1111 Thurman St	433	24	20X100	Admin Liens OPS LLC	Yes	$ 6,841.69
19-00593	1817 So 6th St	487	78	14X96	Admin Liens OPS LLC	Yes	$ 11,435.62
17-00448	804 Atlantic Ave	415	31	18X90	Admin Liens OPS LLC	Yes	$ 12,685.56
17-00333	422 Lansdown Ave	343	48	14X97	Admin Liens OPS LLC	Yes	$ 13,679.07
17-00633	838 Tulip St	623	140	13X100	Admin Liens OPS LLC	Yes	$ 17,383.25
19-00575	1835 Broadway	482	74	15X80	Admin Liens OPS LLC	Yes	$ 17,375.26
19-00112	408 So 3rd St	154	101	15X74.83	Admin Liens OPS LLC	Yes	$ 17,604.40
12-04115	1617 Louis St	1353	106	14X68	Admin Liens OPS LLC	Yes	$ 21,160.41
12-03307	923 No 5th St	750	11	14X72	Admin Liens OPS LLC	Yes	$ 21,559.00
18-02233	1120 Chestnut St	1308	8	15X100	Admin Liens OPS LLC	Yes	$ 23,555.60
17-01030	549 Bailey St	751	24	14X67	Admin Liens OPS LLC	Yes	$ 24,059.99
20-00542	408 Webster St	467	19	28X95	Admin Liens OPS LLC	Yes	$ 25,222.79
11-03881	1566 Louis St	1354	153	13X40	Admin Liens OPS LLC	Yes	$ 24,066.74
19-00335	1444 So 4th St	342	111	13X89	Admin Liens OPS LLC	Yes	$ 28,923.38
10-02542	816 Atlantic Ave	415	22	18X90	Admin Liens OPS LLC	Yes	$ 30,477.55
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22-00539	533 Erie St	745	9	14X62	Prime Capital Management LLC	Yes	$ 1,323.56
22-00540	531 Erie St	745	10	14X62	Prime Capital Management LLC	Yes	$ 1,323.56
22-00538	535 Erie St	745	8	14X62	Prime Capital Management LLC	Yes	$ 1,323.56
09-00305	REAR of 817-823 Newton Ave	295	130	61X58	Prime Capital Management LLC	Yes	$ 13,276.76
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25000349	839 Spruce St	372	122	12X56	Prime Capital Management LLC	Yes	$ 10,994.41
12-02967	320 Cherry St	244	12	12X97	Prime Capital Management LLC	Yes	$ 34,685.20
15-00642	1547 So 8th St	523	4	17X77	Prime Capital Management LLC	Yes	$ 26,966.36
15-00338	628 Walnut St	322	118	20X95	Prime Capital Management LLC	Yes	$ 41,804.46
16-00138	308 Royden St	166	2	14X88	Prime Capital Management LLC	Yes	$ 34,198.10
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17-00309	1140 So 4th St	325	16	146X122	Prime Capital Management LLC	Yes	$ 49,332.80
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12-04280	563 Royden St	1416	36	14X100	Prime Capital Management LLC	Yes	$ 57,203.38
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24-00015	107 State St	19	135	15X87	Dontate L. Evans	Yes	$ 1,530.66
11-03787	1250 Everett St	1344	32	13x100	Admin Liens OPS LLC	Yes	$ 26,237.81
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25001738	1107 Sycamore St	1307	14	20x103	Cooper Square Acquisitions II	Yes	$ 960.22
17-00633	838 Tulip St	623	140	13x100	Ziani Smalls	Yes	$ 16,143.82
12-03307	923 No 5th St	750	11	14x72	Ziani Smalls	Yes	$ 20,908.20
						Total:	$ 824,833.88

R-19

AV:dh
11-13-25

RESOLUTION AUTHORIZING A BUDGET AMENDMENT PURSUANT TO N.J.S.A. 40A:4-87 IN THE AMOUNT OF $613,800.00 INCLUDING $558.000.00 FROM THE U.S. DEPARTMENT OF HOMELAND SECURITY FOR THE "FY2024 ASSISTANCE TO FIREFIGHTERS GRANT" INCLUDING A CHANGE IN TITLE AND TEXT IN THE AMOUNT OF $55,800.00 FOR THE CITY'S REQUIRED CASH MATCH

WHEREAS, the U.S. Department of Homeland Security's, Federal Emergency Management Agency (FEMA) has awarded the City of Camden a Grant in the amount of FIVE HUNDRED FIFTY-EIGHT THOUSAND DOLLARS ($558,000.00) for the purpose of providing training in Special Operations to firefighters; and

WHEREAS, the City will be required to contribute matching funds of Ten percent (10%) which is FIFTY-FIVE THOUSAND EIGHT HUNDRED DOLLARS ($55,800.00); and

WHEREAS, it is in the best interest of the City to accept the Grant from FEMA, which will be used for Special Operations training for Fire Suppression and Protection for Rescue Emergencies ; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the City is hereby authorized to accept said grant in the amount of FIVE HUNDRED FIFTY-EIGHT THOUSAND DOLLARS ($558,000.00) from FEMA, the City will pay Ten Percent (10%) matching funds of FIFTY-FIVE THOUSAND EIGHT HUNDRED DOLLARS ($55,800.00) and the total amount for the training is SIX HUNDRED THIRTEEN THOUSAND DOLLARS ($613,800.00).

BE IT FURTHER RESOLVED, that the proper officers of the City of Camden are hereby authorized to execute the necessary documents in order to accept said grant.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Z. Parker

1. **TITLE OF ORDINANCE/RESOLUTION:** **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $613,8000 including $558,000 from the US Department of Homeland Security for a grant entitled "FY24 FEMA Assistance to Firefighters Grant" including a Change in Title and Text in the amount of $55,800 for the City's required cash match**

Point of Contact:	Jesse Flax	Fire	856-757-7518	JeFlax@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**Y**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**Y**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	A.P.	10/21/25	

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

Grant Award Letter

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $613,8000 including $558,000 from the US Department of Homeland Security for a grant entitled "FY24 FEMA Assistance to Firefighters Grant" including a Change in Title and Text in the amount of $55,800 for the City's required cash match**

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- This grant provides funding to assist in the protection of firefighter's health & safety
- The city must match 10% of the funds provided by FEMA
- How was the value of the transaction obtained (if applicable?)
  Grant Award Letter

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $613,800

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City Firefighters will receive funding with a $55,800 match**
- Why Should the City Council approve this legislation?
  - **To provide funding support to the Fire Department**
- What will happen if the City Council does not approve this legislation?
  - **The City will not receive $558,000 from the US Department of Homeland Security**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Chief Jesse Flax, Fire Department

Prepared by:

Scott Parker		scparker@camdennj.gov
Name	Phone	Email

Award Letter

U.S. Department of Homeland Security
Washington, D.C. 20472

FEMA

Effective date: 09/23/2025

Kelly Mobley
CITY OF CAMDEN
P O BOX 95120 ROOM 213, CITY HALL
CAMDEN, NJ 08101

EMW-2024-FG-00240

Dear Kelly Mobley,

Congratulations on behalf of the Department of Homeland Security. Your application submitted for the Fiscal Year (FY) 2024 Assistance to Firefighters Grant (FG) Grant funding opportunity has been approved in the amount of $558,000.00 in Federal funding. As a condition of this grant, you are required to contribute non-Federal funds equal to or greater than 10.0% of the Federal funds awarded, or $55,800.00 for a total approved budget of $613,800.00. Please see the FY 2024 FG Notice of Funding Opportunity for information on how to meet this cost share requirement.

Before you request and receive any of the Federal funds awarded to you, you must establish acceptance of the award through the FEMA Grants Outcomes (FEMA GO) system. By accepting this award, you acknowledge that the terms of the following documents are incorporated into the terms of your award:

- Summary Award Memo - included in this document
- Agreement Articles - included in this document
- Obligating Document - included in this document
- 2024 FG Notice of Funding Opportunity (NOFO) - incorporated by reference

Please make sure you read, understand, and maintain a copy of these documents in your official file for this award.

Sincerely,

Stacey Street
Deputy Assistant Administrator
Grant Programs Directorate

R-20

AV:dh
11-13-25

RESOLUTION AUTHORIZING A BUDGET AMENDMENT PURSUANT TO N.J.S.A. 40A:4-87 IN THE AMOUNT OF $60,000.00 INCLUDING $45,000.00 FROM THE U.S. DEPARTMENT OF HOMELAND SECURITY FOR A GRANT ENTITLED "FY25 FEMA PORT SECURITY GRANT" INCLUDING A CHANGE IN TITLE AND TEXT IN THE AMOUNT OF $15,000.00 FOR THE CITY'S REQUIRED CASH MATCH

WHEREAS, the U.S. Department of Homeland Security's, Federal Emergency Management Agency (FEMA) has awarded the City of Camden a Grant in the amount of FORTY-FIVE THOUSAND DOLLARS ($45,000.00) for the purpose of providing a Cobra Cold Cut Skid Unit, which is a gasoline-powered tool (TPGS), the required hardware and training for Twenty-Four (24) Firefighters who will be assigned to rescue operations and maintain the unit; and

WHEREAS, the City will be required to contribute matching funds of FIFTEEN THOUSAND DOLLARS ($15,000.00); and

WHEREAS, it is in the best interest of the City to accept the Grant from FEMA; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the City is hereby authorized to accept said Grant in the amount of FORTY-FIVE THOUSAND DOLLARS ($45,000.00) from FEMA and the City will matching funds of FIFTEEN THOUSAND DOLLARS ($15,000.00) and the total amount for the unit, hardware and training will be SIXTY THOUSAND DOLLARS ($60,000.00).

BE IT FURTHER RESOLVED, that the proper officers of the City of Camden are hereby authorized to execute the necessary documents in order to accept said grant.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Z. Parker

1. **TITLE OF ORDINANCE/RESOLUTION:** **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $60,000.00 including $45,000 from the US Department of Homeland Security for a grant entitled "FY25 FEMA Port Security Grant" including a Change in Title and Text in the amount of $15,000 for the City's required cash match**

Point of Contact:	Jesse Flax	Fire	856-757-7518	JeFlax@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**Y**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**Y**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	S.P.	10/21/25	

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):

Grant Award Letter

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $60,000.00 including $45,000 from the US Department of Homeland Security for a grant entitled "FY25 FEMA Port Security Grant" including a Change in Title and Text in the amount of $15,000 for the City's required cash match**

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- This grant provides funding to state, local and private-sector partners to help protect critical port infrastructure from terrorism, enhance maritime domain awareness, improve port-wide maritime security risk management, and maintain or reestablish maritime security mitigation protocols that support port recovery and resiliency capabilities.
- The city must match a minimum of $15,000 of the funds provided by FEMA
- How was the value of the transaction obtained (if applicable?)
  Grant Award Letter

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $60,000

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City Firefighters will receive funding with a $15,000 match**
- Why Should the City Council approve this legislation?
  - **To provide funding support to the Fire Department**
- What will happen if the City Council does not approve this legislation?
  - **The City will not receive $45,000 from the US Department of Homeland Security**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Chief Jesse Flax, Fire Department

Prepared by:

Scott Parker		scparker@camdennj.gov
Name	Phone	Email

Award Letter

U.S. Department of Homeland Security
Washington, D.C. 20472

FEMA

Effective date: 09/27/2025

Kelly Mobley
CITY OF CAMDEN
P O BOX 95120 ROOM 213, CITY HALL
CAMDEN, NJ 08101

EMW-2025-PU-05373

Dear Kelly Mobley,

Congratulations on behalf of the Department of Homeland Security, your application submitted for the Fiscal Year 2025 Port Security Grant Program (PSGP), has been approved in the amount of $45,000.00 in Federal funding. This award of federal assistance is executed as a Grant. As a condition of this award, you are required to contribute non-Federal funds equal to or greater than $15,000.00 for a total approved budget of $60,000.00. Please see the Fiscal Year 2025 Port Security Grant Program (PSGP) for information on how to meet this cost share requirement.

Before you request and receive any of the Federal funds awarded to you, you must establish acceptance of the award through the FEMA Grants Outcomes (FEMA GO) system. By accepting this award, you acknowledge that the terms of the following documents are incorporated into the terms of your award:

- Award Summary - included in this document
- Agreement Articles - included in this document
- Obligating Document - included in this document
- Fiscal Year 2025 Port Security Grant Program (PSGP) Notice of Funding Opportunity
- The Preparedness Grant Manual (PGM)

Please make sure you read, understand, and maintain a copy of these documents in your official file for this award.

Sincerely,

Stacey Street

R-21

SE:dh
11-13-25

RESOLUTION AUTHORIZING A BUDGET AMENDMENT PURSUANT TO N.J.S.A. 40A:4-87 IN THE AMOUNT OF $145,750.00 FROM THE NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY FOR A GRANT ENTITLED "CAMDEN URBAN ENTERPRISE ZONE ADMINISTRATIVE BUDGET FISCAL YEAR 2026"

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Government Services (Director) may approve the insertion of any special item of revenue in the budget of any county or municipality, when such item is made available by any public or private funding source and the amount of the special item was not specified 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 to any such special item of revenue making same available for expenditure; and

WHEREAS, the New Jersey Urban Enterprise Zone Authority awarded the City of Camden a Camden Urban Enterprise Zone Administrative Budget FY 2026 (07-01-25-12-31-25) in the amount of ONE HUNDRED FORTY-FIVE THOUSAND SEVEN HUNDRED FIFTY DOLLARS ($145,750.00); and

WHEREAS, pursuant to N.J.S.A. 40A:4-87, the Director may approve the insertion of the Grant Award as a special item of revenue in the Year 2026 budget; now, therefore

BE IT RESOLVED, that the City Council of the City of Camden in the County of Camden, New Jersey, hereby requests that the Director of the Division of Local Government Services approve the insertion of a special item of revenue in the 2026 budget in the amount of ONE HUNDRED FORTY-FIVE THOUSAND SEVEN HUNDRED FIFTY DOLLARS ($145,750.00), which is now available from the New Jersey Urban Enterprise Zone Authority.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $145,750.00 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Administrative Budget FY26"

Point of Contact:	Joe E. Thomas	Planning & Development	(856)968-3531	Jothomas@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**N**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	J. T.	10/21/25	

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):

Grant Award Letter

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $145,750.00 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Administrative Budget FY26"

FACTS/BACKGROUND:

- City of Camden received an award for the UEZ administrative budget for FY25 to continue its UEZ program in the
- How was the value of the transaction obtained? – **Grant Award Letter**

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $145,750.00

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City's budget will be amended**
- Why Should the City Council approve this legislation?
  - **The City will have funds UEZ program Admin Budget**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Joseph Thomas, City of Camden

Prepared by: Scott Z. Parker **(856) 757-6405**

Name Phone/Email

PHILIP D. MURPHY
Governor

TAHESHA L. WAY
Lieutenant Governor

State of New Jersey
URBAN ENTERPRISE ZONE AUTHORITY
101 SOUTH BROAD STREET
PO BOX 822
1ST FLOOR
TRENTON, NJ 08625-0822

JACQUELYN A. SUÁREZ
Commissioner

September 17, 2025

The Honorable Victor Carstarphen
Mayor,
City of Camden
520 Market Street
Camden, NJ 08101-5120

Subject: Award Notification – Urban Enterprise Zone Project Approval and Funding Allocation

Dear Mayor Carstarphen,

On behalf of the Urban Enterprise Zone Authority (UEZA), I am pleased to inform you that the City of Camden Urban Enterprise Zone has been awarded $145,750 in funding in support of the project approved by the UEZA Board at its July 16, 2025, meeting. This award will support the

City of Camden UEZ Administrative Budget FY26: (07-01-25 to 12-31-25) Project # 2022-08004-2051. 100% of Project Funds will be disbursed.

Funds must be used in accordance with applicable UEZA rules, policies, and procedures. Enclosed are the Award Terms and Conditions and the documentation checklist.

If you have questions or need assistance, contact us at **UEZADisbursements@dca.nj.gov**.

We appreciate your partnership in advancing economic development, job creation, and community revitalization in the City of Camden.
Sincerely,

Daniel Santos
Deputy Executive Director
Urban Enterprise Zone Authority (UEZA)
Department of Community Affairs

Certified Mail: 7022-2410-0003-3441-2584

R-22.

SE:dh
11-13-25

RESOLUTION AUTHORIZING A BUDGET AMENDMENT PURSUANT TO N.J.S.A. 40A:4-87 IN THE AMOUNT OF $580,300.00 FROM THE NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY FOR A GRANT ENTITLED "CAMDEN URBAN ENTERPRISE ZONE STRONG CLEAN TEAM"

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Government Services (Director) may approve the insertion of any special item of revenue in the budget of any county or municipality, when such item is made available by any public or private funding source and the amount of the special item was not specified 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 to any such special item of revenue making same available for expenditure; and

WHEREAS, the New Jersey Urban Enterprise Zone Authority awarded the City of Camden a Camden Urban Enterprise Zone Strong Clean Team in the amount of FIVE HUNDRED EIGHTY THOUSAND THREE HUNDRED DOLLARS ($580,300.00); and

WHEREAS, pursuant to N.J.S.A. 40A:4-87, the Director may approve the insertion of the Grant Award as a special item of revenue in the Year 2026 budget; now, therefore

BE IT RESOLVED, that the City Council of the City of Camden in the County of Camden, New Jersey, hereby requests that the Director of the Division of Local Government Services approve the insertion of a special item of revenue in the 2026 budget in the sum of FIVE HUNDRED EIGHTY THOUSAND THREE HUNDRED DOLLARS ($580,300.00), which is now available from the New Jersey Urban Enterprise Zone Authority.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $580,300.00 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Strong Clean Team"

Point of Contact:	Joe E. Thomas	Planning & Development	(856)968-3531	Jothomas@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**N**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	A.P.	10/21/25	

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):

Grant Award Letter

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $580,300.00 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Strong Clean Team"**

FACTS/BACKGROUND:

- City of Camden received an award for the UEZ Strong Clean Team to continue its Strong clean team project in the UEZ corridors.
- This helps keep the cites business corridors clean
- How was the value of the transaction obtained? – **Grant Award Letter**

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $580,300.00

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City's budget will be amended**
- Why Should the City Council approve this legislation?
  - **The City will have funds to continue its UEZ Camden Strong Clean Program**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Joseph Thomas, City of Camden

Prepared by: Scott Z. Parker **(856) 757-6405**

Name Phone/Email

State of New Jersey
URBAN ENTERPRISE ZONE AUTHORITY
101 SOUTH BROAD STREET
PO BOX 822
1ST FLOOR
TRENTON, NJ 08625-0822

PHILIP D. MURPHY
Governor

TAHESHA L. WAY
Lieutenant Governor

JACQUELYN A. SUÁREZ
Commissioner

September 24, 2025

The Honorable Victor Carstarphen
Mayor
City of Camden
520 Market Street
Camden, NJ 08101-5210

Subject: UEZA Project Award Notification Camden UEZ Strong Team

Dear Mayor Carstarphen,

On behalf of the Urban Enterprise Zone Authority (UEZA), I am pleased to inform you that City of Camden Urban Enterprise Zone has been awarded $580,300 in support of the Camden UEZ Strong Clean Team Project# 2022-08004-2031 by the UEZA Board at its July 16, 2025 meeting.

As previously communicated, the UEZA disbursement process allows for fifty percent (50%) of the award to be disbursed once a confirmed project start date, along with the supporting documentation identified in the Reporting & Compliance Guidelines is provided. The remaining balance will be released upon the City's request after the project has progressed substantially, and the need for additional funds has been demonstrated. The UEZA will process all disbursement requests promptly to avoid delays at project start or during construction. Enclosed are the Award Terms and Conditions, and the documentation checklist.

Please notify the UEZA promptly of any substantial changes to the project scope or timeline. If you have questions or need assistance during the implementation phase, contact us at **UEZADisbursements@dca.nj.gov**.

Sincerely,

Daniel Santos
Deputy Executive Director
Urban Enterprise Zone Authority (UEZA)
Department of Community Affairs

Certified Mail: 7022 2410 0003 3441 2607

REPORTING & COMPLIANCE GUIDELINES

UEZA Grant Reporting & Compliance Guidelines
For FY 2026 Awards

All grantees must follow these requirements for the life of the grant.

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1. Reporting Schedule

- Initial Workplan
  - Due: Within 60 days of receiving the award.
  - Purpose: Outlines your project timeline and explains how the grant funds will be used.

2. Disbursement of Funds

- Initial 50% disbursement of Award:
  - Can be requested once the project start is confirmed.
  - Documentation required may include:
    - Engineer's report
    - Contracts covering design, inspection, and construction administration
  - This ensures the project is ready to begin before funds are released.
- Remaining 50% of Award:
  - Can be requested after the project has progressed substantially and additional funds are needed.
  - Submit a written request to UEZADisbursements@dca.nj.gov.
  - UEZA will review and release the funds promptly.

3. Compliance Requirements

- Funds may only be used for approved project activities.
- Funds not expended or otherwise committed within 3 years must be returned to UEZA.
- Any changes to the project scope must be approved in writing by UEZA before implementation.
- The grantee must maintain records for 7 years after project completion.

Resolution #23

Resolution Authorizing A Budget Amendment Pursuant To N.J.S.A. 40A:4-87 In The **Amount Of $1,080.31** From The NJ Urban Enterprise Zone Authority For **A Grant Entitled "Camden Urban Enterprise Zone Strong Fire Truck" (by title)**

RESOLUTION

NOT available at time of print on Tuesday, November 04, 2025.

R-24

SE:dh
11-13-25

RESOLUTION AUTHORIZING A BUDGET AMENDMENT PURSUANT TO N.J.S.A. 40A:4-87 IN THE AMOUNT OF $42,217.00 FROM THE NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY FOR A GRANT ENTITLED "CAMDEN URBAN ENTERPRISE ZONE STRONG SHOPPING SPREE"

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Government Services (Director) may approve the insertion of any special item of revenue in the budget of any county or municipality, when such item is made available by any public or private funding source and the amount of the special item was not specified 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 to any such special item of revenue making same available for expenditure; and

WHEREAS, the New Jersey Urban Enterprise Zone Authority awarded the City of Camden, a Camden Urban Enterprise Zone Strong Shopping Spree in the amount of FORTY-TWO THOUSAND TWO HUNDRED SEVENTEEN DOLLARS ($42,217.00); and

WHEREAS, pursuant to N.J.S.A. 40A:4-87, the Director may approve the insertion of the Grant Award as a special item of revenue in the Year 2026 budget; now, therefore

BE IT RESOLVED, that the City Council of the City of Camden in the County of Camden, New Jersey, hereby requests that the Director of the Division of Local Government Services approve the insertion of a special item of revenue in the Year 2026 budget in the amount of FORTY-TWO THOUSAND TWO HUNDRED SEVENTEEN DOLLARS ($42,217.00), which is now available from the New Jersey Urban Enterprise Zone Authority.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $42,217.00 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Strong Shopping Spree"

Point of Contact:	Joe E. Thomas	Planning & Development	(856)968-3531	Jothomas@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**N**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	A.T.	10/21/25	

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):

Grant Award Letter

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $42,217.00 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Strong Shopping Spree"**

FACTS/BACKGROUND:

- City of Camden received an award for the Urban Enterprise Zone Strong Shopping Spree
- This program will Provide Street Décor with in UEZ corridor & implement a cashback program
- How was the value of the transaction obtained? – **Grant Award Letter**

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $42,217.00

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City's budget will be amended**
- Why Should the City Council approve this legislation?
  - **This grant will help increase foot traffic for local businesses**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Joseph Thomas, City of Camden

Prepared by: Scott Z. Parker **(856) 757-6405**

Name Phone/Email

PHILIP D. MURPHY
Governor

TAHESHA L. WAY
Lieutenant Governor

State of New Jersey
URBAN ENTERPRISE ZONE AUTHORITY
101 SOUTH BROAD STREET
PO BOX 822
1ST FLOOR
TRENTON, NJ 08625-0822

JACQUELYN A. SUÁREZ
Commissioner

NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY BOARD MEETING

October 15, 2025

02:00 PM

Microsoft Teams Conference Link for ***UEZA Board members*** is in your scheduled Outlook Calendar

Public Dial in- Number: 1-856-338-7074, Access Code: 574 332 354#

AGENDA

1. **Notice of Public Meeting**
2. **Roll Call**
3. **Approval of Board Meeting Minutes, September 24, 2025**

NEW BUSINESS

4. **Executive Director's Report**
5. **Asbury Park**
   - Approval of Asbury Park UEZ Safety Patrol: **$195,840**
     Project #2022-08001-2126
6. **Bayonne**
   - Approval of Bayonne UEZ Bergen Point Fall Festival: **$45,000**
     Project #2022-08002-2181
7. **Bayonne**
   - Approval of Bayonne UEZ Tree Lighting: **$50,000**
     Project #2022-08002-2192
8. **Bridgeton**
   - Approval of Bridgeton UEZ Events Fund: **$40,775**
     Project #2022-08003-2178

9. **Camden**
   - Approval of Camden UEZ Strong Revolving Loan Fund: **$750,000**
     Project #2022-08004-2073

10. **Camden**
   - Approval of Camden UEZ Strong Fire Truck: **$1,080,301**
     Project #2022-08004-2114

11. **Camden**
   - Approval of Camden UEZ Strong Shopping Spree: **$42,217**
     Project #2022-08004-2116

12. **Camden**
   - Approval of Camden UEZ Strong Streetscape Enhancement: **$362,463**
     Project #2022-08004-2075

13. **Elizabeth**
   - Approval of Elizabeth Urban Enterprise Zone Façade and Sign Grant Program: **$349,966**
     Project #2022-08007-2174

14. **Elizabeth**
   - Approval of Elizabeth Urban Enterprise Zone Workforce Development Programs: **$490,000**
     Project #2022-08007-2175

15. **Elizabeth**
   - Approval of Elizabeth Urban Enterprise Zone Marketing Initiative: **$300,000**
     Project #2022-08007-2176

16. **Jersey City**
   - Approval of Jersey City UEZ SID Service Support - Maintenance/Beautification: **$1,327,096**
     Project #2022-08012-2106

17. **Jersey City**
   - Approval of Jersey City UEZ SID Service Support - Marketing/Branding: **$323,219**
     Project #2022-08012-2107

18. **Mount Holly**
   - Approval of Mount Holly UEZ Clean Team: **$115,000**
     Project #2022-08017-2112

19. **Mount Holly**
   - Approval of Mount Holly UEZ Patrol Vehicle: **$55,000**
     Project #2022-08017-2061

20. **Newark**
   - Approval of Newark UEZ Small Business Revolving Loan Fund Round 2: **$2,000,000**
     Project #2022-08018-2045

R-25

SE:dh
11-13-25

RESOLUTION AUTHORIZING A BUDGET AMENDMENT PURSUANT TO N.J.S.A. 40A:4-87 IN THE AMOUNT OF $362,463.00 FROM THE NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY FOR A GRANT ENTITLED "CAMDEN URBAN ENTERPRISE ZONE STRONG STREETSCAPE ENHANCEMENT"

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Government Services (Director) may approve the insertion of any special item of revenue in the budget of any county or municipality, when such item is made available by any public or private funding source and the amount of the special item was not specified 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 to any such special item of revenue making same available for expenditure; and

WHEREAS, the New Jersey Urban Enterprise Zone Authority awarded the City of Camden a Camden Urban Enterprise Zone Strong Streetscape Enhancement in the amount of THREE HUNDRED SIXTY-TWO THOUSAND FOUR HUNDRED SIXTY-THREE DOLLARS ($362,463.00); and

WHEREAS, pursuant to N.J.S.A. 40A:4-87, the Director may approve the insertion of the Grant Award as a special item of revenue in the Year 2026 budget; now, therefore

BE IT RESOLVED, that the City Council of the City of Camden in the County of Camden, New Jersey, hereby requests that the Director of the Division of Local Government Services approve the insertion of a special item of revenue in the 2026 budget in the amount of THREE HUNDRED SIXTY-TWO THOUSAND FOUR HUNDRED SIXTY-THREE DOLLARS ($362,463.00), which is now available from the New Jersey Urban Enterprise Zone Authority.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $362,463.00 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Streetscape Enhancement"

Point of Contact:	Joe E. Thomas	Planning & Development	(856)968-3531	Jothomas@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**N**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	S.T.	10/21/25	

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):

Grant Award Letter

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $362,463.00 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Streetscape Enhancement"**

FACTS/BACKGROUND:

- City of Camden received an award for the Urban Enterprise Zone Streetscape Enhancement
- This program will help beautify and upgrade sewer infrastructure along Haddon Ave.
- How was the value of the transaction obtained? – **Grant Award Letter**

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $362,463.00

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City's budget will be amended**
- Why Should the City Council approve this legislation?
  - **This grant will beautify business corridors within the city**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Joseph Thomas, City of Camden

Prepared by: Scott Z. Parker **(856) 757-6405**

Name Phone/Email

PHILIP D. MURPHY
Governor

TAHESHA L. WAY
Lieutenant Governor

State of New Jersey
URBAN ENTERPRISE ZONE AUTHORITY
101 SOUTH BROAD STREET
PO BOX 822
1ST FLOOR
TRENTON, NJ 08625-0822

JACQUELYN A. SUÁREZ
Commissioner

NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY BOARD MEETING

October 15, 2025

02:00 PM

Microsoft Teams Conference Link for ***UEZA Board members*** is in your scheduled Outlook Calendar

Public Dial in- Number: 1-856-338-7074, Access Code: 574 332 354#

AGENDA

1. **Notice of Public Meeting**
2. **Roll Call**
3. **Approval of Board Meeting Minutes, September 24, 2025**

NEW BUSINESS

4. **Executive Director's Report**
5. **Asbury Park**
   - Approval of Asbury Park UEZ Safety Patrol: **$195,840**
     Project #2022-08001-2126
6. **Bayonne**
   - Approval of Bayonne UEZ Bergen Point Fall Festival: **$45,000**
     Project #2022-08002-2181
7. **Bayonne**
   - Approval of Bayonne UEZ Tree Lighting: **$50,000**
     Project #2022-08002-2192
8. **Bridgeton**
   - Approval of Bridgeton UEZ Events Fund: **$40,775**
     Project #2022-08003-2178

9. **Camden**
   - Approval of Camden UEZ Strong Revolving Loan Fund: **$750,000**
     Project #2022-08004-2073

10. **Camden**
    - Approval of Camden UEZ Strong Fire Truck: **$1,080,301**
      Project #2022-08004-2114

11. **Camden**
    - Approval of Camden UEZ Strong Shopping Spree: **$42,217**
      Project #2022-08004-2116

12. **Camden**
    - Approval of Camden UEZ Strong Streetscape Enhancement: **$362,463**
      Project #2022-08004-2075

13. **Elizabeth**
    - Approval of Elizabeth Urban Enterprise Zone Façade and Sign Grant Program: **$349,966**
      Project #2022-08007-2174

14. **Elizabeth**
    - Approval of Elizabeth Urban Enterprise Zone Workforce Development Programs: **$490,000**
      Project #2022-08007-2175

15. **Elizabeth**
    - Approval of Elizabeth Urban Enterprise Zone Marketing Initiative: **$300,000**
      Project #2022-08007-2176

16. **Jersey City**
    - Approval of Jersey City UEZ SID Service Support - Maintenance/Beautification: **$1,327,096**
      Project #2022-08012-2106

17. **Jersey City**
    - Approval of Jersey City UEZ SID Service Support - Marketing/Branding: **$323,219**
      Project #2022-08012-2107

18. **Mount Holly**
    - Approval of Mount Holly UEZ Clean Team: **$115,000**
      Project #2022-08017-2112

19. **Mount Holly**
    - Approval of Mount Holly UEZ Patrol Vehicle: **$55,000**
      Project #2022-08017-2061

20. **Newark**
    - Approval of Newark UEZ Small Business Revolving Loan Fund Round 2: **$2,000,000**
      Project #2022-08018-2045

R-26

SE:dh
11-13-25

RESOLUTION AUTHORIZING A BUDGET AMENDMENT PURSUANT TO N.J.S.A. 40A:4-87 IN THE AMOUNT OF $750,000.00 FROM THE NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY FOR A GRANT ENTITLED "CAMDEN URBAN ENTERPRISE ZONE STRONG REVOLVING LOAN FUND"

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Government Services (Director) may approve the insertion of any special item of revenue in the budget of any county or municipality, when such item is made available by any public or private funding source and the amount of the special item was not specified 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 to any such special item of revenue making same available for expenditure; and

WHEREAS, the New Jersey Urban Enterprise Zone Authority awarded the City of Camden, a Camden Urban Enterprise Zone Strong Revolving Loan Fund in the amount of SEVEN HUNDRED FIFTY THOUSAND DOLLARS ($750,000.00); and

WHEREAS, pursuant to N.J.S.A. 40A:4-87, the Director may approve the insertion of the Grant Award as a special item of revenue in the Year 2026 budget; now, therefore

BE IT RESOLVED, that the City Council of the City of Camden in the County of Camden, New Jersey, hereby requests that the Director of the Division of Local Government Services approve the insertion of a special item of revenue in the 2026 budget in the amount of SEVEN HUNDRED FIFTY THOUSAND DOLLARS ($750,000.00), which is now available from the New Jersey Urban Enterprise Zone Authority.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $750,000 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Strong Revolving Loan Fund"

Point of Contact:	Joe E. Thomas	Planning & Development	(856)968-3531	Jothomas@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**N**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	S.P.	10/21/25	

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):

Grant Award Letter

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $750,000 from the NJ Urban Enterprise Zone Authority for a grant entitled "Camden Urban Enterprise Zone Strong Revolving Loan Fund"**

FACTS/BACKGROUND:

- City of Camden received an award for the Urban Enterprise Zone Strong Revolving Loan Fund
- UEZ enlisted businesses can apply for UEZ funds for approved projects

- How was the value of the transaction obtained? – **Grant Award Letter**

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $750,000.00

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City's budget will be amended**
- Why Should the City Council approve this legislation?
  - **The City will have funds for Camden Urban Enterprise Zone Strong Revolving Loan Fund**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Joseph Thomas, City of Camden

Prepared by: Scott Z. Parker **(856) 757-6405**

Name Phone/Email

PHILIP D. MURPHY
Governor

TAHESHA L. WAY
Lieutenant Governor

State of New Jersey
URBAN ENTERPRISE ZONE AUTHORITY
101 SOUTH BROAD STREET
PO BOX 822
1ST FLOOR
TRENTON, NJ 08625-0822

JACQUELYN A. SUÁREZ
Commissioner

NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY BOARD MEETING

October 15, 2025

02:00 PM

Microsoft Teams Conference Link for ***UEZA Board members*** is in your scheduled Outlook Calendar

Public Dial in- Number: 1-856-338-7074, Access Code: 574 332 354#

AGENDA

1. **Notice of Public Meeting**
2. **Roll Call**
3. **Approval of Board Meeting Minutes, September 24, 2025**

NEW BUSINESS

4. **Executive Director's Report**
5. **Asbury Park**
   - Approval of Asbury Park UEZ Safety Patrol: **$195,840**
     Project #2022-08001-2126
6. **Bayonne**
   - Approval of Bayonne UEZ Bergen Point Fall Festival: **$45,000**
     Project #2022-08002-2181
7. **Bayonne**
   - Approval of Bayonne UEZ Tree Lighting: **$50,000**
     Project #2022-08002-2192
8. **Bridgeton**
   - Approval of Bridgeton UEZ Events Fund: **$40,775**
     Project #2022-08003-2178

9. **Camden**
   - Approval of Camden UEZ Strong Revolving Loan Fund: **$750,000**
     Project #2022-08004-2073

10. **Camden**
    - Approval of Camden UEZ Strong Fire Truck: **$1,080,301**
      Project #2022-08004-2114

11. **Camden**
    - Approval of Camden UEZ Strong Shopping Spree: **$42,217**
      Project #2022-08004-2116

12. **Camden**
    - Approval of Camden UEZ Strong Streetscape Enhancement: **$362,463**
      Project #2022-08004-2075

13. **Elizabeth**
    - Approval of Elizabeth Urban Enterprise Zone Façade and Sign Grant Program: **$349,966**
      Project #2022-08007-2174

14. **Elizabeth**
    - Approval of Elizabeth Urban Enterprise Zone Workforce Development Programs: **$490,000**
      Project #2022-08007-2175

15. **Elizabeth**
    - Approval of Elizabeth Urban Enterprise Zone Marketing Initiative: **$300,000**
      Project #2022-08007-2176

16. **Jersey City**
    - Approval of Jersey City UEZ SID Service Support - Maintenance/Beautification: **$1,327,096**
      Project #2022-08012-2106

17. **Jersey City**
    - Approval of Jersey City UEZ SID Service Support - Marketing/Branding: **$323,219**
      Project #2022-08012-2107

18. **Mount Holly**
    - Approval of Mount Holly UEZ Clean Team: **$115,000**
      Project #2022-08017-2112

19. **Mount Holly**
    - Approval of Mount Holly UEZ Patrol Vehicle: **$55,000**
      Project #2022-08017-2061

20. **Newark**
    - Approval of Newark UEZ Small Business Revolving Loan Fund Round 2: **$2,000,000**
      Project #2022-08018-2045

R-27

SE:dh
11-13-25

RESOLUTION AUTHORIZING A BUDGET AMENDMENT PURSUANT TO N.J.S.A. 40A:4-87 IN THE AMOUNT OF $717,857.35 FROM THE NATIONAL OPIOID SETTLEMENT FUND FOR A GRANT ENTITLED "NATIONAL OPIOID SETTLEMENT"

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Government Services (Director) may approve the insertion of any special item of revenue in the budget of any county or municipality, when such item is made available by any public or private funding source and the amount of the special item had not been 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 to any such special item of revenue making same available for expenditure; and

WHEREAS, as part of the National Opioid Settlement, the City of Camden was awarded SEVEN HUNDRED SEVENTEEN THOUSAND EIGHT HUNDRED FIFTY-SEVEN DOLLARS AND THIRTY-FIVE CENTS ($717,857.35) for the use in combating the Opioid Crisis; and

WHEREAS, pursuant to N.J.S.A.40A:4-87 the Director may approve the insertion of the Grant Award as a special item of revenue in the Year 2024 budget; now, therefore

BE IT RESOLVED, that the City Council of the City of Camden in the County of Camden, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of a special item of revenue in the Year 2025 budget, the amount of SEVEN HUNDRED SEVENTEEN THOUSAND EIGHT HUNDRED FIFTY-SEVEN DOLLARS AND THIRTY-FIVE CENTS ($717,857.35) which is now available from the National Opioid Settlement Fund.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Scott Z. Parker

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $717,857.35 from National Opioid Settlement for a grant entitled "National Opioid Settlement."

Point of Contact:	Scott Z. Parker	Finance	(856)757-7582	Scparker@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**N**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	S.F.	10/21/25	

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

Payment Summary

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: **Resolution authorizing a Budget Amendment pursuant to NJSA 40A:4-87 in the amount of $717,857.35 from National Opioid Settlement for a grant entitled "National Opioid Settlement."**

FACTS/BACKGROUND:

- Nationwide settlements have been reached to resolve all opioid litigation brought by states and local political subdivisions against various pharmaceutical distributors and manufacturers. As part of the settlement, the City will be allocated funds for the use of combating the Opioid Crisis.

- How was the value of the transaction obtained? – **Payment Summary**

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $717,857.35

IMPACT STATEMENT:

- What will happen if the City Council approves this legislation?
  - **The City's budget will be amended**
- Why Should the City Council approve this legislation?
  - **The City will have fund to assist combat Opioid issues**

SUBJECT MATTER EXPERTS/ADVOCATES:

- **Scott Z. Parker City of Camden**

Prepared by: Scott Z. Parker **(856) 757-7582**

Name Phone/Email

VIEW TRANSACTION

Transaction Date	06/16/2025
Account	General - 4308903487
Transaction Type	Incoming Money Transfer
Credit/Debit	Credit
Amount	$ 200,605.33
Bank Reference	700026004
Customer Reference	0
Description	NATIONAL OPIOIDS SETTLMNT FUND

VIEW TRANSACTION

Transaction Date	08/08/2025
Account	General - 4308903487
Transaction Type	Incoming Money Transfer
Credit/Debit	Credit
Amount	$ 218,878.20
Bank Reference	700075697
Customer Reference	0
Description	NATIONAL OPIOIDS SETTLMNT FUND

VIEW TRANSACTION

Transaction Date	08/08/2025
Account	General - 4308903487
Transaction Type	Incoming Money Transfer
Credit/Debit	Credit
Amount	$ 115,722.28
Bank Reference	700075695
Customer Reference	0
Description	NATIONAL OPIOIDS TRUST CVS

VIEW TRANSACTION

Transaction Date	08/08/2025
Account	General - 4308903487
Transaction Type	Incoming Money Transfer
Credit/Debit	Credit
Amount	$ 65,463.36
Bank Reference	700075694
Customer Reference	0
Description	NATIONAL OPIOIDS TRUST ALLERGAN

VIEW TRANSACTION

Transaction Date	08/08/2025
Account	General - 4308903487
Transaction Type	Incoming Money Transfer
Credit/Debit	Credit
Amount	$ 62,870.80
Bank Reference	700075696
Customer Reference	0
Description	NATIONAL OPIOIDS TRUST TEVA

Scott Z. Parker

From: Evana Thomas
Sent: Wednesday, April 16, 2025 9:54 AM
To: Scott Z. Parker
Cc: Stephanie Holmes; Adriane McKendry; Kelly Mobley
Subject: RE: (EXTERNAL) National Opioid Settlements –Settlement Allocation Notice – Walgreens Payment Year 3 – New Jersey
Attachments: NJ Payment Year 3 Allocations for Walgreens.xlsx

Good Morning Scott,

Yesterday, we received the Opioid amount.

VIEW TRANSACTION

Transaction Date	**04/15/2025**
Account	**General - 4308903487**
Transaction Type	**Incoming Money Transfer**
Credit/Debit	**Credit**
Amount	**$ 54,317.38**
Bank Reference	**700065420**
Customer Reference	**0**
Description	**NATIONAL OPIOIDS TRUST WALGREENS**

Cancel

Thank you,

Resolution #28

Resolution Authorizing A Contract to (TBD) For Construction Management & Administration For PSE&G Gas Main Modernization Project – Phase 2
(by title)

RESOLUTION

NOT available at time of print on Tuesday, November 04, 2025.

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: 11/13/2025

TO: City Council
FROM: Edward Williams, Director Planning & Development/Office of Capital Improvements

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING A CONTRACT T[redacted]FOR CONSTRUCTION MANAGEMENT & ADMINISTRATION FOR PSE&G GAS MAIN MODERNIZATION PROJECT – PHASE 2

Point of Contact:	Lateefah Chandler	Admin-Purchasing	856-757-7475	lachandl@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y			
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent	Y			
Director of Finance	Y			

Approved by:
Business Administrator — **Signature** — **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney — **Signature** — **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING A CONTRACT TO TBD FOR CONSTRUCTION MANAGEMENT & ADMINISTRATION FOR PSE&G GAS MAIN MODERNIZATION PROJECT – PHASE 2

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- Construction Management & Administration of PSE&G Gas Main Modernization Project – Phase II Project
- Provide oversight of awarded vendor once selected to do construction project related to Map AU-702
- TBD will include professional services will include but not limited to consult & advise the City during construction of gas main upgrades, prepare daily construction reports, monthly progress reports to be submitted with each pay request, prepare and/or provide construction sketches & related field engineering services, shop and mill test reports and certification submittals of materials & equipment from contractor, and other similar services

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $TBD
APPROPRIATION NUMBER: SOPSEG24
PROCUREMENT: RFQ 25-12 (as needed engineers list)

IMPACT STATEMENT:

- Impacted areas: Fairview and Morgan Village
- City Council approval of this resolution will upgrade gas mains on several roads throughout the City of Camden
- If not approved by Council correct and preventative action to City streets will not be properly addressed

SUBJECT MATTER EXPERTS/ADVOCATES:

- Anthony Morici City Engineer

COORDINATION:

- Ultimately, City of Camden residents will be impacted by approval of this Council request
-

Prepared by: LATEEAH CHANDLER **856-757-7475**

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	CITY OF CAMDEN

Professional Service or EUS Type	N/A
Name of Vendor	TBD
Purpose or Need for service:	PROVIDE CONSTRUCTION MANAGEMENT & ADMINISTRATION FOR PSEG GAS MAIN MODERNIZATION PROJECT – PHASE II
Contract Award Amount	$TBD
Term of Contract	~13 MONTHS
Temporary or Seasonal	N/A
Grant Funded (attach appropriate documentation allowing for service through grant funds)	NO
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	RFQ 25-12
Were other proposals received? If so, please attach the names and amounts for each proposal received?	YES

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Financial Officer affirms that there is adequate funding available for this action.

_____
Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:

( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

R-29

DB:sde
11-13-25

RESOLUTION AUTHORIZING AMENDMENT #2 TO CONTRACT #06-24-041 WITH THE HEART OF CAMDEN TO INCREASE THE INCOME LIMITS FOR AFFORDABLE HOUSING TO 120 % AMI FOR ONE HOUSING UNIT

WHEREAS, on April 3, 2025, the City of Camden entered into an extraordinary, unspecifiable services Contract with the Heart of Camden to develop Affordable Housing; and

WHEREAS, the City of Camden partnered with Heart of Camden to develop Five (5) Affordable Housing Units which are funded in part by a Grant from the State of New Jersey for an amount not exceed One Million Five Hundred Thousand Dollars ($1,500,000.00); and

WHEREAS, on October 14, 2025 the City Council of Camden authorized Amendment #1 which extended the Contract Term to Nov, 30, 2027 and increased the income limits to One Hundred Twenty Percent (120 %) Area Median Income ("AMI") for Five (5) Housing Units; and

WHEREAS, it is necessary to further amend Contract #06-24-41 to correct the number of Affordable Housing Units that can be sold to buyers with 120% AMI from Five(5) to One(1); now therefore

BE IT RESOLVED, by the City Council of the City of Camden that Contract #06-24-041 is amended to have One (1) Affordable Housing Unit which can be sold to buyers with 120% AMI.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, Director – Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Amendment #2 to contract #06-24-041, correcting the number of units eligible to be sold to buyers with income limits of 120% of the AMI from five (5) to one (1). ~~The term of the contract between the City of Camden and Heart of Camden is valid through 11/30/2027.~~

Point of Contact:	Tina Piliro	Division of Housing Services	856-757-7323	timorale@camdennj.org
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		10/27	
Supporting Department Director (if necessary)				
Director of Grants Management			10/29/25	
Qualified Purchasing Agent				
Director of Finance			10/30/25	

Approved by:
Business Administrator _____ 10/30
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Amendment #2 to contract #06-24-041, correcting the number of units eligible to be sold to buyers with income limits of 120% of the AMI from five (5) to one (1). The term of the contract between the City of Camden and Heart of Camden is valid through 11/30/2027.

FACTS/BACKGROUND:

- December 2022, the city applied for a grant from the State of NJ for $5,000,000 to develop affordable housing in the City of Camden.
- The city has partnered with Heart of Camden, a non-profit housing developer for the development of five (5) affordable housing units in Waterfront South neighborhood of the city, for $1,500,000.00.

IMPACT STATEMENT: NA

SUBJECT MATTER EXPERTS/ADVOCATES: NA

COORDINATION: NA

Prepared by:

Tina Piliro	856-757-7323 Timorale@CamdenNJ.gov
Name	Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	Camden

Professional Service or EUS Type	EUS
Name of Vendor	Heart of Camden, Inc.
Purpose or Need for service:	Contract Award for the development of affordable housing units in the city of Camden
Contract Award Amount	Total Contract - $1,500,000.00
Term of Contract	Extend through 11/30/2027 – **NO COST EXTENSION**
Temporary or Seasonal	N/A
Grant Funded (attach appropriate documentation allowing for service through grant funds)	Yes
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	EUS
Were other proposals received? If so, please attach the names and amounts for each proposal received?	NA

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____
Mayor's Signature*

_____ Date_____
Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.
_____Funding Source for this action

_____
Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:
( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

R-38

DB:sde
10-14-25

RESOLUTION AUTHORIZING AMENDMENT #1 TO CONTRACT #06-24-041 WITH THE HEART OF CAMDEN TO EXTEND THE TERM OF THE CONTRACT AND TO INCREASE THE INCOME LIMITS FOR AFFORDABLE HOUSING TO 120 % AMI FOR FIVE HOUSING UNITS AND EXTEND THE TERM OF THE CONTRACT TO NOVEMBER 30, 2027

WHEREAS, on April 3, 2025, the City of Camden entered into an extraordinary, unspecifiable services Contract with the Heart of Camden to develop Affordable Housing; and

WHEREAS, the City of Camden partnered with Heart of Camden to develop Million Five Hundred Thousand Dollar ($1,500,000.00); and

WHEREAS, it is necessary to amend Contract #06-24-41 to extend the term of the Contract with Heart of Camden until November 30, 2027; now therefore

BE IT RESOLVED, by the City Council of the City of Camden that Contract #06-24-041 is amended to extend the term of the Contract until November 30, 2027.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: October 14, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

Initial Report √ Revised Report Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Planning & Development – Housing Services

Grant Analyst: Tina Pilar Contact #: 856-757-7323

Grant/Project Name:	Heart of Camden – Amending the Contract				
Grant #:	**G-02-SB-700-230**				
City Contract Date:		City Contract #:			
Application Resolution #:		Appropriation Code:			
Funding Source:	New Jersey Dept of Community Affairs				
Pass Through:	N	Source:			
Amount of Grant:	$ 1,500,000.00				
Local Match:	Y **N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:		Accepting Grant Resolution # MC:			
Term of Grant:		Location of Activity:	Camden City		
Date of Analysis:	10-26-2025	Reviewed By:	Barbara Johnson		

Summary: The Department of Planning/Division of Housing Services is requesting a resolution for Heart of Camden contract # 06-24-041 amendment #2 correcting the number of units eligible to be sold to buyers income limits of 120% of the AMI from five (5) to one (1) . The contract term for this contract is extended to **November 30,2027.**

The Department of Planning/Division of Housing Services is requesting a resolution for Heart of Camden contract # 06-24-041 amendment #1 to extend the term of the contract through **November 30,2027.**

Heart of Camden was awarded a contract to construct 5 affordable housing units at the following location addresses:

- 411 Carl Miller Street
- 410 Webster Street
- 426 Jasper Street
- 1640 Ferry Avenue

- 1646 Avenue

The AMI (Area Medium Income) is as following:

- 120% - 1 Unit
- 80% - 3 Units
- 60% - 1 Unit

Time Lines:

Problematic Areas/Recommendations

Initial Report ___ Revised Report ___ Closing Report_____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Planning and Development

Grant Administrator: Edward C. Williams Administrator #: 7214

Grant/Project Name:			Housing Funds Initiative – Heart of Camden			
Grant #:						
City Contract Date:				City Contract #:		
Application Resolution #:			MC22:8769	Appropriation Code:	G-02-SB-700-230	
Funding Source:						
Pass Through:	Y	N	Source:			
Amount of Grant:			$1,500,000.00			
Local Match:	Y	N	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:		N/A		Accepting Grant Resolution # MC:	April 2023	
Term of Grant:		2 Year		Location of Activity:		
Date of Analysis:		10/27/2025		Reviewed By:		

Summary:

5/31/2025: Resolution authorizing contract with Parkside Business Community in Partnership for the development of affordable housing units in the amount of $3,450,505.00.

10/3/2024: Resolution authorizing Amendment #1 to contract #06-24-041. This amendment extends the term of the contract through 11/30/2027.

10/27/2025: Resolution authorizing Amendment #2 to contract #06-24-041. This amendment corrects the number of units eligible to be sold to buyers with income limits of 120% of the AMI from five (5) units to one (1) unit.

Time Lines:

Problematic Areas/Recommendations:

Range of Accounts: G-02-SB-700-230 to G-02-SB-700-230
Current Period: 10/01/25 to 10/27/25

Include Cap Accounts: Yes
Skip Zero Activity: Yes

As Of: 10/27/25

Account No	Description	Adopted Expended YTD Expended Curr	Amended Encumber YTD	Transfers Reimbrsd YTD Reimbrsd Curr	Modified Canceled Pd/Chrgd YTD	Balance YTD %Used Unexpended	
G-02-SB-700-230	Housing Initiatives	0.00 235,929.60 0.00	5,000,000.00 4,714,575.40	0.00 0.00 0.00	5,000,000.00 0.00 4,950,505.00	49,495.00 4,764,070.40	99
Fund: 02	Grant Fund Budgeted Total	0.00 235,929.60 0.00	5,000,000.00 4,714,575.40	0.00 0.00 0.00	5,000,000.00 0.00 4,950,505.00	49,495.00 4,764,070.40	99
Fund: 02	Grant Fund Non-Budgeted Total	0.00 0.00 0.00	0.00 0.00	0.00 0.00 0.00	0.00 0.00 0.00	0.00 0.00	0
Fund: 02	Grant Fund Total	0.00 235,929.60 0.00	5,000,000.00 4,714,575.40	0.00 0.00 0.00	5,000,000.00 0.00 4,950,505.00	49,495.00 4,764,070.40	99
Final Budgeted		0.00 235,929.60 0.00	5,000,000.00 4,714,575.40	0.00 0.00 0.00	5,000,000.00 0.00 4,950,505.00	49,495.00 4,764,070.40	99
Final Non-Budgeted		0.00 0.00 0.00	0.00 0.00	0.00 0.00 0.00	0.00 0.00 0.00	0.00 0.00	0
Final Total		0.00 235,929.60 0.00	5,000,000.00 4,714,575.40	0.00 0.00 0.00	5,000,000.00 0.00 4,950,505.00	49,495.00 4,764,070.40	99

R-30

MBS:dh
11-13-25

RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE FEDERAL AID AGREEMENT NO. 2025 DT_BLA-939 BETWEEN THE NEW JERSEY DEPARTMENT OF TRANSPORTATION AND THE CITY OF CAMDEN FOR FEDERAL PROJECT NO. D00S (882) FAP-2024 IN CONNECTION WITH THE NEW OR UPGRADED TRAFFIC SIGNAL SYSTEMS AT INTERSECTIONS, PHASE 3

WHEREAS, the Department of Planning and Development-Division of Capital Improvements is seeking authorization for the Mayor of the City of Camden to execute Federal Aid Agreement No. 2025-DT-BLA-939 between the New Jersey Department of Transportation (NJDOT), and the City of Camden for Federal Project No. D00S(882) FAP-2024, in connection with the new or upgraded Traffic Signal Systems at intersections, Phase 3 project; and

WHEREAS, the Federal Aid Agreement is a cost reimbursement agreement that specifies the responsibilities of the NJDOT and the City of Camden as it relates to the New or Upgraded Traffic Signal Systems at Intersections, Phase 3, Project; and

WHEREAS, the execution of the Federal Aid Agreement is required in order for the City to get reimbursed for the cost of the new or upgraded traffic signal systems; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the Mayor or other appropriate City Officials of the City of Camden are hereby authorized to sign, seal, execute and attest the Agreement on behalf of the City and to execute all funding associated with Federal Project No. 2025 D00S (882) FAP-2024.

BE IT FURTHER RESOLVED that copies of this Resolution and the executed original Agreement be sent to the New Jersey Department of Transportation for their execution.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council

FROM: Edward Williams, Director Planning & Development/Office of Capital Improvements

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing the Mayor of the City of Camden to execute Federal Aid Agreement No. 2025 DT_BLA-939 between the New Jersey Department of Transportation (NJDOT), and the City of Camden, for Federal Project No. D00S (882) FAP-2024, in connection with the New or Upgraded Traffic Signal Systems at Intersections, Phase 3

Point of Contact:	Anthony Morici	Capital Improvements	856-757-7680	Anthony.Morici@Camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature Date

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: A concise, precise, and complete description of the action the City Council is going to take.

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- New or Upgraded Traffic Signal System needed at Intersections, Phase 3 in the City of Camden
- Professional Services to include: Preliminary Engineering Plans & Specs, Final Design and Bid Package Preparation of Preliminary Right of Way, and other related engineering and design services

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:

IMPACT STATEMENT:

- New or Upgraded Traffic Signals are needed at various City Intersections
- City Council approval of this legislation will bring intersections into ADA compliance
- If not approved by Council corrective and preventative action to City Traffic Signal System will not be properly addressed
- The Mayor of the City of Camden signature is needed to execute the agreement

SUBJECT MATTER EXPERTS/ADVOCATES:

- Anthony Morici, City Engineer
    - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
    - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

COORDINATION:

- Ultimately, City of Camden residents will be impacted by approval of this Council Request

Prepared by: Stephanie Walker (856) 757-7680 Stwalker@Camdennj.gov

Name Phone/Email

R-31

AV:dh
11-13-25

RESOLUTION APPROVING THE RELEASE OF PERFORMANCE GUARANTEE IN THE AMOUNT OF $16,219.20 POSTED BY THE CENTER FOR FAMILY SERVICES, INC. FOR 574 BENSON STREET, BLOCK 1403, LOT 13

WHEREAS, the Center for Family Services, Inc. ("Applicant"), for the project located at 574 Benson Street, Block 1403, Lot 13, has submitted a request seeking the respective release of a Performance Guarantee in the amount of Sixteen Thousand Two Hundred Nineteen Dollars and Twenty Cent ($16,219.20); and

WHEREAS, an inspection of the project has been conducted by the City's Planning Board Engineer, Remington & Vernick Engineers ("R&V"), and the project is complete; and

WHEREAS, R&V has reviewed the applicant's request and recommends: (1) the release of Sixteen Thousand Two Hundred Nineteen Dollars and Twenty Cent ($16,219.20), representing the amount posted by the Applicant under its Performance Guarantee, contingent upon the payment of all outstanding R&V vouchers; and (2) the activation of a Maintenance Guarantee in the amount of Two Thousand Twenty-Seven Dollars and Forty Cent ($2,027.40), representing fifteen percent (15%) of the construction cost, to be held for a period of two (2) years; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that for all the reasons set forth above, the authorized City of Camden officials are hereby authorized and directed to release Sixteen Thousand Two Hundred Nineteen Dollars and Twenty Cents ($16,219.20), representing the Performance Guarantee originally posted by Center for Family Services, Inc., contingent upon the payment of all outstanding R&V vouchers; and

BE IT FURTHER RESOLVED, that a Maintenance Guarantee in the amount of Two Thousand Twenty-Seven Dollars and Forty Cent ($2,027.40), representing fifteen percent (15%) of the construction cost, shall be activated and held by the City for a period of two (2) years in accordance with N.J.S.A. 40:55D-53.

BE IT FURTHER RESOLVED that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, CPZBS, Director
Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution approving the release of a performance guarantee in the amount of $16,219.20 for the Center of Family Services, 574 Benson St, Block 1403, Lot 13 for the completion of said project.

Point of Contact: Dr. E. Williams Planning & Development 7135
Edwillia@camdennj.gov

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval – Attachment G
2. Notification memorandum of DCA of board approval
3. Grant Summary Form; Grant application

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/ RESOLUTION: Resolution approving the release of a performance guarantee in the amount of $16,219.20 for the Center of Family Services, 574 Benson St, Block 1403, Lot 13 for the completion of said project.

FACTS/BACKGROUND: (Executive level details. Short, concise bullets)

- This proposed action involves the release of an amended performance guarantee due to the completion of said project.
- Approval must be conditioned upon the activation of a maintenance guarantee for the public facilities in the amount of $2,027.40

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $16, 219.20

IMPACT STATEMENT: It is recommended that the City Council approve said to release said funds to the applicant conditioned upon the payment of all RVE and Attorney bills.

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- The Planning Division staff will continue to monitor this matter.

Prepared by:

Edward Williams **x7135** **Edwillia@camdennj.gov**

Name Phone/Email

REMINGTON & VERNICK ENGINEERS

RVE HQ:
2059 Springdale Road
Cherry Hill, NJ 08003
O: (856) 795-9595
F: (856) 795-1882

October 21, 2025

Dr. Edward Williams, PP, AICP
Department of Planning & Development
City of Camden
Room 420, City Hall
Camden, NJ 08101

Re: City of Camden
Center for Family Services, Inc.
574 Benson Street (Block 1403, Lot 13)
Performance Guarantee Release
RVE# 04-08-I-836

Dear Dr. Williams:

At the request of the applicant, our office has conducted an inspection of the above-referenced project. Based upon our investigation and in accordance with the original Performance Guarantee regulations, we recommend the release of the following Performance Guarantee established in the amount of **$16,219.20**.

Prior to the release, we also recommend the activation of the Maintenance Guarantee in the amount of **$2,027.40.** This amount represents 15% of the Construction Cost, which will be held for a period of two (2) years.

The release of the Performance Guarantee is contingent upon the payment of all outstanding Remington & Vernick Engineers' invoices. If you should have any questions, please contact Steven D. Fini, Regional Field Supervisor, at 856-795-9595.

Sincerely,
REMINGTON & VERNICK ENGINEERS

Lenny Cinaglia, MBA, CEFM
Senior Associate, Department Head Municipal CM/CI

Dena M. Johnson, P.E., C.M.E

LC:DMJ:sdf

cc: Anthony Morici, P.E. - anthony.morici@rve.com; anthony.morici@camdennj.gov
Tyler Orlando, Project Manager, Camden County Improvement Authority - tyler.orlando@camdencounty.com
Angela Miller, Planning Board Secretary - AnMiller@camdennj.gov
Luis Pastoriza, M.S.M, R.M.C., C.M.R
Stephanie Walker - StWalker@camdennj.gov
Pranav D. Naik, Angelini, Viniar & Freedman, LLP - pnaik@avflawfirm.com

R-32

AV:dh
11-13-25

RESOLUTION APPROVING THE RELEASE OF A PERFORMANCE GUARANTEE IN THE AMOUNT OF $29,880.00 POSTED BY VCI GROUP, INC. (SBA TOWERS) FOR SITE IMPROVEMENTS AT 100 SOUTH 17TH STREET, BLOCK 1198, LOT 5

WHEREAS, VCI Group, Inc. (SBA Towers), the applicant for the project located at 100 South 17th Street, Block 1198, Lot 5, has submitted a request seeking the release of the Performance Guarantee in the amount of Twenty-Nine Thousand Eight Hundred Eighty Dollars ($29,880.00); and

WHEREAS, an inspection of the project site has been conducted and the project is complete; and

WHEREAS, the City Planning Board Engineer, Remington & Vernick Engineers ("R&V"), has reviewed the applicant's request, and recommends: (1) the release of Twenty-Nine Thousand Eight Hundred Eighty Dollars ($29,880.00), representing the amount posted by VCI Group, Inc. (SBA Towers) under its Performance Guarantee, contingent upon the payment of all outstanding R&V vouchers; and (2) the activation of a Maintenance Guarantee in the amount of Three Thousand Seven Hundred Thirty-Five Dollars ($3,735.00), representing fifteen percent (15%) of the construction cost, to be held for a period of two (2) years; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that for all the reasons set forth above, the appropriate City officials are hereby authorized and directed to release Twenty-Nine Thousand Eight Hundred Eighty Dollars ($29,880.00), representing the Performance Guarantee originally posted by VCI Group, Inc. (SBA Towers), contingent upon the payment of all outstanding Remington & Vernick Engineers vouchers.

BE IT FURTHER RESOLVED, that a Maintenance Guarantee in the amount of Three Thousand Seven Hundred Thirty-Five Dollars ($3,735.00), representing fifteen percent (15%) of the construction cost, shall be activated and held by the City for a period of two (2) years in accordance with N.J.S.A. 40:55D-53.

BE IT FURTHER RESOLVED that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, CPZBS, Director
Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution approving a release of a performance guarantee in the amount of $29,880.00 for VCI Group, Inc. (SBA Towers), 100 South 17th St (Block 1198, Lot 5) for the completion of said project.

Point of Contact: Dr. E. Williams Planning & Development 7135
Edwillia@camdennj.gov

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval – Attachment G
2. Notification memorandum of DCA of board approval
3. Grant Summary Form; Grant application

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/ RESOLUTION: Resolution approving a release of a performance guarantee in the amount of $29,880.00 for VCI Group, Inc. (SBA Towers), 100 South 17th St (Block 1198, Lot 5) for the completion of said project.

FACTS/BACKGROUND: (Executive level details. Short, concise bullets)

- This proposed action involves the release of a guarantee performance bond due to the completion of a construction project.
- This approval is contingent upon the activation of a maintenance guarantee in the amount of $3,735.00 for no less than two years.
- Conditioned upon the payment of all outstanding RVE and Legal bills.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $29,880.00

IMPACT STATEMENT: It is recommended that the City Council approved these actions to facilitate the financial agreement for this project.

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- The Planning Division staff will continue to monitor this matter.

Prepared by:

Edward Williams x7135 Edwillia@camdennj.gov

Name Phone/Email

REMINGTON & VERNICK ENGINEERS

RVE HQ:
2059 Springdale Road
Cherry Hill, NJ 08003
O: (856) 795-9595
F: (856) 795-1882

September 29, 2025

Dr. Edward Williams, PP, AICP
Department of Planning & Development
City of Camden
Room 420, City Hall
Camden, NJ 08101

Re: City of Camden
VCI Group, Inc. (SBA Towers)
100 South 17th Street (Block 1198, Lot 5)
Performance Guarantee Release
RVE# 04-08-i-815

Dear Dr. Williams:

At the request of the applicant, our office has conducted an inspection of the above-referenced project. Based upon our investigation and in accordance with the original Performance Guarantee regulations, we recommend the release of the following Performance Guarantee established in the amount of **$29,880.00**.

Prior to the release, we also recommend the activation of the Maintenance Guarantee in the amount of **$3,735.00.** This amount represents 15% of the Construction Cost, which will be held for a period of two (2) years.

The release of the Performance Guarantee is contingent upon the payment of all-outstanding Remington & Vernick Engineers' Vouchers. If you should have any questions, please contact Steven D. Fini, Regional Field Supervisor, at 856-795-9595.

Sincerely,
REMINGTON & VERNICK ENGINEERS

Lenny Cinaglia, MBA, CEFM
Senior Associate, Department Head Municipal CM/CI

Dena M. Johnson, P.E., C.M.E

LC:DMJ:sdf

cc (via email only):
Anthony Morici, P.E. - anthony.morici@rve.com; anthony.morici@camdennj.gov
Tyler Orlando, Project Manager, Camden County Improvement Authority – tyler.orlando@camdencounty.com
Angela Miller, Planning Board Secretary - AnMiller@camdennj.gov
Luis Pastoriza, M.S.M, R.M.C., C.M.R – lupastor@camdennj.gov
Stephanie Walker - StWalker@camdennj.gov
Rachel Enfield - REnfield@sbasite.com

Resolution #33

Resolution Approving The **Release Of A Maintenance Guarantee In The Amount Of $182,633.18** Posted By **Virtua-West Jersey Health systems (by title)**

RESOLUTION

NOT available at time of print on Tuesday, November 04, 2025.

R-54

AV:dh
11-13-25

RESOLUTION APPROVING THE RELEASE OF AN AMENDED PERFORMANCE GUARANTEE AND SAFETY AND STABILIZATION BOND POSTED BY HOLTEC TECHNOLOGY, LLC

WHEREAS, Holtec Technology, LLC ("Developer"), has submitted a request seeking the release of the amended Performance Guarantees for Public Facilities ($40,284.00), and the Safety and Stabilization Bond ($5,000.00) for the project located at 2300 S. Broadway commonly known as Block 511, Lots 1, 77-87, 90-93; Block 512, Lots 55-74, 33-53, 109, 110, 113-117; Block 514, Lots 3-6, 9-32, 100-107, 118, 120, 145-149, 121, 150-155; Block 515, Lots 1, 3-12; and Block 455, Lot 1; and

WHEREAS, the City Planning Board's Engineer, Remington & Vernick Engineers ("R&V") has conducted, and inspection and the project is complete; and

WHEREAS, R&V has reviewed the applicant's request and recommends: (1) the release of Amended Performance Guarantees: Public Facilities in the amount of $40,284.00; and Safety and Stabilization Bond in the amount of $5,000.00 contingent upon the payment of all outstanding R&V vouchers; and (2) the activation of the Maintenance Guarantee in the amount of $6,042.60, representing 15% of the construction cost amount to be held for a period of two (2) years; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that, for all the reasons set forth above, the authorized City of Camden officials are hereby authorized and directed to release the Amended Performance Guarantees: Public Facilities in the amount of Forty Thousand Two Hundred Eighty-Four Dollars ($40,284.00); and the Safety and Stabilization Bond in the amount of Five Thousand Dollars ($5,000.00); posted by Holtec Technology, LLC.

BE IT FURTHER RESOLVED, that a Maintenance Guarantee in the amount of Six Thousand Forty-Two Dollars and Sixty Cent ($6,042.60) representing 15% of the construction cost, shall be activated and held by the City for a period of two (2) years in accordance with N.J.S.A. 40:55D-53.

BE IT FURTHER RESOLVED that the above release of Performance Guaranty is contingent upon the payment of all outstanding Remington & Vernick Engineers vouchers, as provided under said Performance Guaranty.

BE IT FURTHER RESOLVED that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, CPZBS, Director
Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution approving the release of an amended performance guarantee and safety and stabilization bond for Holtec Technology, LLC, 2360 S. Broadway, Block 511, Lots 1, 77-87, 90-93; Block 512, Lots 55-74, 33-53, 109, 110, 113-117; Block 514, Lots 3-6, 9-32, 100-107, 118, 120, 145-149, 121, 150-155; Block 515, Lots 1, 3-12; Block 455, Lot 1

Point of Contact: Dr. E. Williams Planning & Development 7135
Edwillia@camdennj.gov

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		10/17/25	
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval – Attachment G
2. Notification memorandum of DCA of board approval
3. Grant Summary Form; Grant application

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/ RESOLUTION: Resolution approving the release of an amended performance guarantee and safety and stabilization bond for Holtec Technology, LLC, 2360 S. Broadway, Block 511, Lots 1, 77-87, 90-93; Block 512, Lots 55-74, 33-53, 109, 110, 113-117; Block 514, Lots 3-6, 9-32, 100-107, 118, 120, 145-149, 121, 150-155; Block 515, Lots 1, 3-12; Block 455, Lot 1

FACTS/BACKGROUND: (Executive level details. Short, concise bullets)

- This proposed action involves the release of an amended performance guarantee due to the completion of said project.
- Approval must be conditioned upon the activation of a maintenance guarantee for the public facilities in the amount of $6,042.60

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $40,284.00 and $5,000.00

IMPACT STATEMENT: It is recommended that the City Council approve said to release said funds to the applicant.

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- The Planning Division staff will continue to monitor this matter.

Prepared by:

Edward Williams x7135 Edwillia@camdennj.gov

Name Phone/Email

REMINGTON & VERNICK ENGINEERS

RVE HQ:
2059 Springdale Road
Cherry Hill, NJ 08003
O: (856) 795-9595
F: (856) 795-1882

October 8, 2025

Dr. Edward Williams, PP, AICP
Department of Planning & Development
City of Camden
Room 420, City Hall
Camden, NJ 08101

Re: City of Camden
Holtec Technology Center, LLC
2360 South Broadway
(Block 511, Lots 1, 77-87, 90-93; Block 512, Lots 55-74, 33-53, 109, 110, 113-117; Block 514, Lots 3-6, 9-32, 100-107, 118, 120, 145-149, 121, 150-155; Block 515, Lots 1, 3-12; Block 455, Lot 1)
Amended Performance Guarantee Release
RVE# 04-08-i-955

Dear Dr. Williams:

At the request of the applicant, our office has conducted an inspection of the above-referenced project. Based upon our investigation and in accordance with the new regulations, we recommend the release of the following Amended Performance Guarantees: Public Facilities established in the amount of **$40,284.00**, and the Safety and Stabilization Bond established in the amount of **$5,000.00**. Prior to the release, we also recommend the activation of the Maintenance Guarantee for the Public Facilities in the amount of **$6,042.60.** This amount represents 15% of the respective Public Facilities Guarantee, which will be held for a period of two (2) years.

The release of the Performance Guarantee is contingent upon the payment of all-outstanding Remington & Vernick Engineers' Vouchers. If you should have any questions, please contact Steven D. Fini, Regional Field Supervisor, at 856-795-9595.

Sincerely,
REMINGTON & VERNICK ENGINEERS

Lenny Cinaglia, MBA, CEFM
Senior Associate, Department Head Municipal CM/CI

Dena M. Johnson, P.E., C.M.E

LC:DMJ:sdf:lw

cc: Anthony Morici, P.E.,- anthony.morici@camdennj.gov; Anthony.morici@rve.com
Tyler Orlando, Project Manager, Camden County Improvement Authority - tyler.orlando@camdencounty.com
Angela Miller, Planning Board Secretary; anmiller@camdennj.gov
Luis Pastoriza, M.S.M, R.M.C., C.M.R – lupastor@camdennj.gov
Chris Bieberbach - c.bieberbach@holtec.com
Kevin Sheehan - ksheehan@parkermccay.com

R-55

SE:dh
11-13-25

RESOLUTION APPROVING A LICENSE AGREEMENT BETWEEN THE CITY OF CAMDEN AND ARNOLD BYRD, 922 THURMAN STREET FOR THE PURPOSE OF AN EXTENDED CURB CUT FOR DRIVEWAY

WHEREAS, Arnold Byrd requests permission by the City of Camden (the "City") to extend the driveway width at his property located at 922 Thurman Street, Camden, NJ; and

WHEREAS, the City Council of the City of Camden believes it is in the best interest of the City of Camden to enter into a License Agreement (the "Agreement") to allow the extended curb cut at or near 922 Thurman Street for the purpose of widening the driveway; and

WHEREAS, the Agreement is terminable at the will of the City and Arnold Byrd is subject to all terms and conditions of the License Agreement including, but not limited to, the complete indemnification of the City, and the naming of the City as an additional insured on and adequate general liability policy; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the City is authorized to enter into a License Agreement with Arnold Byrd.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, CPZBS, Director
Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution approving a license agreement between the City of Camden and Mr. Arnold Byrd, 922 Thurman St for the purpose of an extended curb cut for a driveway.

Point of Contact: Dr. E. Williams Planning & Development 7135
Edwillia@camdennj.gov

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)	Y		10/31/25	
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval – Attachment G
2. Notification memorandum of DCA of board approval
3. Grant Summary Form; Grant application

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/ RESOLUTION: Resolution approving a license agreement between the City of Camden and Mr. Arnold Byrd, 922 Thurman St for the purpose of an extended curb cut for a driveway.

FACTS/BACKGROUND: (Executive level details. Short, concise bullets)

- This proposed action involves the petitioner, Mr. Arnold Byrd's to extend his driveway width.
- Mr. Byrd provided a copy of his insurance policy.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: n/a

IMPACT STATEMENT: It is recommended that the City Council approved this license agreement on the condition that the owner adds the city as an "additional insured" heretofore.

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- The Planning Division staff will continue to monitor this matter.

Prepared by:

Edward Williams x7135 Edwillia@camdennj.gov

Name Phone/Email

9/25hr

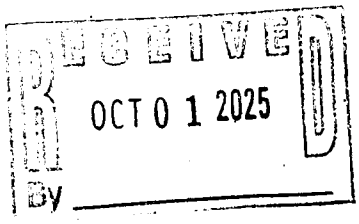
VICTOR CARSTARPHEN
MAYOR

DEPARTMENT OF PLANNING & DEVELOPMENT
CITY OF CAMDEN
NEW JERSEY

DR. EDWARD C. WILLIAMS, PP, AICP, CSI
Division of Planning & Zoning
TEL: (856) 757-7214

September 24, 2025

ARNOLO N. BYRD
922 THURMAN STREET
CAMDEN, NJ 08104



ZONING PERMIT DENIAL

RE: 922 THURMAN STREET CAMDEN, NJ
APPLICATION DATE: 9/12/2025
BLOCK: 430 LOT: 54
ZONE DISTRICT: R-2

DEAR SIR/MADAM:

YOUR APPLICATION FOR A ZONING PERMIT TO ALLOW: EXTEND DRIVEWAY HAS BEEN DENIED FOR THE FOLLOWING:

1. CITY COUNCIL APPROVAL IS NEEDED.
2. PROOF OF HOME INSURANCE IS NEEDED PRIOR TO COUNCIL APPROVAL.

YOU WILL BE NOTIFIED ONCE A DECISION IS MADE UPON CITY COUNCIL REVIEW.

IF YOU HAVE QUESTIONS, DO NOT HESITATE TO CONTACT THIS OFFICE.

SINCERELY,

DR. EDWARD C. WILLIAMS, PP., AICP, CSI
DIRECTOR/ZONING OFFICER

ENCLOSURE

Cc: Building Bureau

October 1, 2025

Dr. Edward C. Williams, PP, AICP, CSI
Division of Planning & Zoning
City of Camden
520 Market Street
City Hall- Suite 224
Camden, NJ 08101

Dear Sir:

This letter is in reference to the document needed to secure a zoning permit . Enclosed you will find proof of Home Insurance (from August 9, 2025 to August 9, 2026) and a copy of the canceled check showing that the Home Insurance was paid in full . If you need any further information, please let me know.

Sincerely,

Arnold N. Byrd

Arnold N. Byrd
922 Thurman St,
Camden, NJ 08104
(856) 366-3606 Cell #

RECEIVED
SEPT 2 2025
By

CITY OF CAMDEN
DIVISION OF PLANNING
CITY HALL – ROOM 224
PO BOX 95120
CAMDEN, NEW JERSEY 08101-5120
(856) 757-7214

INSTRUCTIONS FOR ZONING/SIGN PERMIT APPLICATION

ALL APPLICANTS WHO NEED A ZONING/SIGN PERMIT MUST SUBMIT THE FOLLOWING:

1. Completed Zoning AND/OR Sign Application

2. Proof of ownership (deed, tax bill, or lease) (Leases must be notarized) (Contract of Sale)

3. A detail floor plan of proposed use, conversion of single family dwelling shall have measurement of all habitable space. Accurate drawing of a proposed sign including dimensions and illustration signed by sign supplier. **Any addition or accessory uses or fences must have a Plot Plan and/or Survey. Additions/Fences must be presented on a Plot Plan/Survey with rear and side set back. You can obtain a Plot Plan from the Engineering Dept. located in City Hall, Room 325.** *(copy of all/any plans must accompany application.

4. Completed attached Tax Certification **(City of Camden Tax Office Room 117 1st floor and Water/Sewer is located in the Room 117, 1st floor)**

5. Application fee:
(non-refundable)

Single Family Dwelling	$ 69.56
Two-Family Dwelling	$ 139.13
Three-Family Dwelling Or More	$ 215.51
Rooming House	$ 259.16
Boarding House	$ 259.16
Commercial Use	$ 87.30
Industrial Warehousing & Manufacturing Use	$ 139.87
Institutional Use	$ 69.56
Advertising Billboards	$ 395.56
Sign Application	$ 79.11
Rezoning Application	$ 345.09

Money Order or Check payable to the City of Camden

PLEASE RETURN COMPLETED APPLICATIONS TO THE ABOVE ADDRESS. INCOMPLETE APPLICATIONS SHALL NOT BE PROCESS. ANY APPLICATION WHICH REMAINS INCOMPLETE FOR MORE THAN 10 BUSINESS DAYS WILL BE DISCARDED. FALSIFICATION IN ANY FORM SHALL SUBJECT APPLICANT TO A FINE OR MUNICIPAL COURT.

No construction, erection, alteration, repair, remodeling, conversion, renovation or demolition of any building or structure shall begin prior to Zoning approval. Other municipal agency approvals maybe required.

DO NOT REMOVE OR DISCARD ANY PART OF THIS APPLICATION

I. GENERAL

Today's Date: 10-12-25

Applicant: Arnold N. Byrd **Telephone:** _____

Applicant's Address: 922 THurman St. Camden NJ 08104

Applicant Interest: (please check one) (✓) owner ( ) tenant ( ) agent/owner

SUBMITTING FOR: (✓) Zoning Permit (✓) Sign Permit

---

1. Name and Address of property OWNER if different from that of applicant:

   _____

   _____

2. **Address and Block and Lot number** for which zoning/sign permit is desired:

   922 THurman St. **Block:** 430 **Lot:** 54

3. | **Zone District:** R1 R2 R3 C1 C2 C3 C4 LII LI2 GI1 GI2 |
   | --- |
   | **(please circle)** US PR1 OL1 TOD MW1 MW2 MS CV2 CC |

4. Historic District: _____

5. What is the property/land **PRESENTLY** being used *entirely as:*

   Singe Family

6. Is the structure presently vacant? No If so how long? _____

7. How many stories/floors does the building have? 2 Is there a basement/cellar? yes

DO NOT REMOVE OR DISCARD ANY PART OF THIS APPLICATION

II. ZONING

1. What is being proposed?

   New Construction_____ Addition_____ Fence_____ (ht____) Installation_____

   New Business_____ Conversion_____ Other (explain: Existing Driveway)

2. Describe in detail the use & activities **PROPOSED** (attached separate sheet if necessary):

   Driveway

3. Are there other activities existing within the same property? No (please describe)

4. Dimensions of Principal Building and/or structure 32'-8 x 40'-2" = SqFt. 1312

5. Dimensions of All Accessory Building and/or structure None

6. Are any of the activities conducted in the principal building existing as a nonconforming use?

   No X Yes_____ (please explain) _____

7. To the applicant's knowledge, has there been any prior applications made to the Zoning Board of Adjustment or the Planning Board?

   No ☒ Yes_____ (please explain) _____

THIS APPLICANT CERTIFIES THAT THE ABOVE INFORMATION HAS BEEN COMPLETED TO THE BEST OF HIS/HER KNOWLEDGE.

10-12-25
(Date)

Arnold M Boyd
(Signature of Applicant)

(Name of Corporation or Association)

DO NOT REMOVE OR DISCARD ANY PART OF THIS APPLICATION

IV. ASSESSMENT CERTIFICATION

Section A: Applicant shall complete

SECTION A **OWNER**

Name of OWNER of Property Arnold N. Byrd

Address: 922 Thurman St. Camden N.J 08104

SEARCH Address: Same

Block: 430 **Lot:** 54 **Account:** 459737

Section B: **Applicant shall take this form to the City of Camden Tax Office, Room 117 (1st floor) for completion to indicate whether taxes are paid up to date. Also for water and sewer to make sure water /sewer is paid up to date.** Upon completion, this form shall be submitted with original application. **NO APPLICATIONS WILL BE ACCEPTED – if any money is owed for Taxes or Water/Sewer, no permit can be issued until accounts are paid in full-proof of payment must be brought back before turning application in. *NOTE: "Contract of Sale" must be submitted when submitting a letter from the Title Company for outstanding monies being paid at the time of Closing.**

Section C: **TAX OFFICE**

An application for Zoning/Sign permit has been submitted to the Division of Planning. Please check your records to be certain that the account is current

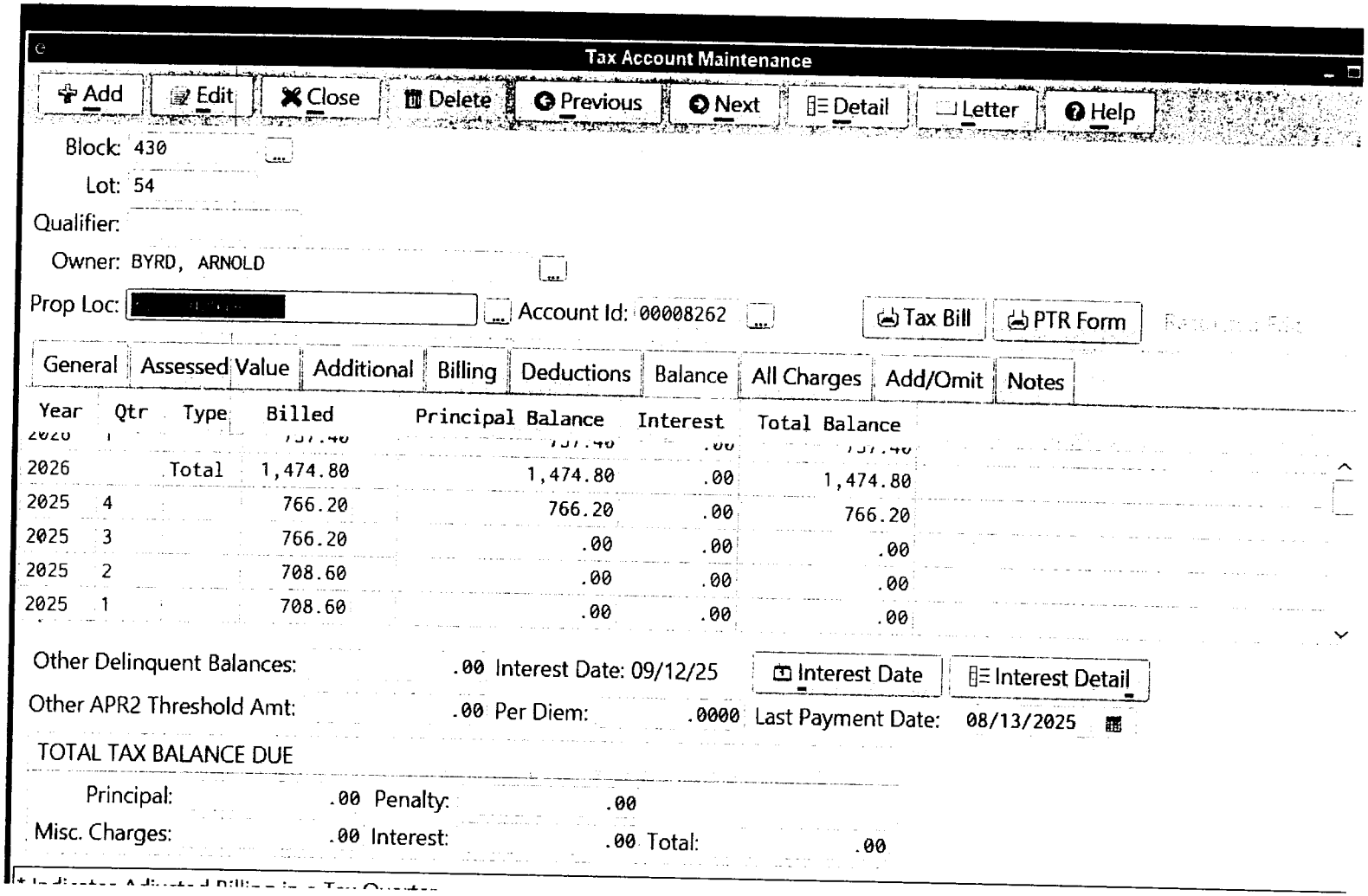
I HEREBY CERTIFY THAT THE PROPERTY ASSESSMENT ARE:
****MORTGAGE LETTERS ON LETTERHEAD WILL BE ACCEPTED FOR SALE/RESALE PROPERTIES ONLY****

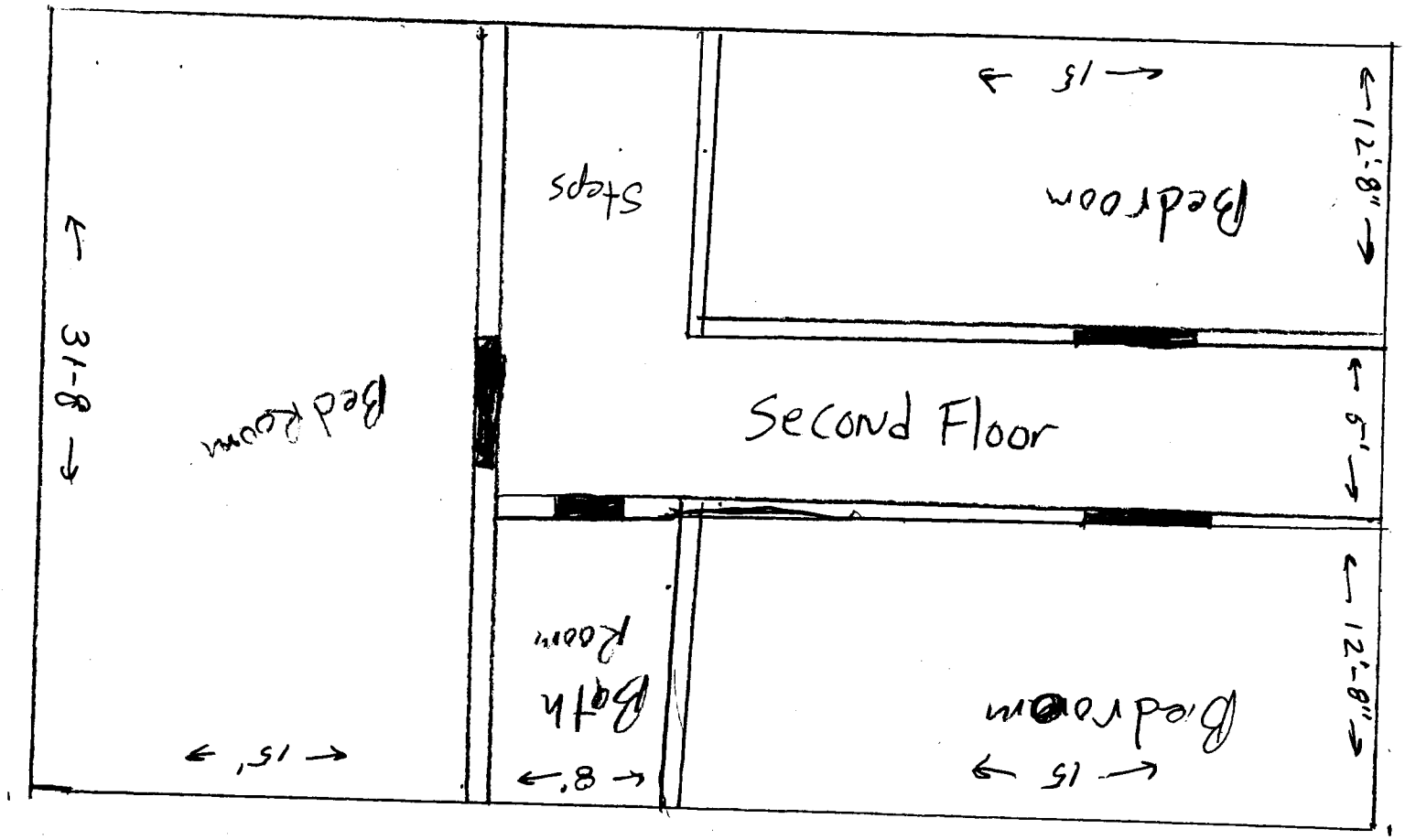
Account Type	Qtr.	Due date	Amount Owed	Other
(Taxes/W&S/Other)	3rd	8-15-25	0	KS 9-12-25 CCMUA.
(Taxes/W&S/Other	____	City Of Camden Water	____	____
(Taxes/W&S/Other	____	Camden Office Date 9-17-2025	____	Zero Balance AH
(Taxes/W&S/Other	____	Rep [illegible]	0	AM 9.12.25

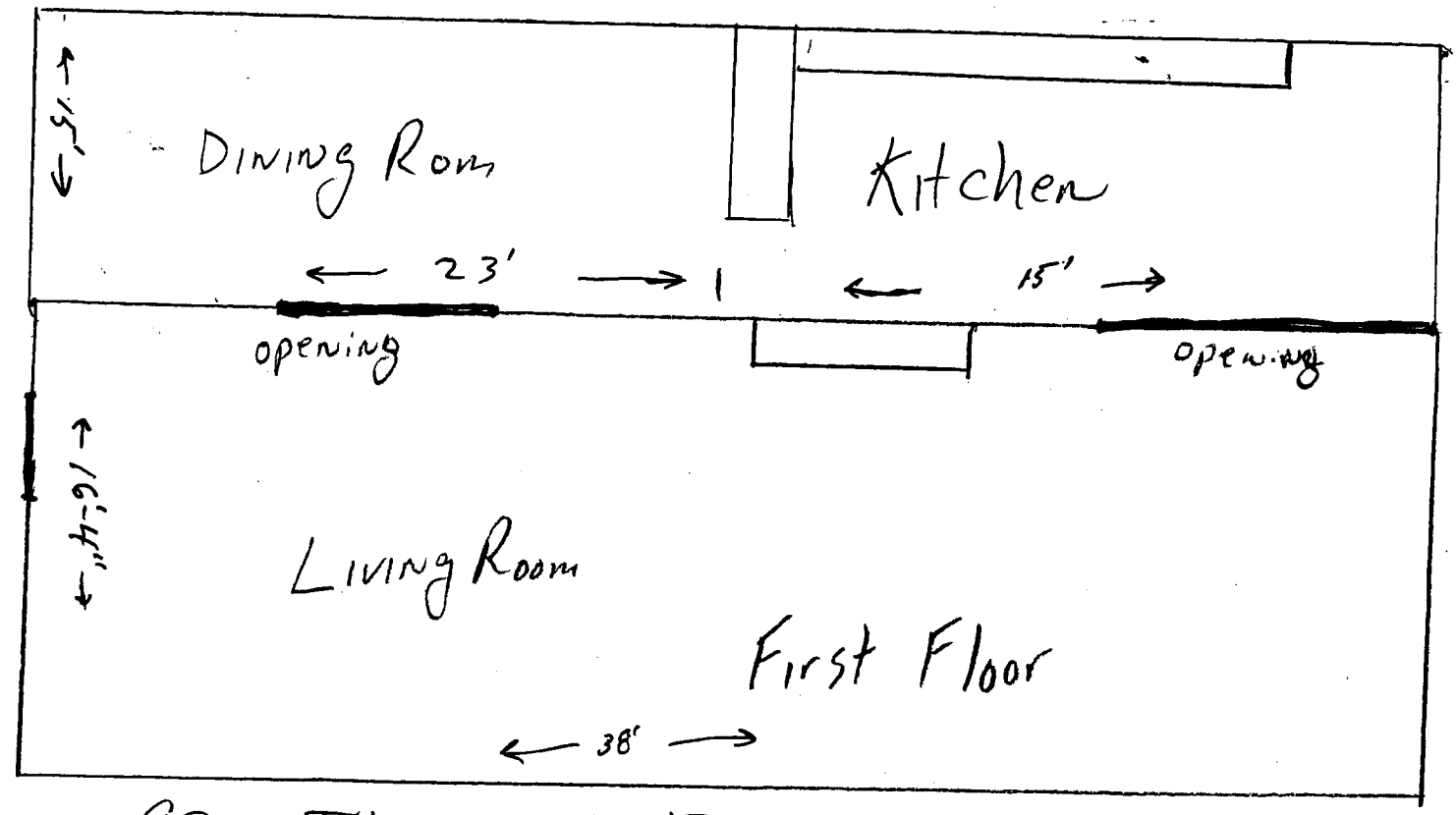
COMMENTS: _____

_____

DATED: _____ **PREPARED BY:** _____

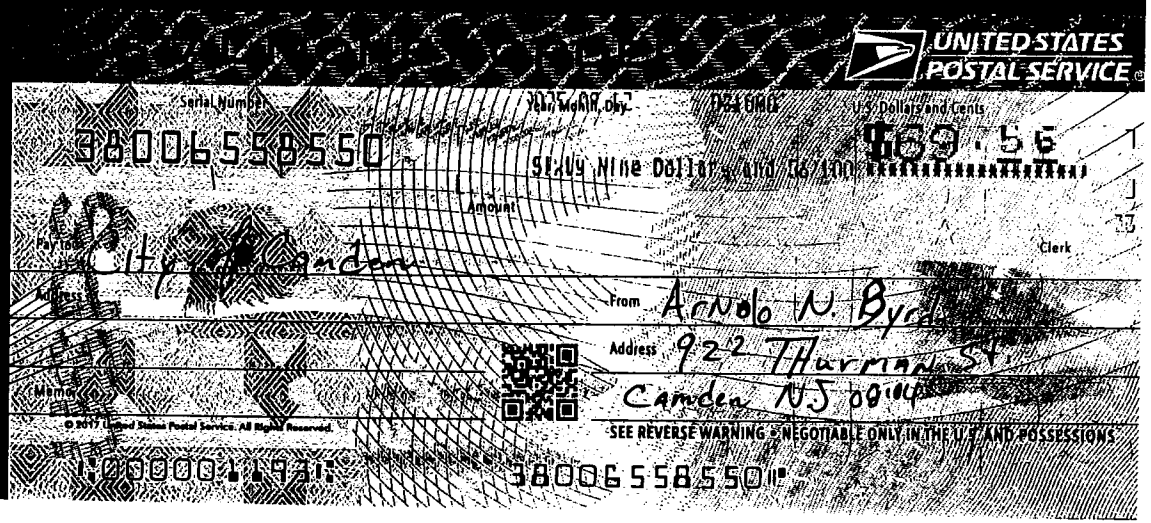

Tax Account Maintenance
Add
Edit
Close
Delete
Previous
Next
Detail
Letter
Help
Block: 430
Lot: 54
Qualifier:
Owner: BYRD, ARNOLD
Prop Loc:
Account Id: 00008262
Tax Bill
PTR Form
General
Assessed Value
Additional
Billing
Deductions
Balance
All Charges
Add/Omit
Notes
Year Qtr Type Billed Principal Balance Interest Total Balance
2026 Total 1,474.80 1,474.80 .00 1,474.80
2025 4 766.20 766.20 .00 766.20
2025 3 766.20 .00 .00 .00
2025 2 708.60 .00 .00 .00
2025 1 708.60 .00 .00 .00
Other Delinquent Balances: .00 Interest Date: 09/12/25
Interest Date
Interest Detail
Other APR2 Threshold Amt: .00 Per Diem: .0000 Last Payment Date: 08/13/2025
TOTAL TAX BALANCE DUE
Principal: .00 Penalty: .00
Misc. Charges: .00 Interest: .00 Total: .00

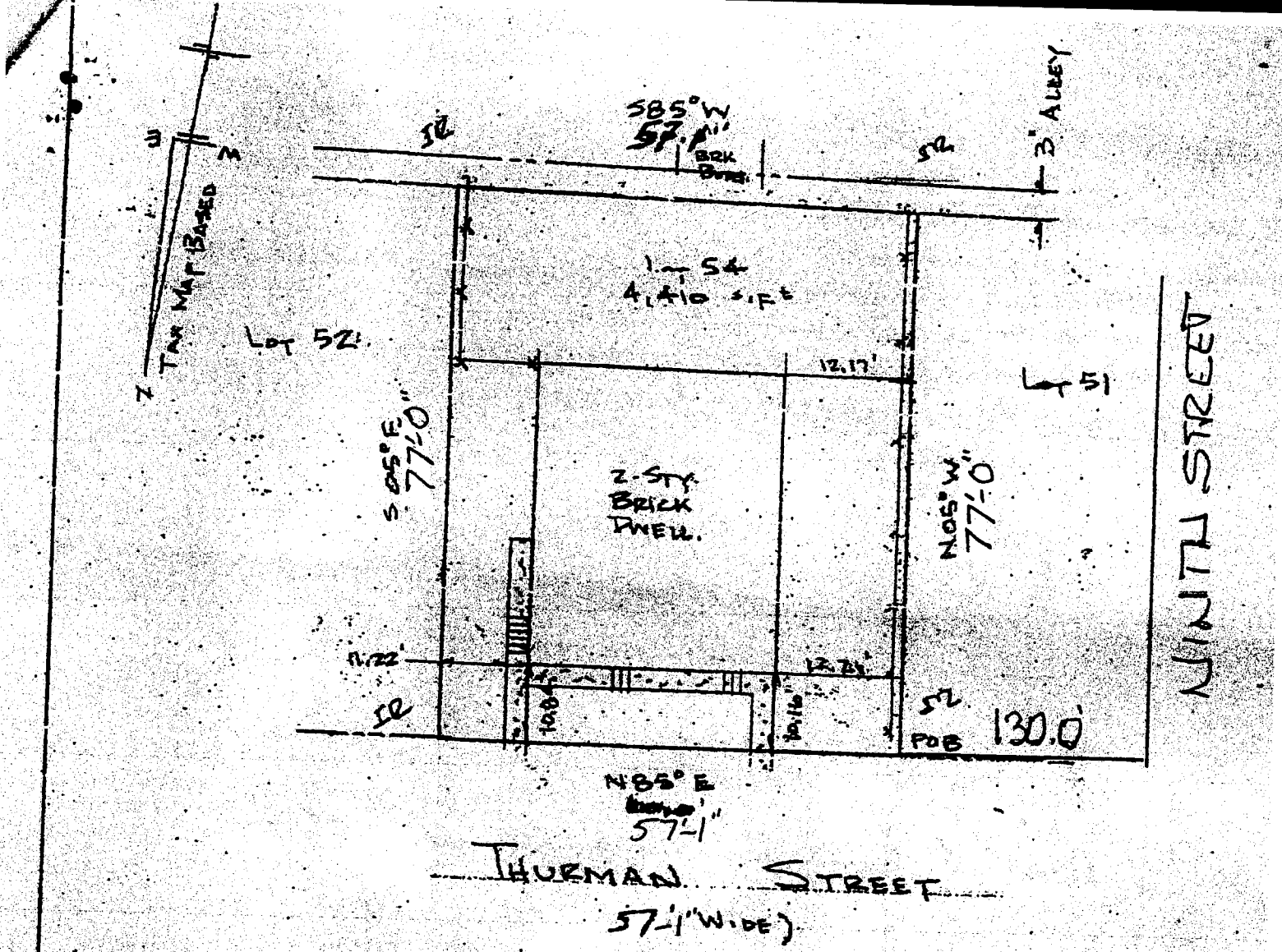




922 THruman ST Camden

Arnolo N. Byrd


UNITED STATES POSTAL SERVICE
Serial Number
38006558550
Date Money Order Was Issued
U.S. Dollars and Cents
$69.56
Sixty Nine Dollars and 56/100
Amount
Pay to the Order of
City of Camden
Clerk
From Arnold N. Byrd
Address 922 Thurman St.
Camden NJ 08104
SEE REVERSE WARNING. NEGOTIABLE ONLY IN THE U.S. AND POSSESSIONS
© 2017 United States Postal Service. All Rights Reserved.
38006558550

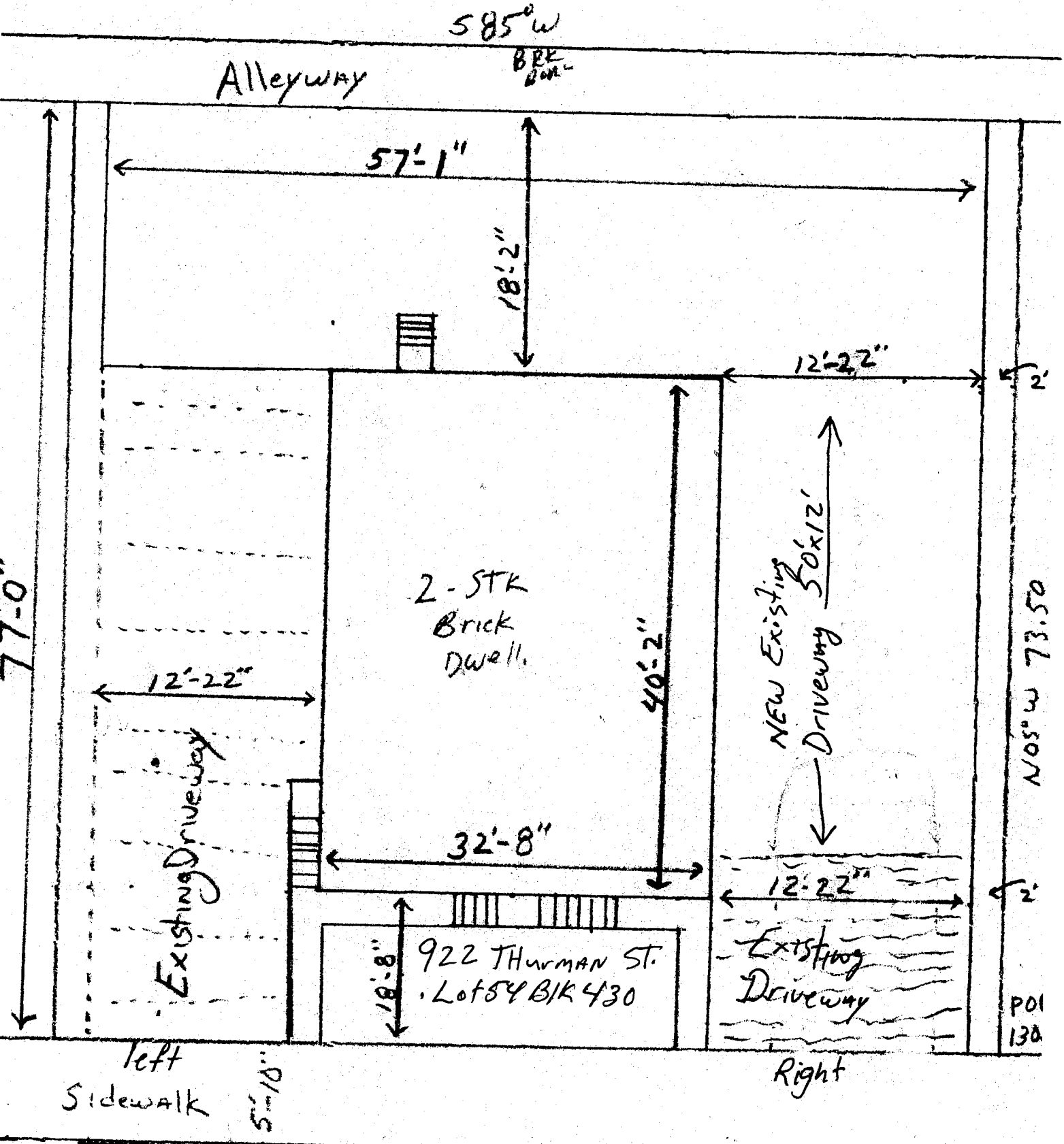


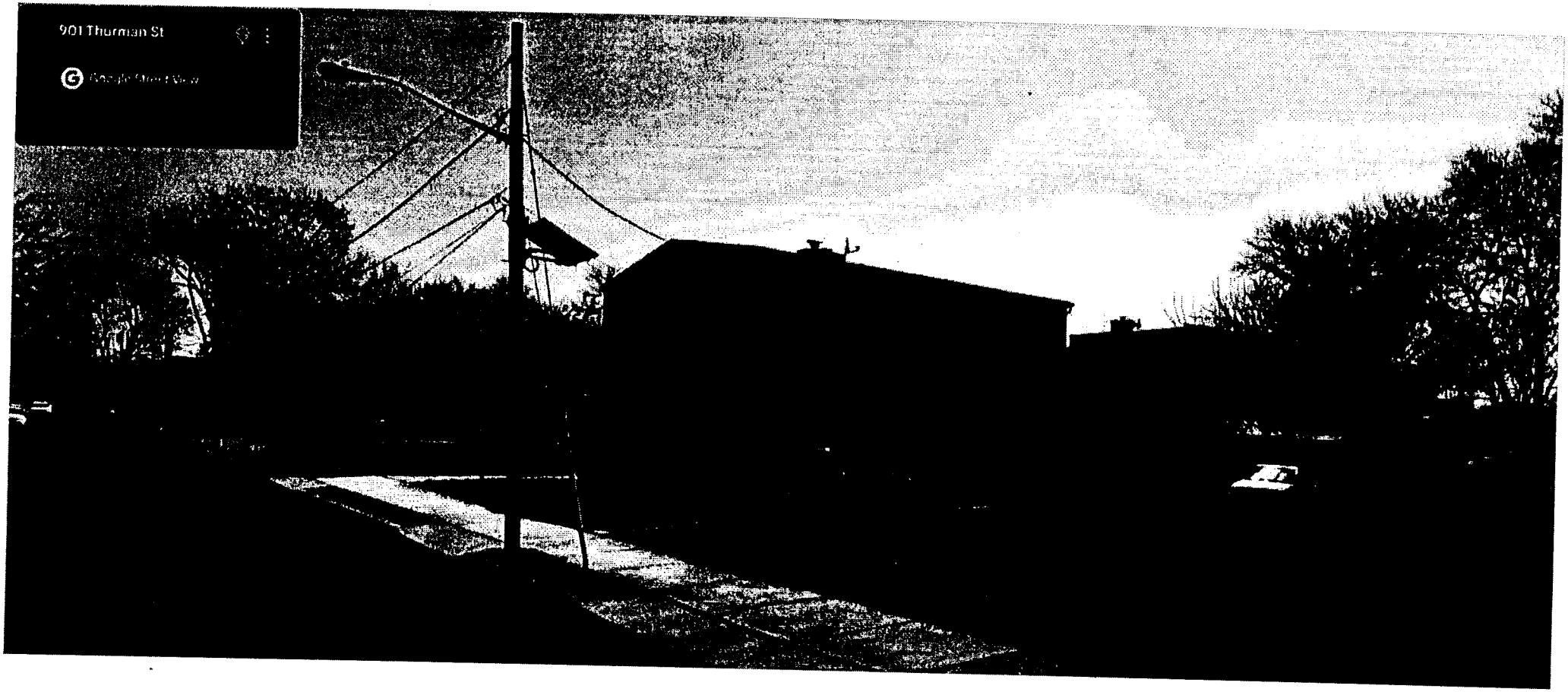
922 THurman St.

- Being Lot 54, Blk. 430, Pl. 109, Tax Map.
- Corners To Be Set.
- Lot Area: 4,630 ± SF

JOHN DONOVAN • Prof. Land Surveyor # GS 37738 • Prof Planner #LI 04196

I, John Donovan, a New Jersey State Licensed Land Surveyor, have prepared a land survey on the above mentioned site, and have found the conditions a shown, that can be seen, except such easement that are not visible and in accordance with a description that has been furnished. This statement runs to th above-mentioned client and companies and this transaction only. All others relying on this survey must have express written permission from this surveyor.


S85°W
BRK
Alleyway
57'-1"
18'-2"
12'-22"
2'
77'-0"
2-STK
Brick
Dwell.
40'-2"
NEW Existing
Driveway
50'x12'
N05°W 73.50
12'-22"
Existing Driveway
32'-8"
12'-22"
2'
18'-8"
922 THURMAN ST.
Lot 54 BLK 430
Existing
Driveway
POI
130
left
Sidewalk
5'-10"
Right
grass


901 Thurman St

R-36

AV:dh
11-13-25

RESOLUTION AUTHORIZING A REIMBURSABLE LOAN TO E LAUNDRYLAND IN AN AMOUNT NOT TO EXCEED $22,998.00 AND AUTHORIZING THE EXECUTION OF LOAN DOCUMENTS IN CONNECTION WITH THE CAMDEN STRONG MICRO CAPITAL IMPROVEMENT PROGRAM

WHEREAS, the Department of Development and Planning, Division of Housing Services, Camden UEZA Office has implemented the Micro Capital Improvement program to assist commercial businesses with expansion and job creation in the City of Camden; and

WHEREAS, the City of Camden was awarded funding through the New Jersey Urban Enterprise Zone Authority in the amount of $350,000.00 to support the Camden Strong Micro Capital Improvement Program; and

WHEREAS, the City of Camden desires to provide a reimbursable loan to E LaundryLand in an amount not to exceed Twenty-Two Thousand Nine Hundred Ninety-Eight Dollars ($22,998.00) under said program to assist with the purchase of two (2) commercial washer machines at their property located at 1715-1725 Mt. Ephraim Avenue, Block 562, Lot 6 ("Project"); and

WHEREAS, the borrower shall be responsible for initially funding and completing the Project at its own expense and, upon submission of properly executed and notarized contractor statements and supporting documentation verifying the full cost of the work, the City shall reimburse the borrower in an amount not to exceed Twenty-Two Thousand Nine Hundred Ninety-Eight Dollars ($22,998.00), which shall constitute a loan under the program; and

WHEREAS, the loan will be evidenced by appropriate loan documents, which may include a promissory note, personal guarantee, security agreement, or other instruments as determined necessary by the City of Camden, and shall be forgiven on a pro-rata basis over five (5) years, contingent upon the borrower's continued compliance with all program terms and conditions, including maintaining UEZ membership, submitting proof of purchase and installation of the washer machines, and maintaining business operations within the City of Camden for a period of five (5) years; and

WHEREAS, pursuant to the directive of the Division of Local Government Services, a certification has been attached hereto which certifies that the funds for this expenditure are available and appropriated under the reserve for state and federal grant budget of the City of Camden under line item "G-02-SB-671-230" and said certification has been signed by the Chief Financial Officer and approved as to form by the City Attorney; now, therefore

BE IT RESOLVED by the City Council of the City of Camden that the proper City Officers be and are hereby authorized to execute a reimbursable loan to E LaundryLand for an amount not to exceed Twenty-Two Thousand Nine Hundred Ninety-Eight Dollars ($22,998.00).

BE IT FURTHER RESOLVED, that the Mayor or his designee is hereby authorized to execute all loan agreements and such other documents as may be necessary to effectuate the terms and intent of this Resolution.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: ASAP

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director
Planning & Development

TITLE OF ORDINANCE/RESOLUTION Authorizing a Forgivable Loan to E LaundryLand in an amount not to exceed $22,998.00 and Authorizing the Execution of Loan Documents in connection with the Camden Strong MICRO Capital Improvement Program.

Point of Contact:	Joseph Thomas	Planning & Development	3531	JoThomas@ci.camden.nj.us

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management			10/24/25	
Qualified Purchasing Agent				
Director of Finance			10/27/25	

2025 OCT 23 AM 10:23

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval – Attachment G
2. Notification memorandum of DCA of board approval
3. Grant Summary Form; Grant application

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

Initial Report ___ Revised Report √ Closing Report ___

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Planning and Development

Grant Administrator: Joseph Thomas Grant Administrator #: 968-3531

Grant/Project Name:			Camden Strong Micro Capital Improvement Program			
Grant #:			UEZA			
City Contract Date:				City Contract #:		
Application Resolution #:				Appropriation Code :	G-02-SB-671-230	
Funding Source:			Urban Enterprise Zone Authority			
Pass Through:	Y	N	Source:	City		
Amount of Grant:			$350,000			
Local Match:	Y	N	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			1/1/2023 – 2/2/2025	Location of Activity:	City Wide	
Date of Analysis:			8/2/2022	Reviewed By:	Kelly Mobley	

Summary:

24-Oct-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program

- E LaundryLand
  - Requisition R2501739 - $22,998.00 (equipment purchase – 2 pro washers, single hold mount steel base, hose kits harness, freight and installation)

21-Aug-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program

- North Camden Laundry
  - Requisition R2501393 - $12,500.00 (equipment purchase – 5 washer machines)

28-Jul-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program

- DBA Bell Pharmacy
  - Requisition R2501259 - $16,536.00 (web design and products)

21-Jul-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program:

- Refresh Laundry Camden LLC
  - Requisition R2501236 - $11,369.00 (equipment)

15-Jul-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program:

- Heavens Little Angels Learning Center II - $12,199.00
  - Requisition R2501188 – program supply expenses

30-Jun-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolutions and corresponding purchase requisitions for the following entities that have been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program:

Initial Report ___ Revised Report √ Closing Report___

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

- House of Taste LLC - $12,540.00
  - Requisition R2501110 – equipment expenses
- Millenium Skate World - $22,195.00
  - Requisition R2501062 – new HVAC unit
- Venture Group Riverside LLC - $12,619.00
  - Requisition R2501079 – equipment expenses

13-Jun-25: The Department of Planning and Development – Camden UEZ Office is processing purchase order #25-01875 for Safe and Sound Stewards, LLC in the amount of $2,250 through the Micro Capital Improvement Program for the purpose of procuring services (technical support and consulting services). Invoice #451 (technical assistance to UEZ members).
24-Apr-25: The Department of Planning and Development – Camden UEZ Office is processing requisition R2500782 for Safe and Sound Stewards, LLC for the purpose of providing technical assistance through the Micro Capital Improvement Program in an amount not to exceed $15,000. Two quotes were provided and lowest responsible submission was chosen. As a note; there is another open purchase order in the amount of $4,000. Not sure if this additional $15,000 will take this vendor over the threshold, therefore requiring a bid.
21-Apr-25: The Department of Planning and Development - Camden UEZA Office is requesting council authorization to enter into an agreement with Elite Auto in the amount of $25,000. Elite Auto was approved for a micro loan for the purpose of procuring equipment for their shop. Processing with requisition #R2500747
31-Mar-25: The Department of Planning and Development - Camden UEZA Office purchase order #25-00773 for Invoice #1239 in the amount of $1,800.00 (create on-line portal).
19-Jul-22: The Department of Planning and Development - Division of Housing Services - Camden UEZA Office is requesting council authorization to submit an application for funding in the amount of $350,000 to the NJ Urban Enterprise Zone Authority for the purpose of developing a Micro Capital Improvement Program designed to assist 10-15 with funds for working capital, equipment, inventory and business purchase. These funds will be matched dollar for dollar and will range from $10,000 - $50,000 Funding will be on a reimbursable.

Budget:
$335,000 (applicant loan)
$15,000 (marketing – flyers, direct mail, advertisement, printer and signage)
The application will require uploading on SAGE.

Time Lines: Quarterly programmatic/financial reports are due for the following periods within 30 days after the quarter. Progress Reports (Attachment I) and Financial Reports (Attachment J). January – March: due April 30th; April – June: due July 31st; July – September: due October 31st; October – December: due January 31st

Problematic Areas/Recommendations:

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/ Authorizing a Forgivable Loan to E Laundry in an amount not to exceed $22,998.00 and Authorizing the Execution of Loan Documents in connection with the Camden Strong MICRO Capital Improvement Program.

FACTS/BACKGROUND: (Executive level details. Short, concise bullets)

- The City desires to give a forgivable loan to E Laundry Land [name of business]. The funds will be used to purchase two washing machines to 1715-1725 Mt. Ephraim Ave, Camden NJ 08104.
- Borrower is responsible for obtaining the funds to make the purchase or make the improvements.
- City will reimburse up to $22,998.00.
- The Loan will be evidenced by a note and secured by a lien on the washing machines.
- The loan will be forgiven on a pro-rata basis in five yearly installments so long as the conditions of the loan are met.
- The loan is conditioned upon the Borrower providing receipts evidencing the purchase of approved materials; maintaining business operation in the City of Camden; and maintaining membership in the UEZ for five (5) years.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $22,998.00

IMPACT STATEMENT:

- This program supports our small business community to encourage job creation
- It will foster positive energy in our business community

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- The City of Camden and Camden Business Corridors, local businesses, and community partners are impacted.

Prepared by:

Joseph Thomas x3531 JoThomas@ci.camden.nj.us

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	**CITY OF CAMDEN**

Professional Service or EUS Type	NA
Name of Vendor	E LaundryLand
Purpose or Need for service:	The funding allowed is a reimbursable forgiven loan that will help our local business in job creation
Contract Award Amount	$22,998.00
Term of Contract	1 year
Temporary or Seasonal	n/a
Grant Funded (attach appropriate documentation allowing for service through grant funds)	Yes
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	NA
Were other proposals received? If so, please attach the names and amounts for each proposal received?	NA

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____
Mayor's Signature*

_____ Date_____
Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.
_____Funding Source for this action

_____
Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:
( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Development and Planning (Housing Services)

Grant Administrator: Joe Thomas Grant Administrator #: 968-3531

Community De- v. Corp

Grant/Project Name:			**Urban Enterprise Camden Strong Micro Improvement Program In the Amount of 350,00.00-25,000.00=325,000.00-22,195.00=302,805.00-12,619.00=290,186-5,192.00=284,994-12,540=272,454.00-12,199=260,255.00-11,369.00=248,886.00-16,536.00=232,350.00-12,500.00=219,850.00-22,998.00=196,852**			
Grant #:			UEZA			
City Contract Date:						
Application Resolution #:				Appropriation Code G-02-sb-671-230	TBD	
Funding Source:			UEZ			
Pass-Through:	Y	N	Source:	City		
Amount of Grant:			$350,000.00			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			TBD	Location of Activity:		
Date of Analysis:			10/23/2025	Reviewed By:	Joe Thomas	

Summary 11

The Department of Development and Planning/UEZ request payment for E LaundryLand Of $22.998.00 from the UEZ Camden strong MICRO Improvement program Total=**219,850.00-22,998.00=196,852**

The Department of Development and Planning/UEZ request payment for North Camden Laundry Of $12,500.00 from the UEZ Camden strong MICRO Improvement program Total=**232,350.00-12,500.00=219,850.00**

The Department of Development and Planning/UEZ request payment for Wyatt Torch Inc. DBA Bell Pharmacy Of $16,536.00 from the UEZ Camden strong MICRO Improvement program Total=**248,886.00-16,536.00=232,350.00**

The Department of Development and Planning/UEZ request payment for Refresh Laundry Camden LLC Of $11,369.00 from the UEZ Camden strong MICRO Improvement program Total=**260,255.00-11,369.00=248,886.00**

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

The Department of Development and Planning/UEZ request payment for Heavens Little Angels Learning Center II Of $12,199.00 from the UEZ Camden strong MICRO Improvement program Total=**272,454-12,199=260,255**

The Department of Development and Planning/UEZ request payment for House of Taste LLC Of $12,540.00 from the UEZ Camden strong MICRO Improvement program Total=**284,994-12,540=272,454**

The Department of Development and Planning/UEZ request payment for Family Concepts LLC. Of $5,192.00 from the UEZ Camden strong MICRO Improvement program Total=**290,186-5,192.00=284,994**

The Department of Development and Planning/UEZ request payment for Ventor Group Riverside LLC. of $ $12,619.00 from the UEZ Camden strong MICRO Improvement program Total= **$302,805.00-12,619.00=290,186**

The Department of Development and Planning/UEZ request payment for Millenium Skate World of $ $22,195.00 from the UEZ Camden strong MICRO Improvement program Total= **$ 325,000.00-22,195.00=302,805.00**

The Department of Development and Planning/UEZ requests an requisition for Elite Auto of $ $25,000.00.00 from the UEZ Camden strong MICRP Improvement program Total= **350,00.00-25,000.00=325,000.00**

The Department of Development and Planning/UEZ requests an acceptance/Insertion of $ $350,000.00.00 from the UEZA to administer the **Urban Enterprise Camden Strong Micro Improvement Program In the Amount of 350,00.00**

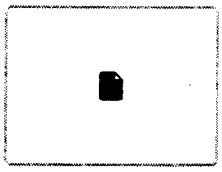
1. vspslaundromat@gmail.com

Updated at Oct 07, 2025

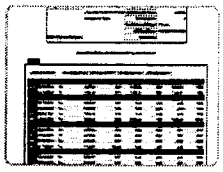
Submission Date	Oct 7, 2025
Business Name	E LaundryLand
NJ Tax ID Number	475063070
Address	1715-1725 Mt Ephraim Ave Camden, NJ, 08104
Block Number	562
Lot Number	6
Type of Business	Laundromat
Business Ownership Type	LLC
Number of employees	3
Number of employees who are Camden residents	2
Number of years in operation	10
Phone Number	(856) 278-0702
Email	vspslaundromat@gmail.com
Nature of the project	Upgrade equipment
Breakdown of project costs equipment, inventory cost and material cost	EED6085PPNSA0 EED-685 85LB ELECTROLUX 200G COMPASS PRO WASHER - DEBIT CARD READY STAINLESS STEEL FRONT 208-240V 60HZ 1PH 2 20,852.16 41,704.32T SLDBASE85 85LB SINGLE SOLID MOUNT STEEL BASE - 6" HEIGHT 2 871.20 1,742.40T HOSE KIT 45-77LB 45-77LB HOSE KIT - (3) 3/4" WATER HOSES-3" FLEX DRAIN HOSE & CLAMPS 2 176.09 352.18T CCI KIT CCI BEZEL AND HARNESS FOR :EED685 103.00 103.00T

Please provide a commitment letter from your lender providing funding for the proposed project evidencing support for the loan/project and an understanding of the lien the City will place on the property if applicable.

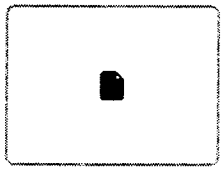
Please provide proof of UEZ Membership

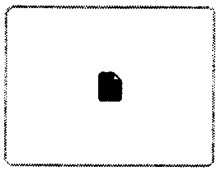


Please provide proof of property taxes paid up to date

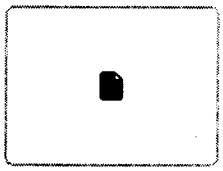


Please provide proof of utilities paid up to date





Please provide proof of all required business licenses.



Please provide proof of all required business licenses.

Submission IP 2603:301b:271:100:5847:1135:fa76:9cd8

Submission ID 6356658298968626760

Last Update Date

AC POWER COMPANY, INC
-Commercial Laundry Solutions-
77 Steamwhistle Drive Ivyland Pa 18974
Tel. 800-362-1900 Fax. 215-364-4699
www.acpowerco.com

New Equipment Proposal

DATE	9/23/2025	PROPOSAL	4143

NAME / ADDRESS	ACCOUNT #	

Bill To	Ship To
E LAUNDRYLAND 1715 MT. EPHRAIM AVE. CAMDEN, NJ 08104 ATTN: LORI CHHOUR	E.LAUNDRYLAND 1715 MT. EPHRAIM AVE. CAMDEN, NJ 08104 ATTN: LORI CHHOUR

TERMS	COD	REP	MGG	VALID UNTIL	9/23/2025

ITEM #	QTY	DESCRIPTION	UNIT	Total
EED6085PPNSA0	2	EED-685 85LB ELECTROLUX 200G COMPASS PRO WASHER - DEBIT CARD READY STAINLESS STEEL FRONT 208-240V 60HZ 1PH	20,852.16	41,704.32T
SLDBASE85	2	85LB SINGLE SOLID MOUNT STEEL BASE - 6" HEIGHT	871.20	1,742.40T
HOSE KIT 45-77LB	2	45-77LB HOSE KIT - (3) 3/4" WATER HOSES-3" FLEX DRAIN HOSE & CLAMPS	176.09	352.18T
CCI KIT		CCI BEZEL AND HARNESS FOR :EED685	103.00	103.00T
FREIGHT		FACTORY FREIGHT ESTIMATE.	695.00	695.00
INSTALLATION		INSTALLATION.	1,400.00	1,400.00
		SALES TAX EXEMPT		0.00

25% DEPOSIT REQUIRED FOR EQUIPMENT ORDERS
CHECK, MONEY ORDER OR CREDIT CARD

Total **$45,996.90**

SALESMAN SIGNATURE DATE

CUSTOMER SIGNATURE DATE

Kojo Corporation 2
1 Debbie Ln
Berkley, MA 02779 US
+15088449394
johnwolsen3@gmail.com
https://starlaundrysolutions.com/

STAR LAUNDRY SOLUTIONS

Estimate

ADDRESS
Lori Chhour
E Laundryland
1715 Ephraim Ave
Camden, NJ 08104
United States

SHIP TO
Lori Chhour
E Laundryland
1715 Ephraim Ave
Camden, NJ 08104
United States

ESTIMATE 1160
DATE 09/29/2025
EXPIRATION DATE 09/30/2025

DATE	ACTIVITY	QTY	UNIT PRICE	AMOUNT
	Equipment EED6085PPNSAO 85 lb Electrolux SS Front, 200G card ready washer 208-240/60/1	2	21,950.00	43,900.00
	Equipment Washer hose kit	2	235.00	470.00
	Equipment 6" black washer base	2	1,009.00	2,018.00
	Equipment CCI kit w/ bezel & Harness	2	130.00	260.00
	Installation Deliver & Bolt in Place	2	800.00	1,600.00
	Freight Shipping from NY	2	425.00	850.00

SUBTOTAL	49,098.00
TAX	0.00
TOTAL	**$49,098.00**

Accepted By

Accepted Date

...ames Rizzo Construction Official

...ew Jersey Uniform Construction Code and is approved for

U.C.C 260 (rev. 5/03)

1 - APPLICANT 2 - OFFICE 3 - TAX ASSESSOR

Fees: 50.00

Paid[X]Check No.:

Collected by: SS

City of Camden
P.O. Box 95120
Camden, NJ 08101
856-757-7082

CERTIFICATE

Block: 262 Lot: 6

Work Site Location: 1702 N 3RD BRAHAM AVE

Owner in Fee: MT [illegible] LLC

Address: 2520 FEDERAL STREET

CAMDEN NJ 08105

Telephone: [illegible]

Agent/Contractor: WYCK CONSTRUCTION

Address: 404 PRINCESS AVENUE

CAMDEN NJ 08105

Telephone: 267 239 [illegible]

Lic. No./Bldrs. Reg.No.: 13VH06373800 Federal Emp. No.: 26-2093507

Social Security No.: xxx-xx-2643 R Lyons

Permit Issued: [illegible]
Control #: [illegible]
Permit #: [illegible]

Permit Warranty Not:

Type of Warranty Plan: [ ] Bond [ ] Private

Use Group: R

Maximum Live Load:

Construction Classification:

Maximum Occupancy Load:

Certificate Exp Date:

Description of Work/Use:
AS PER SUBMITTED PLANS PARTIAL RELEASE- LAMINORIANT, REPAIR, CAPE AND APARTMENT, DEMOLITION, FRAMING PARTITION WALLS, INSULATION, DRYWALL, KITCHEN ACOUSTICAL CEILING, FLOORING, STUCCO, WINDOWS, DOORS, CMU REPLACE/REPAIR

Update Desc. of Work/Use:
CHANGE OF CONTRACTOR, TCO, WATER SERVICE CONNECTION, REMOVE PIE-OUT , CONDENSING UNITS, FREEZERS, COOLERS, WATER CLOSET, URINAL, BATH TUB, LAVATORY, SHOWER, FLOOR DRAIN, SINK, WASHING MACHINE, WATER HEATER, GAS PIPING, HOT WATER BOILER, GREASE TRAP, TRENCH DRAINS, ALARM & SUPERVISORY DEVICES, SEWER, WATER & STORM WATER CONNECTIONS, ALARM DEVICES, SUPERVISORY DEVICES, SPRINKLER DEVICES, FIRE PUMP AND SPRINKLER HEADS, FLOOR DRAIN, SINK, HOSE

[X] CERTIFICATE OF OCCUPANCY

This serves notice that said building or structure has been constructed in accordance with the New Jersey Uniform Construction Code and is approved for occupancy.

[ ] CERTIFICATE OF APPROVAL

[ ] CERTIFICATE OF CLEARANCE-LEAD ABATEMENT/CSM

This serves notice that based on written certifications, lead abatement [illegible] N.J.A.C. 5:17, to the following extent:

STATE OF NEW JERSEY
BUSINESS REGISTRATION CERTIFICATE

Taxpayer Name:	E. LAUNDRYLAND, LLC
Trade Name:	
Address:	1715-1725 MT.EPHRAIM AVE CAMDEN, NJ 08104
Certificate Number:	2001213
Effective Date:	December 14, 2015
Date of Issuance:	October 14, 2025

For Office Use Only:

20251014132319245

Return

STATE OF NEW JERSEY
DEPARTMENT OF THE TREASURY
DIVISION OF REVENUE AND
ENTERPRISE SERVICES

PO BOX 303
TRENTON NJ 08646-0303

In reply to:
Commercial Information Services
PO Box 303
Trenton, NJ 08646-0303
609-633-8157

Dear Sir/Madam,

Congratulations! The Urban Enterprise Zone Authority informed us that, under the New Jersey Urban Enterprise Zones Act, your business is qualified and eligible for major tax benefits relating to New Jersey Sales and Use and Corporation Business taxes.

Enclosed you will find your Contractors Exempt Purchase Certificate (UZ-4) and your Urban Enterprise Exempt Purchase Certificate (UZ-5). To substantiate your exemption, you must issue copies of these certificates whenever you make exempt purchases.

Entitlement to sales tax benefits is applicable only for the period of time shown on your Exempt Purchase Certificates. You must renew your certification as a qualified UEZ business as required by the Urban Enterprise Zone Program within the Department of Community Affairs.

The law also allows certain qualified businesses within specified Urban Enterprise Zones to charge the Sales Tax at one-half the regular rate. This means qualified businesses are allowed to charge sales tax at only 3.3125% instead of 6.625%. This authorization applies only to a "certified" vendor who makes retail sales of tangible personal property from a regularly operated place of business in the zone where merchandise is regularly exhibited and offered for sale. If your business qualifies to collect the reduced sales tax, you will receive a UZ-2, Sales Tax Certificate of Authority for Reduced Sales. That will be your certificate to collect at the reduced rate. Do not collect the reduced rate until you receive the UZ-2.

If you have any questions, please call the New Jersey Division of Revenue and Enterprise Services at (609) 633-8157.

Sincerely,

James J. Fruscione
Director
New Jersey Division of Revenue and Enterprise Services

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WELLS FARGO

17 Sign Off Welcome

Accounts | Brokerage | Transfer & Pay | Plan & Learn | Security & Support

Account Summary

Are you affected by the Government Shutdown? Get help now.

Account Summary

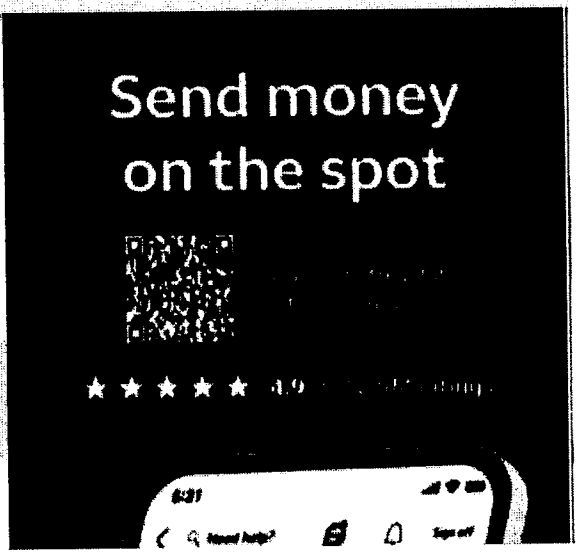
Customize

Business and Personal Accounts ▾ Set as default

Cash Accounts

$51,422.57
Total available balance

E. LAUNDRYLAND LLC Accounts $20,901.00



Block/Lot/Qual	562. 6.	Tax Account Id	10432
Property Location	1715-1725 MT EPHRAIM AVE	Property Class	4A - Commercial
Owner Name/Address	MT EPHRAIM, LLC	Land Value	122,900
	1715-1725 MT EPHRAIM AVE	Improvement Value	650,000
	CAMDEN, NJ 08104	Exempt Value	0
		Total Assessed Value	772,900
		Additional Lots	OLD SKATING RINK
Special Taxing Districts		Deductions	

Balance Includes any Adjustments to Your Account

Taxes

Make a Payment | View Tax Rates | View Current Bill | Project Interest | PAS-1 Form Info

Year	Due Date	Type	Orig Billed	Adj Billed	Balance	Interest	Total Due	Status
2026	02/01/2026	Tax	7,124.21	0.00	7,124.21	0.00	7,124.21	OPEN
2026	05/01/2026	Tax	7,124.20	0.00	7,124.20	0.00	7,124.20	OPEN
	Total 2026		14,248.41	0.00	14,248.41	0.00	14,248.41	
2025	02/01/2025	Tax	6,845.97	0.00	0.00	0.00	0.00	PAID
2025	05/01/2025	Tax	6,845.96	0.00	0.00	0.00	0.00	PAID
2025	08/01/2025	Tax	7,402.45	0.00	0.00	0.00	0.00	PAID
2025	11/01/2025	Tax	7,402.44	0.00	7,402.44	0.00	7,402.44	OPEN
	Total 2025		28,496.82	0.00	7,402.44	0.00	7,402.44	
2024	02/01/2024	Tax	3,973.86	0.00	0.00	0.00	0.00	PAID
2024	05/01/2024	Tax	3,973.86	0.00	0.00	0.00	0.00	PAID
2024	08/01/2024	Tax	9,718.07	0.00	0.00	0.00	0.00	PAID
2024	11/01/2024	Tax	9,718.06	881.36	0.00	0.00	0.00	PAID
	Total 2024		27,383.85	881.36	0.00	0.00	0.00	
2023	02/01/2023	Tax	3,899.60	0.00	0.00	0.00	0.00	PAID
2023	05/01/2023	Tax	3,899.60	0.00	0.00	0.00	0.00	PAID
2023	08/01/2023	Tax	4,048.12	0.00	0.00	0.00	0.00	PAID
2023	11/01/2023	Tax	4,048.11	0.00	0.00	0.00	0.00	PAID
	Total 2023		15,895.43	0.00	0.00	0.00	0.00	

Pay by Phone: 1-866-371-2623
Customer Service: 1-855-769-3164

Total Amount to be Drafted $26,468.94 on 08/14/25

Account Summary as of 07/15/25

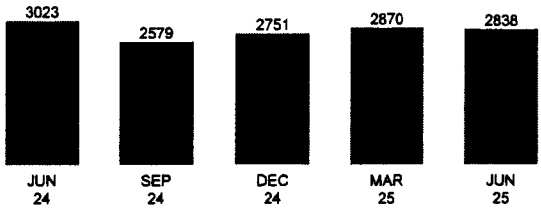
Previous Balance:	$26,753.10
Payments:	-$26,753.10
Current Charges:	$26,468.94
Account Balance:	$26,468.94

Additional charges if not paid by 08/14/25

Account Information

Account Number:	**77-0687429-9**
Customer Name:	LLC E. LAUNDRYLAND
Service Address:	1715 1725 MT EPHRAIM AVE CAMDEN, NJ 08104

Usage History



Message Center

Please make sure your Online Banking service reflects the correct mailing address and account number.

Never miss a Bill or Due Date again. We have Multiple Payment Options.

- Ebilling/Auto-payment/Online: UMBSPORTAL.AMWATER.COM
- Drop Box: City Hall - Tax Office Room 117 (WED Pick Up)
- Pay by Phone: 1-866-371-2623

Details as of 07/15/25

Meter No.	Meter Size	Prior Read	Current Read	Consumption
79641642	4 INCH	67300	70138 ACT	2838

Billing Period Covers: March 24, 2025 - June 25, 2025

Current Charges

Meter: 79641642

Service Charge: Water ($692.50 x 1)	$692.50
Consumption Charge: Water ($6.03 x 2838)	$17,113.14
Service Charge: Sewer ($575.00 x 1)	$575.00
Consumption Charge: Sewer ($2.85 x 2838)	$8,088.30
Total Current Charges	**$26,468.94**

Total Amount Due **$26,468.94**

Due Date Does Not Apply to Amounts Past Due

1/1

Please detach and return this bottom portion with your payment.

AUTO PAY

City of Camden Water
100 S. 17th St.
Camden, NJ 08105

Account Number	**77-0687429-9**
Service Address	1715 1725 MT EPHRAIM AVE
Auto Pay Date	**08/14/25**
Total Amount Due	**$26,468.94**

AUTO PAY - Amt Due will draft on Due Date

00000000

4974 1 SP 0.740 0272615-CAMS317162-ST.1GRP-004974
LLC E. LAUNDRYLAND
1715 - 1725 MT EPHRAIM AVE
CAMDEN NJ 08104
T:16

CITY OF CAMDEN
PO BOX 371397
PITTSBURGH, PA 15250-7397

IRS DEPARTMENT OF THE TREASURY
INTERNAL REVENUE SERVICE
CINCINNATI OH 45999-0023

Date of this notice: 09-16-2015

Employer Identification Number:
47-5063070

Form: SS-4

Number of this notice: CP 575 A

E LAUNDRYLAND LLC
LORNE M CHHOUR SOLE MBR
[redacted] 1725 MT ETHRAIN AVE
CAMDEN, NJ 08104

For assistance you may call us at:
1-800-829-4933

IF YOU WRITE, ATTACH THE
STUB AT THE END OF THIS NOTICE.

WE ASSIGNED YOU AN EMPLOYER IDENTIFICATION NUMBER

Thank you for applying for an Employer Identification Number (EIN). We assigned you EIN 47-5063070. This EIN will identify you, your business accounts, tax returns, and documents, even if you have no employees. Please keep this notice in your permanent records.

When filing tax documents, payments, and related correspondence, it is very important that you use your EIN and complete name and address exactly as shown above. Any variation may cause a delay in processing, result in incorrect information in your account, or even cause you to be assigned more than one EIN. If the information is not correct as shown above, please make the correction using the attached tear off stub and return it to us.

Based on the information received from you or your representative, you must file the following form(s) by the date(s) shown.

Form 941	10/31/2016
Form 940	01/31/2017

If you have questions about the form(s) or the due date(s) shown, you can call us at the phone number or write to us at the address shown at the top of this notice. If you need help in determining your annual accounting period (tax year), see Publication 538, *Accounting Periods and Methods*.

We assigned you a tax classification based on information obtained from you or your representative. It is not a legal determination of your tax classification, and is not binding on the IRS. If you want a legal determination of your tax classification, you may request a private letter ruling from the IRS under the guidelines in Revenue Procedure 2004-1, 2004-1 I.R.B. 1 (or superseding Revenue Procedure for the year at issue). Note: Certain tax classification elections can be requested by filing Form 8832, *Entity Classification Election*. See Form 8832 and its instructions for additional information.

If you are required to deposit for employment taxes (Forms 941, 943, 940, 944, 945, CT-1, or 1042), excise taxes (Form 720), or income taxes (Form 1120), you will receive a Welcome Package shortly, which includes instructions for making your deposits electronically through the Electronic Federal Tax Payment System (EFTPS). A Personal Identification Number (PIN) for EFTPS will also be sent to you under separate cover. Please activate the PIN once you receive it, even if you have requested the services of a tax professional or representative. For more information about EFTPS, refer to Publication 966, *Electronic Choices to Pay All Your Federal Taxes*. If you need to make a deposit immediately, you will need to make arrangements with your Financial Institution to complete a wire transfer.

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R-37

AV:dh
11-13-25

RESOLUTION AUTHORIZING A REIMBURSABLE LOAN TO NORTH CAMDEN LAUNDRY IN AN AMOUNT NOT TO EXCEED $12,500.00 AND AUTHORIZING THE EXECUTION OF LOAN DOCUMENTS IN CONNECTION WITH THE CAMDEN STRONG MICRO CAPITAL IMPROVEMENT PROGRAM

WHEREAS, the Department of Development and Planning, Division of Housing Services, Camden UEZA Office has implemented the Micro Capital Improvement program to assist commercial businesses with expansion and job creation in the City of Camden; and

WHEREAS, the City of Camden was awarded funding through the New Jersey Urban Enterprise Zone Authority in the amount of $350,000 for the Camden Strong Micro Capital Improvement Program; and

WHEREAS, the City of Camden desires to provide a reimbursable loan to North Camden Laundry in an amount not to exceed Twelve Thousand Five Hundred Dollars ($12,500.00) under said program to assist with the purchase of five (5) commercial washer machines at their property located at 544 N 8th Street, Block 801, Lot 3 ("Project"); and

WHEREAS, the borrower shall be responsible for initially funding and completing the Project at its own expense and, upon submission of properly executed and notarized contractor statements and supporting documentation verifying the full cost of the work, the City shall reimburse the borrower in an amount not to exceed Twelve Thousand Five Hundred Dollars ($12,500.00), which shall constitute a loan under the program; and

WHEREAS, the loan will be evidenced by appropriate loan documents, which may include a promissory note, personal guarantee, security agreement, or other instruments as determined necessary by the City of Camden, and shall be forgiven on a pro-rata basis over five (5) years, contingent upon the borrower's continued compliance with all program terms and conditions, including maintaining UEZ membership, submitting proof of purchase and installation of the washer machines, and maintaining business operations within the City of Camden for a period of five (5) years; and

WHEREAS, pursuant to the directive of the Division of Local Government Services, a certification has been attached hereto which certifies that the funds for this expenditure are available and appropriated under the reserve for state and federal grant budget of the City of Camden under line item "G-02-SB-671-230" and said certification has been signed by the Chief Financial Officer and approved as to form by the City Attorney; now, therefore

BE IT RESOLVED by the City Council of the City of Camden that the proper City Officers be and are hereby authorized to make a reimbursable loan to North Camden Laundry for an amount not to exceed Twelve Thousand Five Hundred Dollars ($12,500.00).

BE IT FURTHER RESOLVED, that the Mayor or his designee is hereby authorized to execute all loan agreements and such other documents as may be necessary to effectuate the terms and intent of this Resolution.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: ASAP

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director
Planning & Development

TITLE OF ORDINANCE/RESOLUTION Authorizing a Forgivable Loan to North Camden Laundry in an amount not to exceed $12,500.00 and Authorizing the Execution of Loan Documents in connection with the Camden Strong MICRO Capital Improvement Program.

Point of Contact:	Joseph Thomas	Planning & Development	3531	JoThomas@ci.camden.nj.us

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		8/22/25	
Supporting Department Director (if necessary)				
Director of Grants Management	Y		8/22/25	
Qualified Purchasing Agent				
Director of Finance	Y		8/22/25	

CITY OF CAMDEN GRANTS OFFICE 2025 AUG

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval – Attachment G
2. Notification memorandum of DCA of board approval
3. Grant Summary Form; Grant application

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/ Authorizing a Forgivable Loan to North Camden Laundry in an amount not to exceed $12,500.00 and Authorizing the Execution of Loan Documents in connection with the Camden Strong MICRO Capital Improvement Program.

FACTS/BACKGROUND: (Executive level details. Short, concise bullets)

- The City desires to give a forgivable loan to [name of business]. The funds will be used to purchase five washing machines to 544 N. 8th Street Camden NJ 08102.
- Borrower is responsible for obtaining the funds to make the purchase or make the improvements.
- City will reimburse up to $12,500.00.
- The Loan will be evidenced by a note and secured by a lien on the washing machines.
- The loan will be forgiven on a pro-rata basis in five yearly installments so long as the conditions of the loan are met.
- The loan is conditioned upon the Borrower providing receipts evidencing the purchase of approved materials; maintaining business operation in the City of Camden; and maintaining membership in the UEZ for five (5) years.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $12,500.00

IMPACT STATEMENT:

- This program supports our small business community to encourage job creation
- It will foster positive energy in our business community

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- The City of Camden and Camden Business Corridors, local businesses, and community partners are impacted.

Prepared by:

Joseph Thomas x3531 JoThomas@ci.camden.nj.us

Name Phone/Email

CITY OF CAMDEN

CERTIFICATION AS TO THE AVAILABILITY OF FUNDS

I CERTIFY, DIRECTOR FOR THE FINANCE DEPARTMENT FOR THE CITY OF CAMDEN, THAT WITH RESPECT TO THE AWARD OF A CONTRACT OR EXPENDITURE OF FUNDS TO: NORTH CAMDEN LAUNDRY

THAT THE FUNDS ARE AVAILABLE AS OF THE DATE OF THIS RESOLUTION/CERTIFICATION, FROM ONE OF THE FOLLOWING:

- BUDGET APPROPRIATION:

AMOUNT :$

APPROPRIATION RESERVE:

AMOUNT: $

- DEDICATED BY RIDER:

AMOUNT: $

- RESERVE FOR STATE AND FEDERAL GRANT: G-02-SB-671-230

AMOUNT :$ 12,500.00

- CAPITAL ORDINANCE:

AMOUNT: $

- TRUST ACCOUNT:

AMOUNT: $

DETERMINATION OF VALUE CERTIFICATION

I CERTIFY, AS CHIEF FINANCIAL OFFICER, THAT THE ANTICIPATED VALUE OF THE CONTRACT, OVER THE FULL LIFE, WILL BE $ 12,500.00

DESCRIPTION OF THE GOODS AND SERVICES TO BE PROCURED: RESOLUTION AUTHORIZING A FORGIVABLE LOAN TO NORTH CAMDEN LAUNDRY IN AN AMOUNT NOT TO EXCEED $12,500.00 AND AUTHORIZING THE EXECUTION OF LOAN DOCUMENTS IN CONNECTION WITH THE CAMDEN STRONG MICRO CAPITAL IMPROVEMENT PROGRAM

Scott Z. Parker
Chief Financial Officer
Date: 8/25/2023

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	**CITY OF CAMDEN**

Professional Service or EUS Type	NA
Name of Vendor	North Camden Laundry
Purpose or Need for service:	The funding allowed is a reimbursable forgiven loan that will help our local business in job creation
Contract Award Amount	$12,500.00
Term of Contract	1 year
Temporary or Seasonal	n/a
Grant Funded (attach appropriate documentation allowing for service through grant funds)	Yes
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	NA
Were other proposals received? If so, please attach the names and amounts for each proposal received?	NA

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.

_____Funding Source for this action

_____

Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

Mortgage lien N/A Date_____

Certifying Officer

For LGS use only:

( ) Approved ( ) Denied

_____Date_____

Director or Designee,
Division of Local Government Services

Number Assigned_____

CAMDEN CITY

520 MARKET STREET
CAMDEN, NJ 08102
TEL (856)757-7000

REQUISITION
NO. R2501393

SHIP TO	
	PLANNING & DEVELOPMENT 520 MARKET STREET RM 222, CITY HALL CAMDEN, NJ 08101
VENDOR	VENDOR #: UNK01 UNKNOWN VENDOR , NJ

ORDER DATE: 08/19/25
DELIVERY DATE:
STATE CONTRACT:
F.O.B. TERMS:

QTY/UNIT	DESCRIPTION	ACCOUNT NO.	UNIT PRICE	TOTAL COST
1.00	Micro Micro Capital Improvement Program award to North Camden Laundry not to exceed $12,500.00	G-02-SB-671-230	12,500.0000	12,500.00
			TOTAL	12,500.00

CITY OF CAMDEN
2025 AUG 19 A 10:56

Approved:

Department Head — 8/19/25 — Date

I hereby certify that the work or supplies specified are necessary for the proper transaction of the business of this bureau or office.

Receiver of Goods — 8/19/2025 — Date

THIS COPY OF THE REQUISITION TO BE FORWARDED TO THE PURCHASING BUREAU

Initial Report ____ Revised Report √ Closing Report____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Planning and Development

Grant Administrator: Joseph Thomas Grant Administrator #: 968-3531

Grant/Project Name:			Camden Strong Micro Capital Improvement Program			
Grant #:			UEZA			
City Contract Date:				City Contract #:		
Application Resolution #:				Appropriation Code :	G-02-SB-671-230	
Funding Source:			Urban Enterprise Zone Authority			
Pass Through:	Y	N	Source:	City		
Amount of Grant:			$350,000			
Local Match:	Y	N	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			1/1/2023 – 2/2/2025	Location of Activity:	City Wide	
Date of Analysis:			8/2/2022	Reviewed By:	Kelly Mobley	

Summary:

21-Aug-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program

- North Camden Laundry
  - Requisition R2501393 - $12,500.00 (equipment purchase – 5 washer machines0)

28-Jul-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program

- DBA Bell Pharmacy
  - Requisition R2501259 - $16,536.00 (web design and products)

21-Jul-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program:

- Refresh Laundry Camden LLC
  - Requisition R2501236 - $11,369.00 (equipment)

15-Jul-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolution and corresponding purchase requisition for the following entity that has been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program:

- Heavens Little Angels Learning Center II - $12,199.00
  - Requisition R2501188 – program supply expenses

30-Jun-25: The Department of Planning and Development – Camden UEZ Office is processing the following Contract Resolutions and corresponding purchase requisitions for the following entities that have been awarded funding through the UEZ Camden Strong Micro Capital Improvement Program:

- House of Taste LLC - $12,540.00
  - Requisition R2501110 – equipment expenses
- Millenium Skate World - $22,195.00
  - Requisition R2501062 – new HVAC unit
- Venture Group Riverside LLC - $12,619.00
  - Requisition R2501079 – equipment expenses

Initial Report ____ Revised Report √ Closing Report____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

13-Jun-25: The Department of Planning and Development – Camden UEZ Office is processing purchase order #25-01875 for Safe and Sound Stewards, LLC in the amount of $2,250 through the Micro Capital Improvement Program for the purpose of procuring services (technical support and consulting services). Invoice #451 (technical assistance to UEZ members).
24-Apr-25: The Department of Planning and Development – Camden UEZ Office is processing requisition R2500782 for Safe and Sound Stewards, LLC for the purpose of providing technical assistance through the Micro Capital Improvement Program in an amount not to exceed $15,000. Two quotes were provided and lowest responsible submission was chosen. As a note; there is another open purchase order in the amount of $4,000. Not sure if this additional $15,000 will take this vendor over the threshold, therefore requiring a bid.
21-Apr-25: The Department of Planning and Development - Camden UEZA Office is requesting council authorization to enter into an agreement with Elite Auto in the amount of $25,000. Elite Auto was approved for a micro loan for the purpose of procuring equipment for their shop. Processing with requisition #R2500747
31-Mar-25: The Department of Planning and Development - Camden UEZA Office purchase order #25-00773 for Invoice #1239 in the amount of $1,800.00 (create on-line portal).
19-Jul-22: The Department of Planning and Development - Division of Housing Services - Camden UEZA Office is requesting council authorization to submit an application for funding in the amount of $350,000 to the NJ Urban Enterprise Zone Authority for the purpose of developing a Micro Capital Improvement Program designed to assist 10-15 with funds for working capital, equipment, inventory and business purchase. These funds will be matched dollar for dollar and will range from $10,000 - $50,000 Funding will be on a reimbursable.

Budget:
$335,000 (applicant loan)
$15,000 (marketing – flyers, direct mail, advertisement, printer and signage)
The application will require uploading on SAGE.

Time Lines: Quarterly programmatic/financial reports are due for the following periods within 30 days after the quarter. Progress Reports (Attachment I) and Financial Reports (Attachment J).January – March: due April 30th; April – June: due July 31st; July – September: due October 31st; October – December: due January 31st

Problematic Areas/Recommendations:

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Development and Planning (Housing Services)

Grant Administrator: Joe Thomas Grant Administrator #: 968-3531

Community De- v. Corp

Grant/Project Name:			**Urban Enterprise Camden Strong Micro Improvement Program In the Amount of 350,00.00-25,000.00=325,000.00-22,195.00=302,805.00-12,619.00=290,186-5,192.00=284,994-12,540=272,454.00-12,199=260,255.00-11,369.00=248,886.00-16,536.00=232,350.00-12,500.00=219,850.00**			
Grant #:			UEZA			
City Contract Date:						
Application Resolution #:				Appropriation Code G-02-sb-671-230	TBD	
Funding Source:			UEZ			
Pass-Through:	Y	N	Source:	City		
Amount of Grant:			$350,000.00			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			TBD	Location of Activity:		
Date of Analysis:			8/19/2025	Reviewed By:	Joe Thomas	

Summary 10

The Department of Development and Planning/UEZ request payment for North Camden Laundry Of $12,500.00 from the UEZ Camden strong MICRO Improvement program Total=**232,350.00-12,500.00=219,850.00**

The Department of Development and Planning/UEZ request payment for Wyatt Torch Inc. DBA Bell Pharmacy Of $16,536.00 from the UEZ Camden strong MICRO Improvement program Total=**248,886.00-16,536.00=232,350.00**

The Department of Development and Planning/UEZ request payment for Refresh Laundry Camden LLC Of $11,369.00 from the UEZ Camden strong MICRO Improvement program Total=**260,255.00-11,369.00=248,886.00**

The Department of Development and Planning/UEZ request payment for Heavens Little Angels Learning Center II Of $12,199.00 from the UEZ Camden strong MICRO Improvement program Total=**272,454-12,199=260,255.00**

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: _G

(green - g; yellow - y; red - r)

The Department of Development and Planning/UEZ request payment for House of Taste LLC of $12,540.00 from the UEZ Camden strong MICRO Improvement program Total=**284,994-12,540=272,454**

The Department of Development and Planning/UEZ request payment for Family Concepts LLC. of $5,192.00 from the UEZ Camden strong MICRO Improvement program Total=**290,186-5,192.00=284,994**

The Department of Development and Planning/UEZ request payment for Ventor Group Riverside LLC. of $ $12,619.00 from the UEZ Camden strong MICRO Improvement program Total= **$302,805.00-12,619.00=290,186**

The Department of Development and Planning/UEZ request payment for Millenium Skate World of $ $22,195.00 from the UEZ Camden strong MICRO Improvement program Total= **$ 325,000.00-22,195.00=302,805.00**

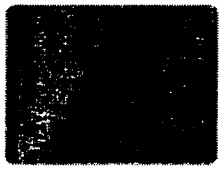
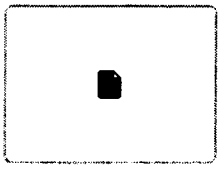
The Department of Development and Planning/UEZ requests an requisition for Elite Auto of $ $25,000.00.00 from the UEZ Camden strong MICRP Improvement program Total= **350,00.00-25,000.00=325,000.00**

The Department of Development and Planning/UEZ requests an acceptance/Insertion of $ $350,000.00.00 from the UEZA to administer the **Urban Enterprise Camden Strong Micro Improvement Program In the Amount of 350,00.00**

1. jonathan.rojas@comcast.net

Updated at Jul 31, 2025

Submission Date	Jul 31, 2025
Business Name	North Camden Laundry
NJ Tax ID Number	923814663000
Address	544 N 8th Street Camden, NJ, 08102
Block Number	801
Lot Number	3
Type of Business	Laundromat
Business Ownership Type	Single Member LLC
Number of employees	2
Number of employees who are Camden residents	2
Number of years in operation	1
Phone Number	(856) 366-0217
Email	jonathan.rojas@comcast.net
Nature of the project	Adding 5 washer machines to the laundry.
Breakdown of project costs equipment, inventory cost and material cost	5 Washer Machines at $3500 subtotaling to $17,500 Plus deliver cost of $1,500. grand totaling to $19,000.
Estimated time to complete the project	3 weeks
Breakdown of Project costs attachment upload section	
Sources and uses of funding	Business owner will receive a personal loan from his brother.
Sources and uses of funding attachment upload section	

Estimated number of additional jobs created	0
Are you a UEZ member?	Yes
Do you have a Certificate of Occupancy?	Yes
Do you have any outstanding license or inspection violations on any business owned in the city of Camden?	No
Are you up to date on all property tax and utility payments?	Yes
Do you have any outstanding license or inspection violations?	No
Do you operate a registered, licensed and permitted use at named premises?	Yes
Are there liens of the property/business?	No
Are there any liens on the property/business	No
If you answered Yes to the question above, please upload the lien documents.	
Please provide a commitment letter from your lender providing funding for the proposed project evidencing support for the loan/project and an understanding of the lien the City will place on the property if applicable.	
Please provide proof of UEZ Membership	
Please provide proof of property taxes paid up to date	

Please provide proof of utilities paid up to date	
Please provide proof of all required business licenses.	
Please provide proof of all required business licenses.	
Submission IP	173.71.104.185
Submission ID	6297962165815350626
Last Update Date	

Purchase Agreement

METROPOLITAN
LAUNDRY MACHINERY SALES INC.
127-19 101st Avenue, South Richmond Hill, NY 11419

Date Aug 8, 2025
Doc # EGGKQ3401-01
Phone: 718-441-4000
Fax: 718-849-6559
info@metropolitanmachinery.com

Sold To	Ship To
North Camden Laundry LLC Jonathan Rojas 544 N 8th St Camden, NJ 08102 jonathan.rojas@comcast.net Phone 856-366-0217 Fax Mobile	North Camden Laundry LLC Jonathan Rojas 544 N 8th St Camden, NJ 08102 Phone 856-366-0217 Fax

Quantity	Description	Unit Price	Ext. Price
5	Speed Queen SFNNYASG118TW01 Frontload Washer, Prep For Card Reader, Quantum Gold Front Control, 440 G-Force Extract, Color: White With Stainless Steel Cylinder, Gravity Drain, Voltage: 100-120V/60Hz/1Ph, Unit Dimensions: 26.9"W x 27.75"D x 44.38"H, Net Weight: 260 lbs *Shipping Brackets Must Be Removed Prior To Installation & Startup Of Equipment Otherwise The Manufacturers Limited Parts Warranty Will Be Void*	$3,108.00	$15,540.00
1	Speed Queen LFNE5BSP119TW01 Front Load Washer, Non-Vended (OPL), Commercial Electronic Front Control, Time-Remaining Display, Six Preset Cycle Buttons, Cycle Adjustability, Additional Cycle Options & Cycle Status Indicator Lights, 440 G-Force Extract Speed, Color: White With Stainless Steel Cylinder, Pump Drain, Voltage: 120V/60Hz/1Ph, Unit Dimensions: 26.875"W x 27.73"D x 40.42"H, Net Weight: 260 lbs *Shipping Brackets Must Be Removed Prior To Installation & Startup Of Equipment Otherwise The Manufacturers Limited Parts Warranty Will Be Void*	$2,864.00	$2,864.00
6	Alliance PDC106B 6" Commercial Pedestal For Front Load Washer Or Dryer, Color: Black	$330.00	$1,980.00
1	Speed Queen Tariff Surcharge	$366.00	$366.00
5	Laundroworks - Reader Kit (For Washers) - Includes: Required Cable Harness & Wireless Module For Communication With Value Add Center *Price Includes Installation Of Card Readers Only*	$350.00	$1,750.00

Delivery Information & Special Notes

Includes Incoming Freight From Manufacturers, Inside Delivery Through Customer Provided Free And Clear Openings, No Steps/No Stairs, Set In Place, Removal And Disposal Of Packaging Materials
Installation Of Any Kind Is Not Included And To Be Done By Others According To The Manufacturers Installation Guidelines (Unless Otherwise Specified On Purchase Agreement)

Shipping Brackets Must Be Removed Prior To Installation & Startup Of Equipment Otherwise The Manufacturers Limited Parts Warranty Will Be Void

Pricing Is Valid Until 8/29/2025

SubTotal	**$22,500.00**
Incoming Freight and Delivery	**$2,500.00**

This order is subject to written acceptance by an officer of the seller, Metropolitan Laundry Machinery Sales Inc. Seller is hereby unconditionally authorized to make any inquiries it deems necessary for proper credit evaluation, including, without limitation, credit agency reports. Title to the machinery and equipment is retained by the seller until paid for in full. Purchaser agrees to obtain Fire and Theft insurance, naming the seller as "Loss Payee", and to execute a Security Agreement, UCC-1 Financing Statements and Promissory Notes for any part of the purchase price which is to be paid in installments. No representations shall be valid unless contained herein. Any installation of equipment included as a part of this order shall NOT include Electrical work of any type or nature unless specified to the contrary in writing above. Seller shall not be liable for any delays caused by strikes, or any unforeseen conditions beyond its control. Seller shall not be responsible for any prior violations posted against the premises in which the machinery and equipment are to be installed nor for the performance of any work specified in any approved Building Department plans that is not specifically contracted for above as part of this order. Fees for licensed professional engineers or architects, Building Department Plans, DEP-B.A.R., N.Y.S.D.E.C., EPA or any other required local, state, or federal applications, registrations, plans, and permits associated thereto are NOT included as part of this order and are the sole responsibility of the purchaser unless otherwise provided for above. Purchaser agrees to pay all expenses if asbestos is found during inspection of the premises and certified removal is required.

Authorized Seller Larry Vladimir **Authorized Buyer**

Equipment Lead Times Are Subject To Change
Current Equipment Lead Time Is Approximately 4 Weeks From Receipt Of Signed Purchase Agreement And Non-Refundable Deposit

Special Order Equipment | Payment Terms:
$8,000.00 Non-Refundable Deposit Required With Signed Purchase Agreement, In The Form Of A Company Or Bank Certified Check
$17,000.00 Balance Due On Or Before Delivery Of Equipment, In The Form Of A Company Or Bank Certified Check

Valid/Current Tax Exempt Certificate Required With Signed Purchase Agreement, Otherwise Customer Is Responsible For Applicable Camden County, NJ Sales Tax (6.625%) In The Amount Of $1,656.25

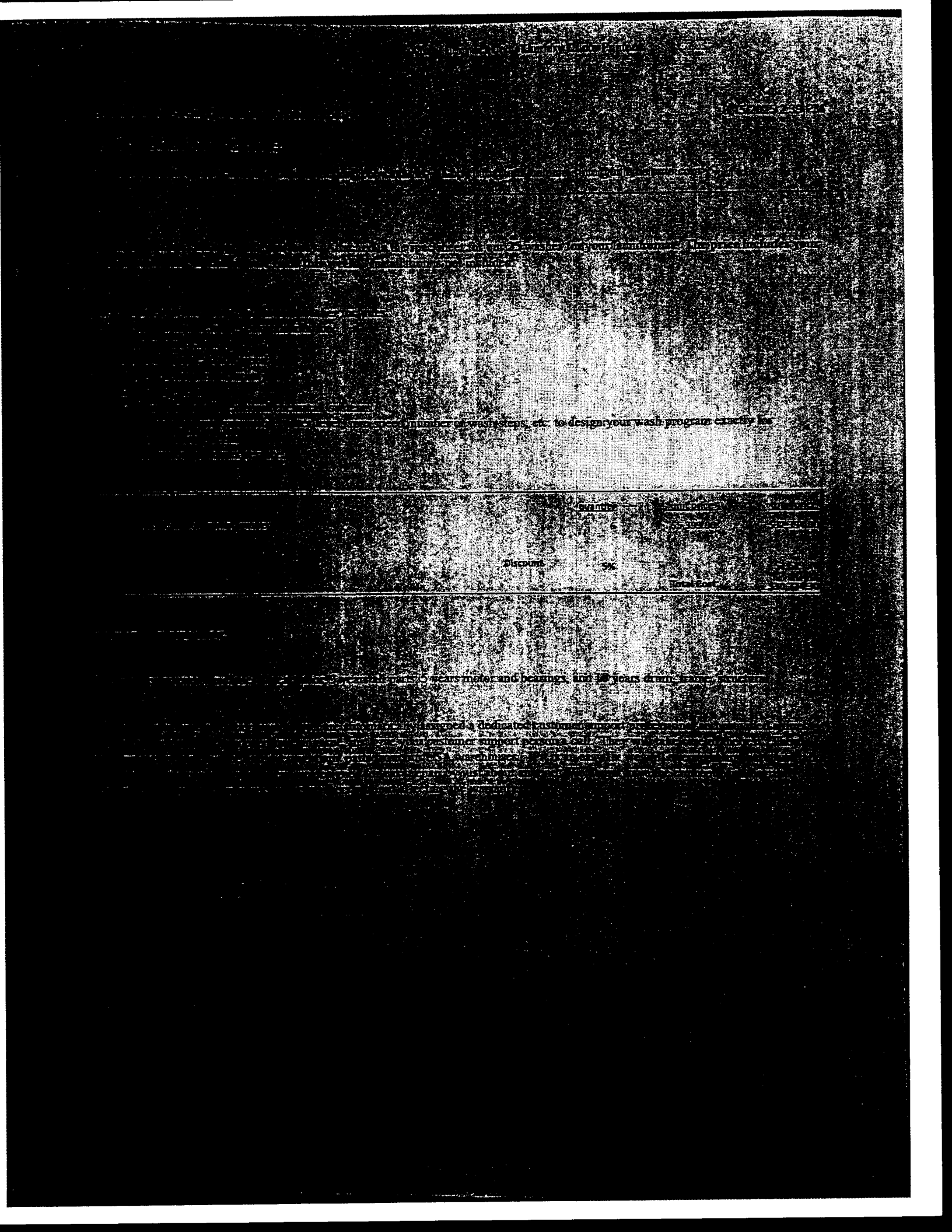
All Equipment & Items On This Purchase Agreement Are Special Order And Final Sale - Once Equipment & Items Have Been Ordered With The Manufacturers, No Cancellations Or Modifications Can Be Made To The Orders And The Customer Is Responsible To Take Delivery Of All Equipment & Items And Pay For Them As Per The Terms Of This Purchase Agreement

Manufacturer's 3 Year Limited Parts Warranty On All Vended Small Chassis Washers And Dryers
Manufacturer's 1 Year Limited Parts Warranty On All OPL (Non-Vended) Small Chassis Washers And Dryers
30 Day Metropolitan Limited Labor Warranty (Effective From Equipment Delivery Date)

SubTotal	**$25,000.00**
0.000 % Sales Tax	**$0.00**
Total	**$25,000.00**
Deposit Required	**$8,000.00**
Balance Due On Delivery	**$17,000.00**

This order is subject to written acceptance by an officer of the seller, Metropolitan Laundry Machinery Sales Inc. Seller is hereby unconditionally authorized to make any inquiries it deems necessary for proper credit evaluation, including, without limitation, credit agency reports. Title to the machinery and equipment is retained by the seller until paid for in full. Purchaser agrees to obtain Fire and Theft insurance, naming the seller as "Loss Payee", and to execute a Security Agreement, UCC-1 Financing Statements and Promissory Notes for any part of the purchase price which is to be paid in installments. No representations shall be valid unless contained herein. Any installation of equipment included as a part of this order shall NOT include Electrical work of any type or nature unless specified to the contrary in writing above. Seller shall not be liable for any delays caused by strikes, or any unforeseen conditions beyond its control. Seller shall not be responsible for any prior violations posted against the premises in which the machinery and equipment are to be installed nor for the performance of any work specified in any approved Building Department plans that is not specifically contracted for above as part of this order. Fees for licensed professional engineers or architects, Building Department Plans, DEP-B.A.R., N.Y.S.D.E.C., EPA or any other required local, state, or federal applications, registrations, plans, and permits associated thereto are NOT included as part of this order and are the sole responsibility of the purchaser unless otherwise provided for above. Purchaser agrees to pay all expenses if asbestos is found during inspection of the premises and certified removal is required.

Authorized Seller Larry Vladimir **Authorized Buyer**_____



STATE OF NEW JERSEY
BUSINESS REGISTRATION CERTIFICATE

Taxpayer Name:	NORTH CAMDEN LAUNDRY LLC
Trade Name:	
Address:	544 8TH STREET CAMDEN, NJ 08102
Certificate Number:	2854450
Effective Date:	May 03, 2023
Date of Issuance:	August 01, 2025

For Office Use Only:

20250801090943812

Return

CITY OF CAMDEN
520 MARKET STREET
CAMDEN, NJ 08101
(856)757-7032

CERTIFICATE

IDENTIFICATION

Date Issued: 11/8/2024
Control Number: 2023-1694
CCO Number: 23-CCO-0432

Block: 801 Lot:3 Qual:
Work Site Location: 544-546 NO 8TH ST Unit No:
CAMDEN, NJ
Owner in Fee: PLACENCIA, DOMINGO ANTONIO
Address: 6857 WALDORF AVENUE
PENNSAUKEN, NJ 08110
Telephone:
Agent/ Contractor: JONATHAN ROJAS D.B.A. NORTH CAMDEN
Address: 4455 GARDEN AVE.
PENNSAUKEN, NJ 08110
Telephone:
Lic. No./Bldrs. Reg. No.:
Federal Emp. No.:
Home Warranty No.:
Type of Warranty Plan: [ ] State [ ] Private

Use Group: B
Maximum Live Load:
Construction Classification:
Maximum Occupancy Load:
Certificate Exp. Date:
Description of Work/ Use:
Change in Tenant or Occupancy - CCO-

[ ] **CERTIFICATE OF OCCUPANCY**

This serves notice that said building or structure has been constructed in accordance with the New Jersey Uniform Construction Code and is approved for occupancy.

[ ] **CERTIFICATE OF APPROVAL**

This serves notice that the work completed has been constructed or installed in accordance with the New Jersey Uniform Construction Code and is approved. If the permit was issued for minor work, this certificate was based upon what was visible at the time of inspection.

[ ] **TEMPORARY CERTIFICATE OF OCCUPANCY/ COMPLIANCE**

If this is a temporary Certificate of Occupancy or Compliance, the following conditions must be met no later than or will be subject to fine or order to vacate.

[ ] **CERTIFICATE OF CLEARANCE-LEAD ABATEMENT 5:17**

This serves notice that based on written certification, lead abatement was performed as per NJAC 5:17, to the following extent:

[ ] Total removal of lead-based paint hazards in scope of work
[ ] Partial or limited time period (years); see file

[X] **CERTIFICATE OF CONTINUED OCCUPANCY**

This serves notice that based on a general inspection of the visible parts of the buildings there are no imminent hazards and the building is approved for continued occupancy.

[ ] **CERTIFICATE OF COMPLIANCE**

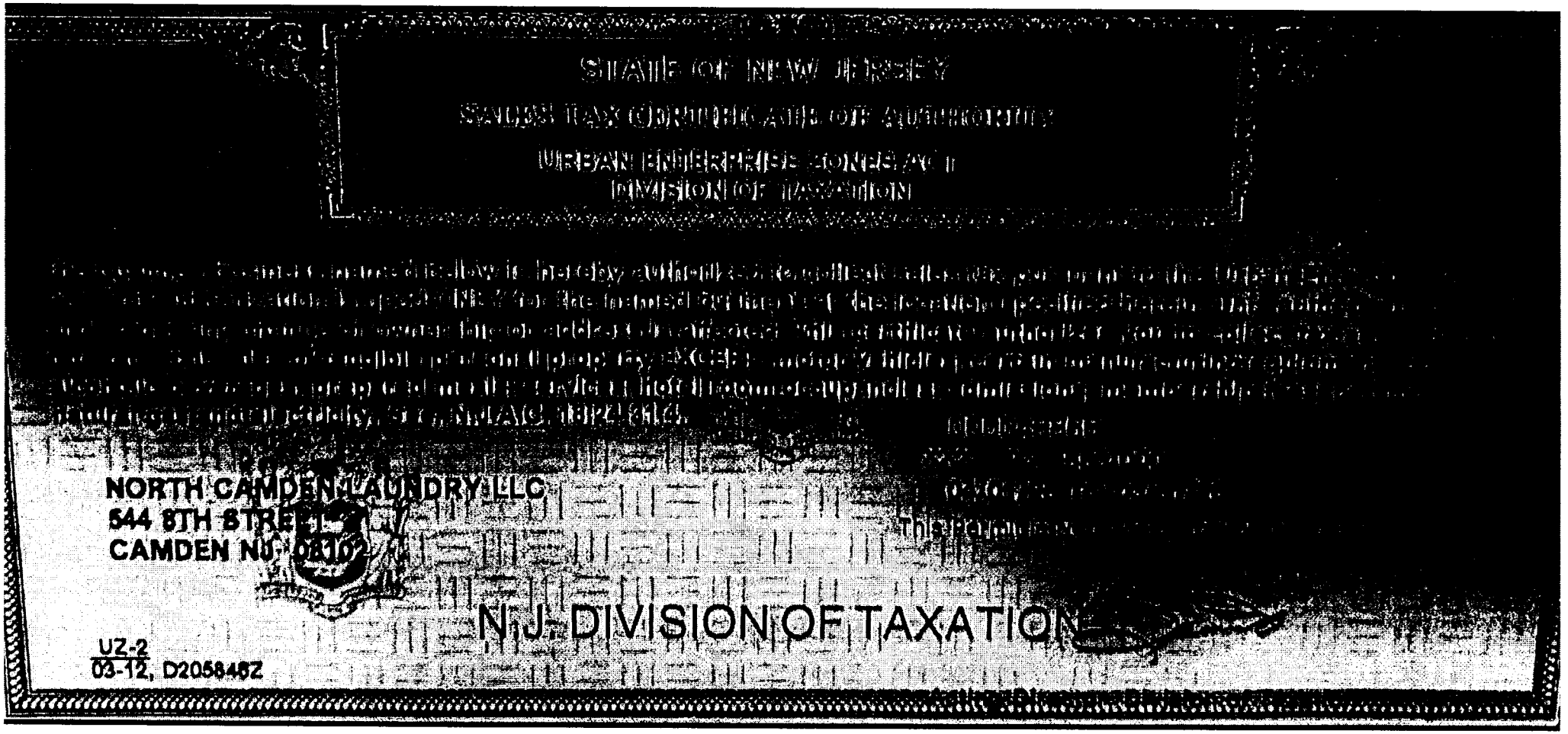
This serves notice that said potentially hazardous equipment has been installed and/or maintained in accordance with the New Jersey Uniform Construction Code and is approved for use until

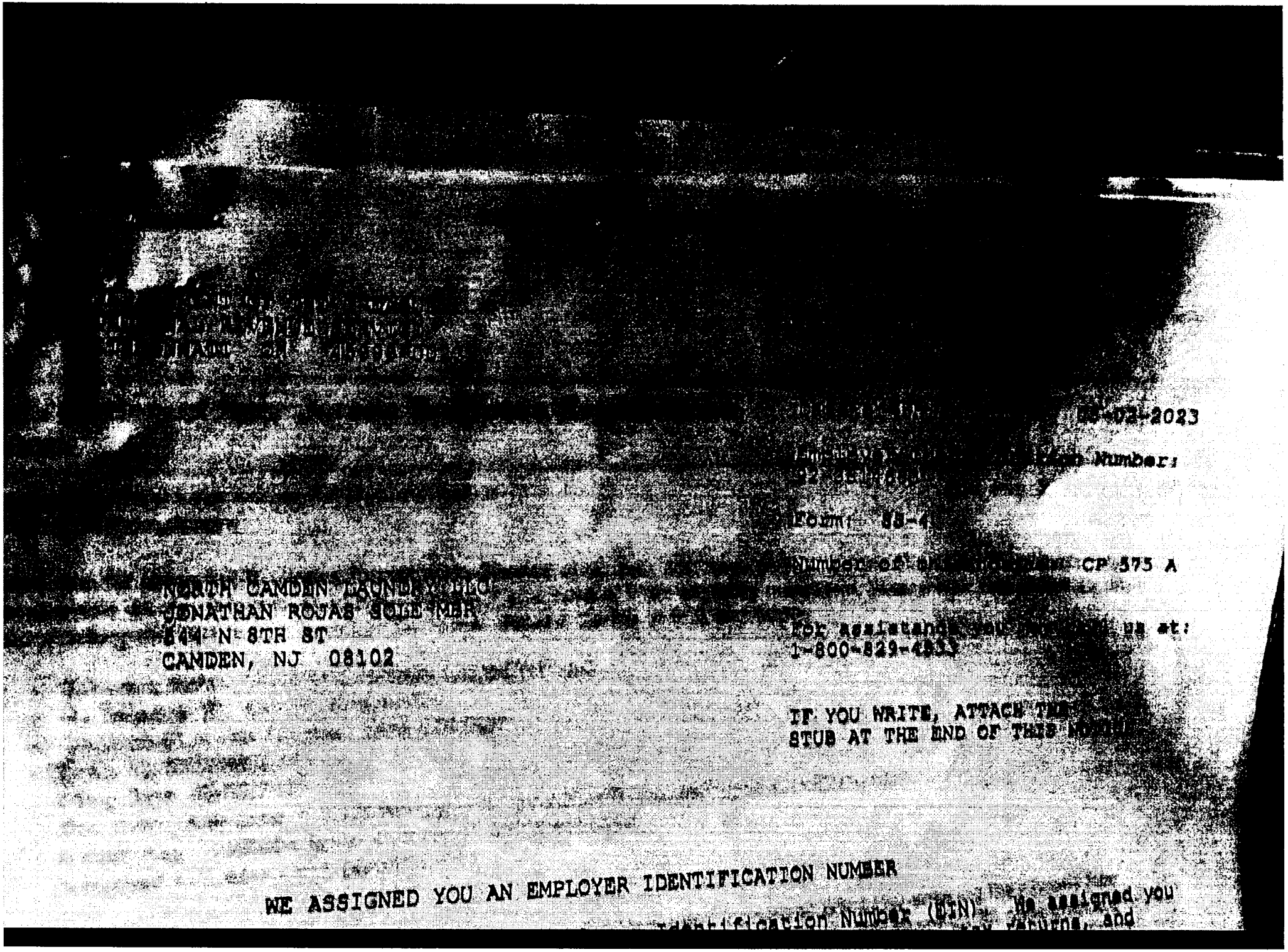
James Rizzo, Construction Official

Fees $200.00
Paid [X] Date 5/26/2023

1-APPLICANT 2-OFFICE 3-TAX ASSESSOR

[redacted]


STATE OF NEW JERSEY
SALES TAX CERTIFICATE OF AUTHORITY
URBAN ENTERPRISE ZONE ACT
DIVISION OF TAXATION
NORTH CAMDEN LAUNDRY LLC
544 8TH STREET
CAMDEN NJ 08102
NJ DIVISION OF TAXATION
UZ-2
03-12, D2058452



[illegible] 02-2023

[illegible] Number:

Form: SS-4

Number of [illegible] CP 575 A

NORTH CAMDEN LAUNDROMAT
JONATHAN ROJAS SOLE MBR
544 N 8TH ST
CAMDEN, NJ 08102

for Assistance [illegible] us at:
1-800-829-4933

IF YOU WRITE, ATTACH THE
STUB AT THE END OF THIS NOTICE.

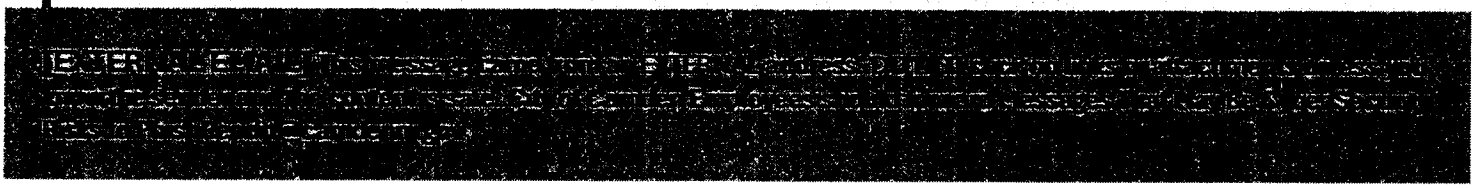
WE ASSIGNED YOU AN EMPLOYER IDENTIFICATION NUMBER

[illegible] Identification Number (EIN). We assigned you [illegible] returns, and

Shellean Brooks

From: Staples Print & Marketing Services <Ccreg10@staplesbusinesscenter.com>
Sent: Thursday, August 14, 2025 4:50 PM
To: Shellean Brooks; jonathan.rojas@comcast.net
Subject: (EXTERNAL) doc
Attachments: staples_scan.pdf

You don't often get email from ccreg10@staplesbusinesscenter.com. Learn why this is important



good afternoon . sorry for the delay i was very busy my cousin domingo placencia is lending me the money.if theres anything else you need, let me know thanks -jonathan rojas north camden laundry llc

Domingo Placencia
801 Elm Street
Camden, New Jersey 08102

PROMISSORY NOTE

$25,000.00 Date: August 14, 2025

For value received, the undersigned JONATHAN ROJAS ("the Promisor") promises to pay to the order of DOMINGO PLACENCIA, (the "Payee"), the sum of Twenty-five Thousand dollars ($25,000.00).

All payments on this Note shall be applied to the interest and principal according to the verbal payment schedule agreed to by the parties. If any installment is not paid when due, and if the Promisors becomes delinquent, the remaining unpaid balance shall become due immediately at the option of the Payee.

The Promisor reserves the right to prepay this Note (in whole or in part) prior to the due date with no prepayment penalty.

If any payment obligation under this Note is not paid when due, the Promisor promises to pay all costs of collection, including reasonable attorney fees, whether or not a lawsuit is commenced as part of the collection process.

If any one or more of the provisions of this Note are determined to be unenforceable, in whole or in part, for any reason, the remaining provisions shall remain fully operative.

All payments of principal and interest on this Note shall be paid in the legal currency of the United States. Promisor waives presentment for payment, protest, and notice of protest and nonpayment of this Note.

No renewal or extension of this Note, delay in enforcing any right of the Payee under this Note, or assignment by Payee of this Note shall affect the liability of the Promisor. All rights of the Payee under this Note are cumulative and may be exercised concurrently or consecutively at the Payee's option.

This Note shall be construed in accordance with the laws of the State of New Jersey.

PROMISSOR:

08-14-25

JONATHAN ROJAS
d/b/a North Camden Laundry, LLC
544 8th Street
Camden, New Jersey 08102

Date

PAYEE:

8/14/25

DOMINGO PLACENCIA
801 Elm Street
Camden, New Jersey 08102

Date

Notice to Purchaser - In the event that this check is lost, misplaced or stolen, a sworn statement and 90-day waiting period will be required prior to replacement. This check should be negotiated within 90 days.

Cashier's Check - Customer Copy

No. 6067503561

Void After 90 Days 30-1/1140 NNJ

Date 08/14/25 01:29:49 PM

PENNSAUKEN
793 0090284 022

Pay BANK OF AMERICA TWO FIVE ZERO ZERO ZERO ZERO ZERO **$25,000.00**

Twenty Five Thousand and 00/100 Dollars

To The Order Of METROPOLITAN LAUNDRY MACHINERY SALES INC.

Not-Negotiable
Customer Copy
Retain for your Records

Remitter (Purchased By): DOMINGO PLACENCIA

1641006097

Bank of America, N.A.
SAN ANTONIO,TX

00-33-3504B 08-2019

BANK OF AMERICA

Cashier's Check

No. 6067503561

Notice to Purchaser - In the event that this check is lost, misplaced or stolen, a sworn statement and 90-day waiting period will be required prior to replacement. This check should be negotiated within 90 days.

Void After 90 Days 30-1/1140 NNJ

Date 08/14/25 01:29:49 PM

PENNSAUKEN
793 0090284 022

Pay BANK OF AMERICA TWO FIVE ZERO ZERO ZERO ZERO ZERO **$25,000.00**

Twenty Five Thousand and 00/100 Dollars

-2019

BANK OF AMERICA

Preferred Rewards

P.O. Box 15284
Wilmington, DE 19850

Customer service information

1.888.888.RWDS (1.888.888.7937)

En Español: 1.800.688.6086

bankofamerica.com

Bank of America, N.A.
P.O. Box 25118
Tampa, FL 33622-5118

DOMINGO PLACENCIA
6857 WALDORF AVE
PENNSAUKEN, NJ 08110-6109

Your Adv SafeBalance Banking
Preferred Rewards Platinum

for June 13, 2025 to July 16, 2025

Account number: 3810 7271 0649

DOMINGO PLACENCIA

Account summary

Beginning balance on June 13, 2025	$41,540.94
Deposits and other additions	0.00
ATM and debit card subtractions	-9,578.39
Other subtractions	-0.00
Service fees	-0.00
Ending balance on July 16, 2025	**$31,962.55**

Zelle Busy life? Send money straight to their bank account.*

Use Zelle® to send and receive money with friends and family, with no fees in our app.

To learn more, scan the code or visit bankofamerica.com/zelle.

* Zelle® eligible checking or savings account required. Message and data rates apply.
When you use the QRC feature, certain information is collected from your mobile device for business purposes.
Mobile Banking requires that you download the Mobile Banking app and is only available for select mobile devices.
Zelle and the Zelle related marks are wholly owned by Early Warning Services, LLC and are used herein under license.

Block/Lot/Qual:	801. 3.	**Tax Account Id:**	15777
Property Location:	544-546 NO 8TH ST	**Property Class:**	4A - Commercial
Owner Name/Address:	ROJAS, JONATHAN & ESTEVEZ, PERSIDA	**Land Value:**	7,000
	1809 44TH STREET	**Improvement Value:**	133,500
	PENNSAUKEN, NJ 08110	**Exempt Value:**	51,100
		Total Assessed Value:	89,400
		Additional Lots:	2
Special Taxing Districts:		**Deductions:**	

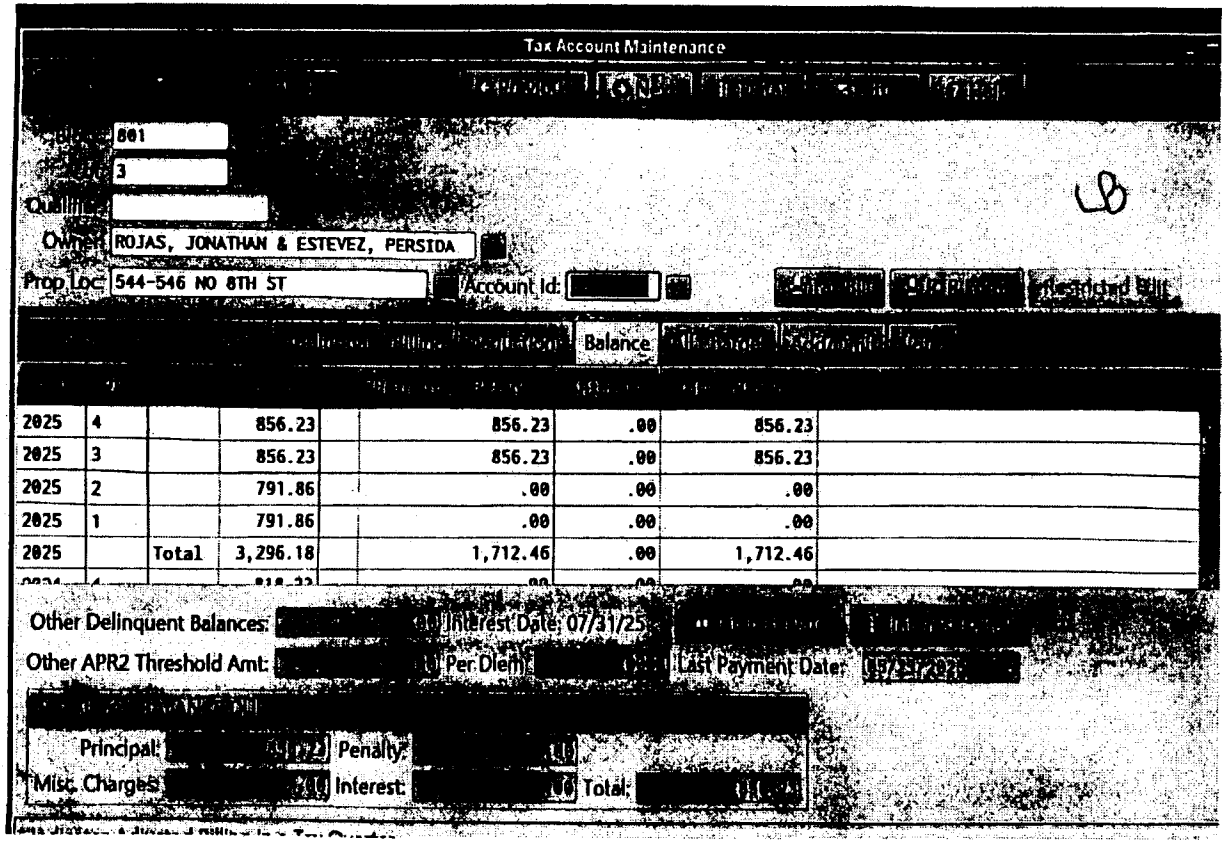
Taxes

Make a Payment | View Tax Rates | View Current Bill | Project Interest | PAS-1 Form Info

Year	Due Date	Type	Billed	Balance	Interest	Total Due	Status
2026	02/01/2026	Tax	824.05	824.05	0.00	824.05	OPEN
2026	05/01/2026	Tax	824.04	824.04	0.00	824.04	OPEN
	Total 2026		**1,648.09**	**1,648.09**	**0.00**	**1,648.09**	
2025	02/01/2025	Tax	791.86	0.00	0.00	0.00	PAID
2025	05/01/2025	Tax	791.86	0.00	0.00	0.00	PAID
2025	08/01/2025	Tax	856.23	856.23	0.00	856.23	OPEN
2025	11/01/2025	Tax	856.23	856.23	0.00	856.23	OPEN
	Total 2025		**3,296.18**	**1,712.46**	**0.00**	**1,712.46**	
2024	02/01/2024	Tax	765.49	0.00	0.00	0.00	PAID
2024	05/01/2024	Tax	765.49	0.00	0.00	0.00	PAID
2024	08/01/2024	Tax	818.23	0.00	0.00	0.00	PAID
2024	11/01/2024	Tax	818.23	0.00	0.00	0.00	PAID
	Total 2024		**3,167.44**	**0.00**	**0.00**	**0.00**	

Last Payment: 05/23/25

Return to Home



Scanned with CamScanner

Service Address: 544-546 N 8TH ST

Your account reflects a past due balance. If you have already submitted a payment, thank you. If not please submit a payment to keep your account in good standing. If you have questions regarding the past due amount, please call Customer Service at 855-769-3164.

All bills which have not been paid within 30 days of the original bill date have incurred interest charges and are included in this past due amount. The interest charge rate applied is 8% per annum for amounts up to $1,500.00 and 18% per annum for any amount in excess of the $1,500.00, calculated from the due date until the date actual payment is received.

Never miss a DUE DATE! Sign up for E-billing and Auto-Payment!!
https://umbsportal.amwater.com

Make a One-time Payment on-line now at https://umbsportal.amwater.com

Notice Date	Total Due	Due Date
07/24/2025	$1,093.81	07/15/2025

100 S 17th St.
Camden, NJ 08105

Please return this portion with your payment.

Account Number	Due Date
7707100389	07/15/2025
PAY THIS	$1,093.81

Enter Amount Paid $

Please make checks payable to City of Camden.
Please include customer account number on check.

3585 1 AV 0.593 0273611-CAMN318217-NT.1GRP-003585
JONATHAN ROJAS PERSIDA ESTEVEZ &
1809 44TH ST
PENNSAUKEN NJ 08110-3015

T: 10

SEND REMITTANCE TO:
CITY OF CAMDEN
PO BOX 371397
PITTSBURGH PA 15250-7397

00770007100389000109381000109381252058

Payment Receipt

Your payment has been accepted

Confirmation #	2005509103
Payment Type	City of Camden Water and Sewer Payments
Account #	7707100389
Status	ACCEPTED
Payment Date	Aug 13, 2025 – 7:11:46 AM
Payment Method	Checking Account ******0321
Payment Amount	$1,093.81
Service Fee	$1.95
Total Amount Charged	$1,095.76

REGIONAL SEWER SERVICE INVOICE
PO BOX 1105, BELLMAWR NJ 08099-5105

MAKE CHECKS PAYABLE TO:
CAMDEN COUNTY MUA

PAY IN PERSON AT:
1645 FERRY AVE CAMDEN
8:00 AM TO 4:00 PM
CASH, CHECK, OR MONEY ORDER ONLY

**********ALL FOR AADC 080 T328 P1 8
ROJAS JONATHAN & PERSIDA ESTEVEZ
544 N 8TH ST # 546
CAMDEN NJ 08102

LATE PAYMENTS SUBJECT TO
1.5%, PER MONTH INTEREST

INTEREST HAS BEEN CHARGED ON
THE BILL ONLY TO THE BILLING DATE.
ADDITIONAL INTEREST ACCRUES
UNTIL WE RECEIVE YOUR PAYMENT.

ACCOUNT #	080220031
BILLING DATE	07/01/25
SEWER SERVICE FOR	07/01/25 TO 09/30/25
PAYMENT DUE DATE	08/15/25
PAYMENT POSTED TO	06/30/25
PREVIOUS BALANCE	$0.36
NEW CHARGES	$93.00
INTEREST	$0.00
TOTAL AMOUNT DUE	$93.36
SERVICE ADDRESS	544-546 NO 8TH ST
BLOCK & LOT	00801/00003
CLASSIFICATION/UNIT	COMMERCIAL/1.00

PAST DUE ACCOUNTS SUBJECT TO
MUNICIPAL LIEN & TAX SALE

CALL CUSTOMER SERVICE AT:
(856) 541-3700 EXT# 1444

OBTAIN YOUR CURRENT
ACCOUNT BALANCE AT:
WWW.CCMUA.ORG, SELECT:
CHECK YOUR ACCOUNT BALANCE

PAY ONLINE AT WWW.CCMUA.ORG
OR CALL (800) 966-7995
A CONVENIENCE FEE APPLIES.
DEBIT CARD OR CHECKING ACCOUNT
ROUTING NUMBER ONLY.
CREDIT CARDS NOT ACCEPTED.

PAY ONLINE AT WWW.CCMUA.ORG OR CALL 1 800 966-7995

0083859

detach at this perforation & return with payment

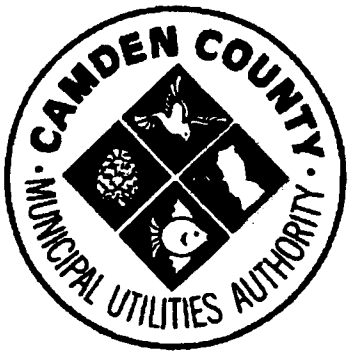
ADDRESS	544-546 NO 8TH ST
ACCOUNT #	080220031
BILLING DATE	07/01/25
TOTAL AMOUNT DUE	$93.36
AMOUNT ENCLOSED	$

**PLEASE DO NOT SEND CASH **

MAILING ADDRESS CHANGES:
PLEASE ATTACH A LETTER INCLUDING
YOUR ACCOUNT NUMBER

CAMDEN COUNTY
MUNICIPAL UTILITIES AUTHORITY
PO BOX 1105
BELLMAWR NJ 08099-5105

0802200312507010000093362



Payment Information

ROJAS JONATHAN & PERSIDA ESTEVEZ | CCMUA 9
Digit Account Number: 080220031

Print

View Payment History

Contact Us

Payment Confirmation

Your payment has been scheduled. If you provided an email address, a payment confirmation email has been sent to that address and you should receive it shortly.

Please print this page for your records.

Payment Information

Created: **Wed Aug 13 2025 07:08:31**

Name on Account: **ROJAS JONATHAN PERSIDA ESTEVEZ**

Routing Number (ABA): *******7607**

Bank Account Number (DDA): **************0321**

State: **NJ**

Zip: **08102**

Payment Date: **08/13/2025**

Amount: **$ 93.36**

Fee: **$ 1.75**

Total Amount: **$ 95.11**

Confirmation Number: **1267521215**

Email Address: **jonathan.rojas@comcast.net**

Exit

Contact Us

©2025 ACI Payments, Inc.

R-38

MBS:dh
11-13-25

RESOLUTION AUTHORIZING AN APPLICATION TO THE URBAN ENTERPRISE ZONE ASSISTANCE FUND FOR THE AMOUNT OF $172,950.00 NOT TO EXCEED OR GREATER THAN $192,000.00 FOR THE URBAN ENTERPRISE ZONE ADMINISTRATIVE BUDGET FOR THE PERIODS OF 1/1/2026 TO 6/30/2026

WHEREAS, the City of Camden desires to submit an application to the Urban Enterprise Zone Assistance Fund for UEZ assistance in the amount of One Hundred Seventy-Two Thousand Nine Hundred Fifty Dollars ($172,950.00) and not to exceed or greater than One Hundred Ninety-Two Thousand Dollars ($192,000.00) for the purpose of funding the FY 2026 UEZ Administration Budget of the City of Camden's Urban Enterprise Zone Authority; and

WHEREAS, City Council believes that the submission of such grant application is in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers be and are authorized to submit an application to the New Jersey Urban Enterprise Zone Assistance Fund for UEZ assistance in the amount of One Hundred Seventy-Two Thousand Nine Hundred Fifty Dollars ($172,950.00) and not to exceed or greater than One Hundred Ninety-Two Thousand Dollars ($192,000.00) for the funding of the Administrative Budget of the City of Camden Urban Enterprise Zone Authority for Fiscal Year 2026, in accordance with all pertinent terms, conditions and requirements which may be established for such an application.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13,2025

TO: City Council
FROM: Dr. Edward C. Williams , PP,AICP, CSI, and Director

TITLE OF ORDINANCE/RESOLUTION: Authorization application to the UEZAF for the amount of $172,950.00 not to exceed or greater than $192,000 for the UEZ administrative budget for the periods of 1/1/2026 to 6/30/2026

Point of Contact:	Joe E. Thomas	Planning & Development	(856)968-3531	Jothomas@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**N**			
Supporting Department Director (if necessary)	**N**			
Director of Grants Management	**N**			
Qualified Purchasing Agent	**N**			
Director of Finance	**Y**	A.P.	10/21/25	

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

Grant Award Letter

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: ASAP

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, and Director

08 $172,950

TITLE OF ORDINANCE/RESOLUTION: Authorization application to the UEZAF for an amount not **to exceed or greater than $192,000** for the UEZ administrative budget for the periods of 1/1/2026 – 6/30/2026

Point of Contact: Joe Thomas Planning + Development 856 968-3531 JoeThomas@camdencounty.com

Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		9/25/25	
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

CITY OF CAMDEN GRANTS MANAGEMENT 2025 SEP 25 PM 1:41

Approved by:
Business Administrator

Signature **Date**

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION Authorization application to the UEZAF for an amount not **to exceed or greater than $192,000** for the UEZ administrative budget for the periods of 1/1/2026 – 6/30/2026

FACTS/BACKGROUND: (

- Established under **New Jersey's UEZ Authority in 1983**, the UEZ aims to **revitalize urban communities** by encouraging private investment, job creation, and economic growth

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: Not to exceed $192,000.00

IMPACT STATEMENT:
The Camden Urban Enterprise Zone (UEZ) continues to serve as a vital driver of economic revitalization, job creation, and community development throughout the City of Camden. By leveraging the resources of the UEZ Assistance Fund (UEZAF) and aligning with local stakeholders, Camden has been able to implement initiatives that deliver measurable benefits to residents, businesses, and the city as a whole

SUBJECT MATTER EXPERTS/ADVOCATES:

- Camden UEZ
- DCA

COORDINATION:

- DCA

Prepared by: Joe Thomas 856-968-3531 jothomas@ci.camden.nj.us

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	**CITY OF CAMDEN**

Professional Service or EUS Type	NA
Name of Vendor	**DCA UEZAF**
Purpose or Need for service:	Application to the UEZAF for Administrative budget for FY 2026
Contract Award Amount	Not to exceed $192,000.00
Term of Contract	1 year
Temporary or Seasonal	n/a
Grant Funded (attach appropriate documentation allowing for service through grant funds)	Yes
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	NA
Were other proposals received? If so, please attach the names and amounts for each proposal received?	Yes

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Development and Planning (Housing Services)

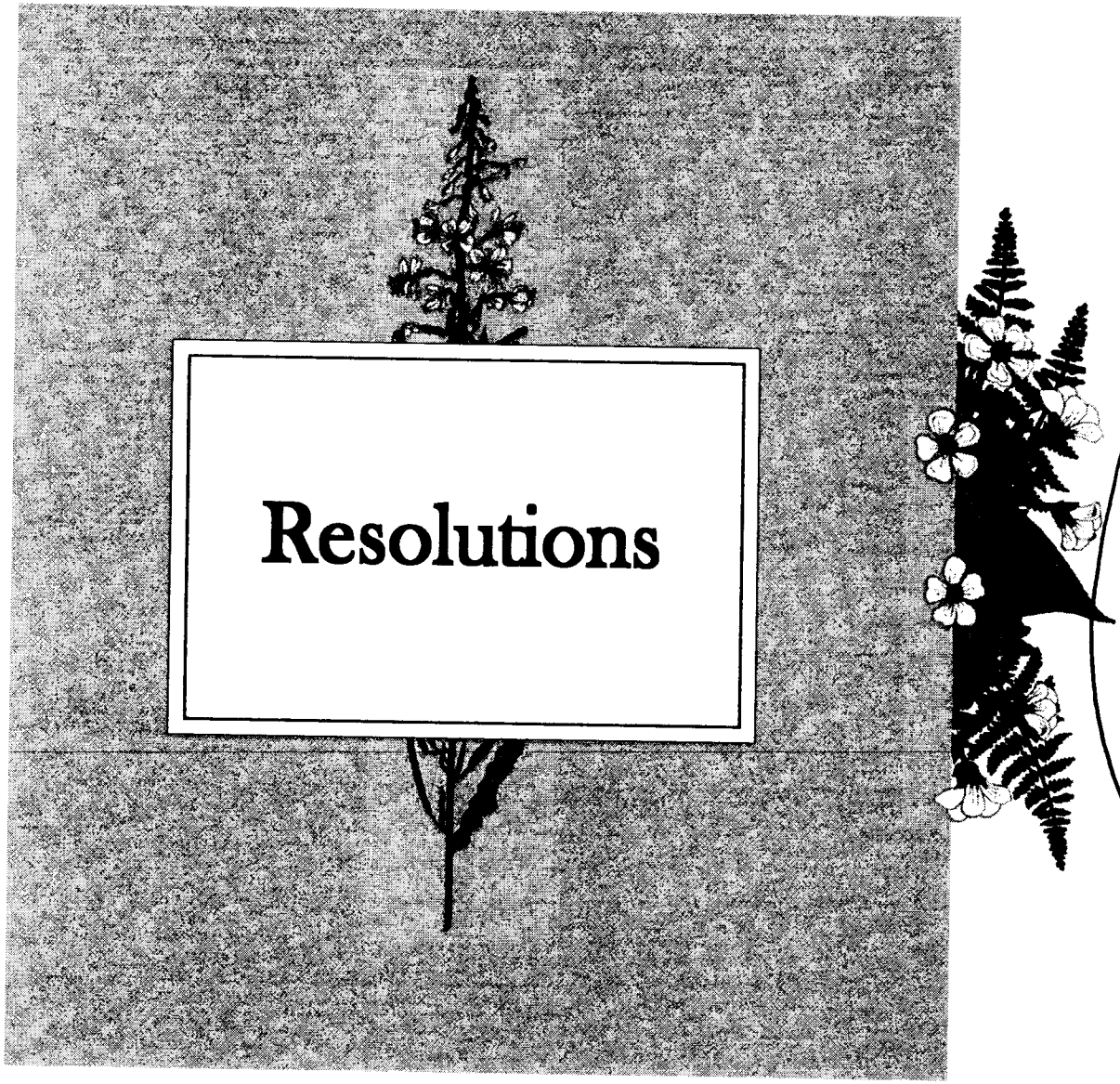
Grant Administrator: Joe Thomas Grant Administrator #: 968-3531

Community De- v. Corp

Grant/Project Name:			**Urban Enterprise Camden Strong administration 2026 1/1/2026-6/30/2026 $ 192,000.00**			
Grant #: 2026-08004-0447			UEZAF			
City Contract Date:TBD						
Application Resolution #9387:				Appropriation Code :	TBD	
Funding Source:			UEZ			
Pass-Through:	Y	N	Source:	City		
Amount of Grant:			$$192,000			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:		TBD		Accepting Grant Resolution # TBD		
Term of Grant:		1/1/2026-6/30/2026		Location of Activity:	Camden	
Date of Analysis:		9/26//2025		Reviewed By:	Joe Thomas	

Summary 1

The Department of Development and Planning/UEZ requested authoritarian to make application to the UEZAF in the amount no to exceed $192,000.00



RESOLUTIONS:

1. Must attach a completed, signed and dated Resolution to the Certification Sheets section under Resolution – Schedule I otherwise it will be REJECTED.
2. Must reference the SAGE application title.
3. The total UEZ requested amount must be typed on the Resolution as follows:

   ....not to exceed the total UEZ requested amount of $____ or for a UEZ requested amount up to $____.

New Jersey Department of Community Affairs
APPLICATION FOR GRANT FUNDS

STANDARD GRANT COVER SHEET

2026-08004-0447

1. DCA Program to Which Applicant is Applying: Urban Enterprise Zone - Camden 2026			
2. Name of Applicant Agency Camden City			
3. Street Address City Hall 520 Market Street			
City Camden	State New Jersey	Zip Code 08101-5120	County Camden
4. Official Contact Person Ms. Kelly Mobley	Title Coordinator for Federal a		Phone number (856) 757-7689
5. Program Contact Person Mr. Joseph Thomas	Title UEZ Coordinator		Phone Number (856) 968-3531
6. Proposed Project/Grant Title CAMDEN UEZ ADMIN BUDGET FY26: 1-1-26 TO 6-30-26			
Program Type Administrative Budget: Joseph Thomas			
7. Total Cost of the Project $172,950	8. Requested Amount $172,950	9. Funds from Other Sources $0	
10. Project Location (if Different from Applicant Agency)			
Street Address 520 Market Street			
City Camden	State New Jersey	Zip	Room Number
11. Vendor Number 216000418-09	12. Employer ID 216000418	13. Tax Exempt ID 216000418	
14. Area(s) Benefiting:			
15. Briefly describe the project for which you are seeking funds. To provide funds for continued growth toward the municipality's projected Fiscal Year total 2026 total Urban Enterprise Zone administrative budget for the allocation ending in 2026			

16. a. Will any member of the Board of Directors/Trustees receive any direct or indirect personal or monetary gain from the funding of this grant?

☐ Yes ☒ No

b. Does any member of the Board of Directors/Trustees serve on any board, council commission, committee or task force which has regulatory or advising influence on the funding program? ☐ Yes ☒ No

If yes, please describe:

17. Fiscal Contact Person	Title	Phone Number
Mr. Scott Z Parker	Director of Finance	(856) 952-9250

18. Agency Fiscal Year	19. Name of CPA Firm Appointed by Grantee
7/1 to 6/30	Bowman & Co. LLP

20. **Certification:** The applicant certifies that to the best of his/her knowledge and belief all data supplied in this application and attachments are true and correct. The document has been duly authorized by the governing body of the applicant and further understands and agrees that any grant received as a result of this application shall be subject to the grant conditions and other policies, regulation, and rules issued by the New Jersey Department of Community Affairs which include provisions described in grant applications instructions.

Name and Title of Applicant (Print)	Signature of Applicant	Date of Application

OBJECTIVES

Objective Number: 1

Short Description: UEZ Admin Budget 2026

Detailed Description

Despite the challenging economic climate, the Camden UEZ Office is committed to increase jobs and UEZ membership. Camden's goal for 2026 is to increase UEZ membership by 20% (roughly 20 members).

Methods

Membership will be increased by continuing successful practices such as print advertising, site visits, direct mailings, phone calls, and the Internet. Camden anticipates increasing membership recruitment via the new Advertising Campaign. With the NJUEZA's support, Camden plans to implement these referenced projects. Some projects (years 3 or 4) are established and will build on past success. The others are partnerships with viable Camden agencies with proven capacity.

Evaluation

Membership goals will be tracked weekly and re-evaluated every quarter. Projects are also tracked on a quarterly base by the NJUEZA via Sage. Monthly project reports will be submitted to the Camden office.

Application Program Component: Joseph Thomas

Scope of Services

This fund application is intended to support the cost associated with the Camden Fiscal Year 2026 Administrative Budget. These costs include salary for personnel. In addition, the funds will be applied to standard operating expenses, which include advertising, membership, equipment, auto, and consumable office supply costs. The Camden UEZ Program staff has Joe Thomas (UEZ Coordinator)-Who is responsible for the daily oversight and administration of the Camden. Program and reports to the City of Camden Director of Planning and Development (Edward William). Mr. Thomas is responsible for promoting the program and encouraging the expansion of existing and

attraction of new business to the City of Camden. His duties include submitting and administering. All fund applications, monitoring UEZ-funded projects, submitting periodic reports to the NJUEZA, conducting site visits, approving all membership certifications and recertification, and processing payment requests, among other duties. Mr. Thomas is also responsible for monitoring UEZ membership and liaising between the business community and the local UEZ Office. Mr. Thomas conducts daily site visits, registers new UEZ members, re-certifies existing members, identifies recent business locations, and assists new businesses with establishing a Camden location (from start to finish). The Camden UEZ continues to increase local employment, provide essential gap funding for non-conventional projects, and provide resources to secure commercial corridors. The UEZ has become one of Camden's most important economic development tools. UEZ funding has been used to connect. Billions in past private, state, and federal investments and to leverage millions of anticipated State and Federal monies. The Camden UEZ 2026 Administrative Budget is a guide tool for the upcoming year. It sets the goals for fiscal 2027 and provides a benchmark to measure progress. Without NJUEZA's funding commitment, the Camden UEZ Program will not be able to operate. The City of Camden does not sufficient funding in place to support the staff salaries of other associated operating cost.

Zone development plan project section citation:

Page:68 Section: Category 4

Budget Summary

Administrative Budget: Joseph Thomas

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
ADM - Personnel					
Salaries/Wages	$97,500.00				$97,500.00
Fringe Benefits	$55,500.00				$55,500.00
Sub-Total	$153,000.00	$0.00	$0.00	$0.00	$153,000.00
ADM - Operating Cost					
Advertising	$7,600.00				$7,600.00
Non-UEZ Funded Individuals	$8,750.00				$8,750.00
Sub-Total	$16,350.00	$0.00	$0.00	$0.00	$16,350.00
ADM - Other					
Other	$3,600.00				$3,600.00
Sub-Total	$3,600.00	$0.00	$0.00	$0.00	$3,600.00
Total	$172,950.00	$0.00	$0.00	$0.00	$172,950.00

Budget Detail

Administrative Budget: Joseph Thomas

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
ADM - Personnel					
Salaries/Wages					
UEZ Coordinator	$58,000.00				$58,000.00
Program Monitor 1.0	$30,000.00				$30,000.00
Cleark Part time .50	$9,500.00				$9,500.00
Minor Category Sub-Total	$97,500.00	$0.00	$0.00	$0.00	$97,500.00
Fringe Benefits					
UEZ Joe Thomas fringe	$26,000.00				$26,000.00
Program Monitor Fringe	$26,000.00				$26,000.00
Clerk fringe	$3,500.00				$3,500.00
Minor Category Sub-Total	$55,500.00	$0.00	$0.00	$0.00	$55,500.00
Major Category Sub-Total	$153,000.00	$0.00	$0.00	$0.00	$153,000.00
ADM - Operating Cost					
Advertising					
Outreach Advertisng and marketing of UEZ	$7,600.00				$7,600.00
Minor Category Sub-Total	$7,600.00	$0.00	$0.00	$0.00	$7,600.00
Non-UEZ Funded Individuals					
Adminastrative services	$4,250.00				$4,250.00
Hired sevices	$4,500.00				$4,500.00
Minor Category Sub-Total	$8,750.00	$0.00	$0.00	$0.00	$8,750.00
Major Category Sub-Total	$16,350.00	$0.00	$0.00	$0.00	$16,350.00
ADM - Other					
Other					

Budget Detail

Administrative Budget: Joseph Thomas

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
Office supplies	$3,600.00				$3,600.00
Minor Category Sub-Total	$3,600.00	$0.00	$0.00	$0.00	$3,600.00
Major Category Sub-Total	$3,600.00	$0.00	$0.00	$0.00	$3,600.00
Total	$172,950.00	$0.00	$0.00	$0.00	$172,950.00

Urban Enterprise Zone - Camden 2026

PROJECT INFORMATION

Business Recruitment Plan for New Fiscal Year

to continue with market and outreach plan in according with my 5-year strategic plan category 4

Urban Enterprise Zone - Camden 2026
FUTURE UEZ PROPOSALS

Name of Proposal Improvement Program

Description of Proposal

The 2025 Commercial Facade Improvement Program fosters commercial revitalization and economic. Development and improves neighborhood conditions. This program helps to develop a more vibrant, walkable, mixed-use commercial district. Additionally, the program transforms commercial communities into destinations for residents and out-of-area customers, increases employment for area residents, increases the number of commercial opportunities, and enhances the neighborhood's appearance. Lastly, this program builds upon previously funded efforts targeting the commercial corridor with clean and safe services, gateway signage, neighborhood identification banners, and the recently constructed road Improvements.

Estimated total cost of proposal

Estimated UEZ cost of proposed 500,000.00.

Urban Enterprise Zone - Camden 2026
FUTURE UEZ PROPOSALS

Estimated UEZ cost of proposal $500,000.00

Anticipated number of jobs created 15

Anticipated impact on municipal tax base

Standard's buildings in Camden are located in the Gateway Redevelopment Zone and are potentially subject to the eminent domain at the behest of the Master Re developer, Campbell Soup Co. ("CSC"). To avoid eminent domain and to be able to remain and continue to operate in its current facilities, Standard has agreed with CSC and the Camden Redevelopment Agency ("CRA") Perform specific cosmetic improvements to its building to make it fit better architecturally with the office park, which is expected to be constructed in the Zone and close to that building. Provided these improvements are made, CSC, as the Master developer, has agreed not to request or approve the taking of Standard's buildings. The benefit, therefore, to Standard, from completing the improvements is a fulfillment of the agreement with C.

Can measurable be quantified? [X] Yes No N/A

Urban Enterprise Zone - Camden 2026
ATTACHMENTS (ADMINISTRATIVE BUDGET)

1a. Fully executed City Council Resolution

I will...

[X] Mail this attachment

Hand deliver this attachment

1b. Zone Board Resolution

I will...

[X] Mail this attachment

Hand deliver this attachment

2 . Agreement(s) between the Zone and Firm

I will...

Upload this attachment

Mail this attachment

Fax this attachment

Hand deliver this attachment

[X] Not applicable

Urban Enterprise Zone - Camden 2026
SCHEDULE A: PERSONNEL

Name of Employee	Alyan Brown
Position/Title	clerk
Date of Hire	1/6/2025
Eligible for Overtime?	Yes [X] No
	Full Time [X] Part Time
Standard Weekly Work Hours	19
Number of Weekly Hours Dedicated to UEZ	19
Annual Salary	$18,976.00
Annual Salary Requested from UEZ	$9,500.00
Municipal Salary subsidy (if applicable)	
Annual Fringe Benefits	$7,000.00
Annual Fringe Benefits Requested from UEZ	$7,000.00

Submit Job Description 515254-289059-admin assistance.docx

I will...

- Upload this attachment
- Mail this attachment
- Fax this attachment
- [X] Hand deliver this attachment
- Not applicable

Submit Resume 515254-289055-alayna brown - resume.pdf

I will...

- Upload this attachment
- Mail this attachment
- Fax this attachment
- Hand deliver this attachment
- [X] Not applicable

Urban Enterprise Zone - Camden 2026
SCHEDULE A: PERSONNEL

Name of Employee	Joseph Thomas 1.0
Position/Title	uez Coordinator
Date of Hire	1/1/2005
Eligible for Overtime?	Yes [X] No
	[X] Full Time Part Time
Standard Weekly Work Hours	35
Number of Weekly Hours Dedicated to UEZ	35
Annual Salary	$116,000.00
Annual Salary Requested from UEZ	$116,000.00
Municipal Salary subsidy (if applicable)	
Annual Fringe Benefits	$42,796.00
Annual Fringe Benefits Requested from UEZ	$42,796.00

Submit Job Description 515253-289059-coordinator.docx

I will...

- Upload this attachment
- Mail this attachment
- Fax this attachment
- [X] Hand deliver this attachment
- Not applicable

Submit Resume 515253-289055-joe.pdf

I will...

- Upload this attachment
- Mail this attachment
- Fax this attachment
- [X] Hand deliver this attachment
- Not applicable

Urban Enterprise Zone - Camden 2026
SCHEDULE A: PERSONNEL

Name of Employee	Shellean Brooks
Position/Title	Program Monitor 1.0
Date of Hire	7/1/2025
Eligible for Overtime?	Yes [X] No
	[X] Full Time Part Time
Standard Weekly Work Hours	35
Number of Weekly Hours Dedicated to UEZ	35
Annual Salary	$59,000.00
Annual Salary Requested from UEZ	$28,500.00
Municipal Salary subsidy (if applicable)	
Annual Fringe Benefits	$22,000.00
Annual Fringe Benefits Requested from UEZ	$22,000.00

Submit Job Description 515255-289059-program monitor.docx

I will...

- Upload this attachment
- Mail this attachment
- Fax this attachment
- [X] Hand deliver this attachment
- Not applicable

Submit Resume

I will...

- Upload this attachment
- Mail this attachment
- Fax this attachment
- Hand deliver this attachment
- [X] Not applicable

Urban Enterprise Zone - Camden 2026

OTHER SOURCES OF FUNDING RELATED TO THIS APPLICATION

Source	Amount	Code
0	$0.00	
Total Funds From Other Sources Related To This Application Only	$0.00	

CERTIFICATION SHEETS

If your Agency type is not required to answer any of the questions below, click the N/A radio button				
1.	I certify that this agency is not delinquent on any Federal or State debt.	☑ Yes	☐ No	☐ N/A
2.	I understand that payments from NJDCA will depend on our submission of all required grant reports.	☑ Yes	☐ No	☐ N/A
3.	I certify that neither members of our organization's governing body nor members of their families will receive any direct or indirect personal or monetary gain from the funding of this grant.	☑ Yes	☐ No	☐ N/A
4.	I certify that our organization's Certification of System for Award Management(SAM) is valid and current.	☑ Yes	☐ No	☐ N/A
5.	I certify that neither members of our organization's governing body nor members of their families serve on any board, council, commission, committee, or task force that has regulatory authority or advising influence on the funding program.	☑ Yes	☐ No	☐ N/A
	If no, please explain:			
Non-government Agencies only—				
6.	If our agency has **not** received funds from NJDCA for the current State Fiscal Year, I will submit our organization's most recent audit.	☑ Yes	☐ No	☐ N/A
7.	The information contained in the Board of Directors list in our Agency Information is adequate and up-to-date at the time of this application.	☑ Yes	☐ No	☐ N/A

CERTIFICATION SHEETS

ATTACHMENTS			
Certification Regarding Debarment and Suspension - Schedule G			
I will upload this attachment ☐	Not applicable ☑		
Certification Regarding Lobbying - Schedule H			
I will upload this attachment ☐	Not applicable ☑		
Resolution - Schedule I Or Local Match Only - Schedule I			
I will upload this attachment ☐	Not applicable ☑		
IRS Determination Letter (New Applicants, Non-profit, Non-government only)			
I will upload this attachment ☐	Not applicable ☑		
Organizational Chart (Non-government only)			
I will upload this attachment ☐	Not applicable ☑		
Application Cover Page			
I will upload this attachment ☐	Not applicable ☑		
Please upload any third party agreement(s) that may be pertinent to this grant. (see application instructions for specific details)			

R-39

MBS:dh
11-13-25

RESOLUTION AUTHORIZING THE ACCEPTANCE OF $1,080,301.00 FROM THE URBAN ENTERPRISE ZONE ASSISTANCE FUND (UEZAF) FOR THE ACQUISITION OF A FIRE TRUCK

WHEREAS, the City of Camden has been awarded a grant in the amount of ONE MILLION EIGHTY THOUSAND THREE HUNDRED ONE DOLLARS ($1,080,301.00) from the New Jersey Urban Enterprise Zone Assistance Fund, for the Acquisition of a Fire Truck; and

WHEREAS, the fire truck will enhance emergency response services and support the protection of businesses located within the Camden Enterprise Zone corridors; and

WHEREAS, the City Council of the City of Camden believes that acceptance of said grant will be in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers are authorized to accept the grant from the New Jersey Urban Enterprise Zone Assistance Fund in the amount of ONE MILLION EIGHTY THOUSAND THREE HUNDRED ONE DOLLARS ($1,080,301.00) for the purpose of funding the acquisition of a UEZ Fire Truck in accordance with all pertinent terms, conditions and requirements which may be established for such acceptance.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: ASAP

TO: City Council
FROM: Dr. Edward C. Williams, Dir. of Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Acceptance of $1,080,301.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Acquisition of a UEZ Fire Truck

Point of Contact:	Joe Thomas Planning Development 856-968-3531 jothomas@camdennj.gov			
Name		Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		10/17/25	
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance			10/17/25	

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Acceptance of $1,080,301.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Acquisition of a UEZ Fire Truck

FACTS/BACKGROUND:

- In accordance with UEZAF regulation funds will used in the UEZ business corridors
- Funds will attract promotes safety in our UEZ corridors
- Job Creation

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:

- **$1,080,301.00**

IMPACT STATEMENT:

- This funding will allow for economic growth in our business corridors

SUBJECT MATTER EXPERTS/ADVOCATES:

NA

COORDINATION:

- **In collaboration with the Urban Enterprise zone**

Prepared by :Joe Thomas jothomas@camdennj.gov /856-968-3531

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	**CITY OF CAMDEN**

Professional Service or EUS Type	EUS
Name of Vendor	**City of Camden**
Purpose or Need for service:	**Acceptance of $1,080,301.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Acquisition of a Camden Strong UEZ Fire Truck**
Contract Award Amount	$1,080,301.04
Term of Contract	2 year
Temporary or Seasonal	n/a
Grant Funded (attach appropriate documentation allowing for service through grant funds)	Yes
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	EUS
Were other proposals received? If so, please attach the names and amounts for each proposal received?	Yes

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.
_____Funding Source for this action

_____
Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:
( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

Urban Enterprise Zone

MEMORANDUM

TO: Members of the Authority

FROM: James Slaughter
Executive Director; UEZA/DCA

DATE: October 15, 2025

SUBJECT: Camden Strong UEZ Fire Truck

REQUESTS: **1,080,301.00**

The Members of the Authority are asked to:

1) Adopt the recommended finding by staff that the Camden Urban Enterprise Zone (Camden UEZ) is an Urban Enterprise Zone (UEZ) entity in good standing that is eligible for a distribution from its Zone Assistance Fund (ZAF) account,

2) Approve the Camden Strong UEZ Fire Truck funding request in the amount of $1,080,301.00

N.J.S.A. 52:27H-88(a)(2) requires local UEZs to be "in good standing with the UEZ Authority in accordance with rules adopted by the UEZ Authority" for Treasury to set up the zone account. While staff continue to work on proposed rules to implement this provision, staff proposes the following interim definition:
"Good standing" means that the UEZ-designated entity is up-to-date on filing any and all State reports (required by law) and are in possession of or are in the process of obtaining any State licenses and permits required to execute the actions submitted in the application. If approved, the UEZ entity must comply with all statutory rules concerning the execution of the proposed project.

APPLICANT:
Camden UEZ
Joe Thomas , UEZ Coordinator

PROJECT NAME:
Camden Strong UEZ Fire Truck
PROJECT LOCATION:
Camden UEZ

DESCRIPTION OF THE PROPOSED PROJECT:
Camden UEZ is requesting **$1,080,301** to ensure strong and reliable fire protection within our UEZ corridors

APPLICANT BACKGROUND:

MECHANISMS USED TO GUARANTEE THAT FUNDS ARE SPENT IN ACCORDANCE WITH THE PLAN/ESTABLISHED GUIDELINES AND THAT THE PROJECT WILL ACCOMPLISH ITS PURPOSE:

Joe Thomas, the City's UEZ Coordinator, received approval from the City's financial department to submit the proposed project. Mr. Scott will work with the financial department to ensure funds are spent in accordance with the established guidelines.

GOOD STANDING REVIEW:

DCA staff confirms that they have reviewed the required UEZ reports and finds Camden UEZ is up to date with all required reports. Additionally, the project does not require any State licenses or permits to execute the actions in the project, as they entail administrative and advertising activities. Thus, staff recommends a finding Camden UEZ is in good standing.

REQUESTS:

Members of the Authority are asked to adopt the finding that Camden UEZ is in good standing and to approve the proposed Camden Urban Enterprise Zone Program's request of **1,080,301** for the Camden Strong UEZ Fire Truck.

CONDITIONS OF APPROVAL:

N/A

APPROVAL OFFICER: James Slaughter, Executive Director; UEZA/DCA
APPROVAL OFFICER: Joseph J. Fusco, Deputy Executive Director; UEZA/DCA

INCLUDED ANALYSIS:

Appendix 1: Camden Strong UEZ Fire Truck - Budget Detail

James Slaughter,
Executive Director; UEZA/DCA

Budget Detail

Camden Strong UEZ Fire Truck
Joe Thomas, UEZ Coordinator
Camden UEZ

R-36

RESOLUTION MC-25: *10136*
On Motion Of: Jannette Ramos
APPROVED: August 12th, 2025

SE:dh
08-12-25

RESOLUTION AUTHORIZING THE CITY OF CAMDEN TO APPLY FOR A GRANT IN THE AMOUNT OF $1,080,301.04 FROM NEW JERSEY DEPARTMENT OF COMMUNITY AFFAIRS-URBAN ENTERPRISE ZONE FOR THE PURCHASE A FIRE TRUCK TO SUPPORT BUSINESS IN THE URBAN ENTERPRISE ZONE CORRIDORS

WHEREAS, the City of Camden desires to submit an application to the New Jersey Department of Community Affairs, for a New Jersey Urban Enterprise Zone Grant in the amount of One Million Eighty Thousand Three Hundred One Dollars and Four Cents ($1,080,301.04) for the purchase of a fire truck to support businesses in the Camden Urban Enterprise Zone corridors; and

WHEREAS, City Council believes that the submission of such grant application is in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers be and are hereby authorized to submit an application to the New Jersey Department of Community Affairs, for a New Jersey Urban Enterprise Zone Authority Grant to purchase a fire truck to support businesses in the Camden Urban Enterprise Zone corridors in the amount of One Million Eighty Thousand Three Hundred One Dollar and Four Cents ($1,080,301.04), in accordance with all pertinent terms, conditions and requirements which may be established for such an application.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: August 12, 2025

The above has been reviewed and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

Initial Report _√_ Revised Report ____ Closing Report____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Planning and Development

Grant Administrator: Joseph Thomas Grant Administrator #: 968-3531

Grant/Project Name:			Urban Enterprise Zone Authority (Fire Truck)			
Grant #:			UEZ			
City Contract Date:				City Contract #:		
Application Resolution #:				Appropriation Code :		
Funding Source:			Urban Enterprise Zone Authority			
Pass Through:	Y	N	Source:	City		
Amount of Grant:			$1,080,301			
Local Match:	Y	N	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			8-1-2025 – 8-31-2027	Location of Activity:		
Date of Analysis:			1-Jul-25	Reviewed By:		Kelly Mobley

Summary:

17-Oct-25: The Department of Planning and Development – Camden UEZA Office is requesting City Council authorization to accept $1,080,301 from the New Jersey State Office of the Urban Enterprise Zone Authority (UEZA) for the purpose of procuring a fire truck to enhance emergency response services and support the protection of businesses located within the Camden Urban Enterprise Zone corridors.

1-Jul-25: The Department of Planning and Development - Camden UEZA Office is requesting council authorization to submit an application for funding in the amount of $1,080,301.04 to the NJ Urban Enterprise Zone Authority for the purpose of purchasing a fire truck to support businesses within the UEZ corridors.

This application must be entered through SAGE and is expected to make the August UEZA Meeting providing this resolution can be read and approved by council at the July Meeting.

Price includes price inflation; UEZ decal installation and cost of truck.

Time Lines: Quarterly programmatic/financial reports are due for the following periods within 30 days after the quarter. Progress Reports (Attachment I) and Financial Reports (Attachment J).January – March: due April 30th; April – June: due July 31st; July – September: due October 31st; October – December: due January 31st

Problematic Areas/Recommendations:

NUEZA Fire Truck

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Development and Planning (Housing Services)

Grant Administrator: Joe Thomas Grant Administrator #: 968-3531

Community

Grant/Project Name:			**Acceptance of $1,080,301.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Acquisition of a Camden Strong UEZ Fire Truck**			
Grant #: **2022-08004-2114**			UEZAF			
City Contract Date:10/1/2025						
Application Resolution #:				Appropriation Code:	TBD	
Funding Source:			UEZ			
Pass-Through:	Y	N	Source:	City Camden		
Amount of Grant:			**$1,080,301.00**			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date: 11/11/2025				Accepting Grant Resolution # MC:10136		
Term of Grant:			TBD	Location of Activity:		
Date of Analysis:			10/15/2025	Reviewed By:	Joe Thomas	

Summary:

Payment #1. The Department of Development and Planning/UEZ requests **Acceptance of $1,080,301.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Acquisition of a Camden Strong UEZ Fire Truck**

New Jersey Department of Community Affairs
APPLICATION FOR GRANT FUNDS

STANDARD GRANT COVER SHEET

2022-08004-2114

1. DCA Program to Which Applicant is Applying: Urban Enterprise Zone - Camden 2022			
2. Name of Applicant Agency Camden City			
3. Street Address City Hall 520 Market Street			
City Camden	State New Jersey	Zip Code 08101-5120	County Camden
4. Official Contact Person Ms. Kelly Mobley	Title Coordinator for Federal a		Phone number (856) 757-7689
5. Program Contact Person Ms. Kelly Mobley	Title Coordinator for Federal a		Phone Number (856) 757-7689
6. Proposed Project/Grant Title Camden UEZ Strong Fire Truck			
Program Type Projects : Acquisition: Camden Strong Fire Truck			
7. Total Cost of the Project $1,080,301	8. Requested Amount $1,080,301	9. Funds from Other Sources $0	
10. Project Location (if Different from Applicant Agency) Camden City UEZ Corridors			
Street Address Fedreal Street			
City Camden	State New Jersey	Zip	Room Number
11. Vendor Number 216000418-09	12. Employer ID 216000418	13. Tax Exempt ID 216000418	
14. Area(s) Benefiting: Camden County,			
15. Briefly describe the project for which you are seeking funds. To ensure strong fire protection in our UEZ corridor, we propose investing in a new, modern fire truck to boost safety, emergency response, and UEZ business confidence.			

16. a. Will any member of the Board of Directors/Trustees receive any direct or indirect personal or monetary gain from the funding of this grant?

☐ Yes ☒ No

b. Does any member of the Board of Directors/Trustees serve on any board, council commission, committee or task force which has regulatory or advising influence on the funding program? ☐ Yes ☒ No

If yes, please describe:

17. Fiscal Contact Person	Title	Phone Number
Mr. Scott Z Parker	Director of Finance	(856) 952-9250

18. Agency Fiscal Year	19. Name of CPA Firm Appointed by Grantee
7/1 to 6/30	Bowman & Co. LLP

20. **Certification:** The applicant certifies that to the best of his/her knowledge and belief all data supplied in this application and attachments are true and correct. The document has been duly authorized by the governing body of the applicant and further understands and agrees that any grant received as a result of this application shall be subject to the grant conditions and other policies, regulation, and rules issued by the New Jersey Department of Community Affairs which include provisions described in grant applications instructions.

Name and Title of Applicant (Print)	Signature of Applicant	Date of Application

OBJECTIVES

Objective Number: 1

Short Description: Camden Strong UEZ Fire Truck

Detailed Description
The UEZ business corridor is a critical economic engine in our municipality, home to small businesses, commercial properties, and redevelopment projects. However, current emergency response equipment is aging and limited, posing challenges to adequate fire protection, insurance premiums, and business investment confidence.

Methods
Support for Economic Development Goals Enhance fire safety coverage to reduce property risk, encouraging new business development. Improve emergency response times to protect existing businesses, jobs, and infrastructure. Reduce insurance costs and risk assessments for businesses along the corridor. Provide reassurance to developers, tenants, and investors considering projects in the UEZ.

Evaluation
Enhanced fire safety and protection in the UEZ corridor Strengthened investment appeal and reduced risk profile Improved insurance and business continuity conditions Increased confidence among existing and prospective business owners

Application Program Component: Camden Strong Fire Truck

Scope of Services

To purchase and deploy a fully equipped, modern fire truck that will serve the Urban Enterprise Zone (UEZ) business corridor, enhancing public safety and directly supporting long-term economic development.

Background:

The UEZ business corridor is a critical economic engine in our municipality, home to small businesses, commercial properties, and redevelopment projects. However, current emergency response equipment is aging and limited, posing challenges to adequate fire protection, insurance premiums, and business investment confidence.

Scope of Services:

Acquisition of Equipment

Purchase a new, fully equipped fire truck capable of handling industrial and commercial emergencies.

Ensure vehicle meets all NFPA standards for safety and operational effectiveness.

Deployment Strategy

Assign the vehicle to a station or unit with first-responder priority for the UEZ corridor.

Integrate the fire truck into existing emergency response operations.

Support for Economic Development Goals

Enhance fire safety coverage to reduce property risk, encouraging new business development.

Improve emergency response times to protect existing businesses, jobs, and infrastructure.

Reduce insurance costs and risk assessments for businesses along the corridor.

Provide reassurance to developers, tenants, and investors considering projects in the UEZ.

Community Impact & Engagement

Increase community confidence and public trust through visible safety investments.

Use the truck for public safety outreach, school visits, and business district events to reinforce UEZ benefits.

Outcomes:

Enhanced fire safety and protection in the UEZ corridor

Strengthened investment appeal and reduced risk profile

Improved insurance and business continuity conditions

Increased confidence among existing and prospective business owners

The UEZ logo the truck will be marked with UEZ logo

Camden UEZ consist of 95 % if the city of Camden and will be dedicated to supporting that 95%

While assign to the UEZ truck that will only support emergency dedicated to the UEZ destination

Duties can vary from time to times; the work being performed will remain with in the UEZ zone

UEZ Truck will be in operation 24 hours a day

The UEZ captain of the station is their direct report. The UEZ Captain will give a monthly report on all occurrences with the UEZ truck to the UEZ

Scope of Services

Our, entire Zone is underserviced

Multiple factors have contributed to fire safety issues in Camden, particularly in the historically underserved neighborhoods of Waterfront South and East Camden, where industrial fires have disproportionately impacted residents and the business community These issues are a result of concerns over a scrapyard facility's safety practices, aging city fire department equipment, and long-standing union disputes over resources.

This project can be found in section 4 on page 68 of Camden's Five-Year Plan" will work

Budget Summary

Projects/Acquisition: Camden Strong Fire Truck

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
PROGRAM - Personnel					
Other	$51,357.11				$51,357.11
Sub-Total	$51,357.11	$0.00	$0.00	$0.00	$51,357.11
PROGRAM - Operating Cost					
Other	$1,800.00				$1,800.00
Equipment	$1,027,143.89				$1,027,143.89
Sub-Total	$1,028,943.89	$0.00	$0.00	$0.00	$1,028,943.89
Total	$1,080,301.00	$0.00	$0.00	$0.00	$1,080,301.00

Budget Detail

Projects/Acquisition: Camden Strong Fire Truck

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
PROGRAM - Personnel					
Other					
Price inflation	$51,357.11				$51,357.11
Minor Category Sub-Total	$51,357.11	$0.00	$0.00	$0.00	$51,357.11
Major Category Sub-Total	$51,357.11	$0.00	$0.00	$0.00	$51,357.11
PROGRAM - Operating Cost					
Other					
UEZ decal installtion	$1,800.00				$1,800.00
Minor Category Sub-Total	$1,800.00	$0.00	$0.00	$0.00	$1,800.00
Equipment					
Camden Strong UEZ Fire Truck	$1,027,143.89				$1,027,143.89
Minor Category Sub-Total	$1,027,143.89	$0.00	$0.00	$0.00	$1,027,143.89
Major Category Sub-Total	$1,028,943.89	$0.00	$0.00	$0.00	$1,028,943.89
Total	$1,080,301.00	$0.00	$0.00	$0.00	$1,080,301.00

PROJECT INFORMATION

Project Name:	Camden UEZ Strong Fire Truck
Meeting Date:	10/15/2025
Estimated start date:	10/1/2025
Estimated completion date:	2/1/2028

Explain how this Project/Program fits into your Zone Development Plan, Municipality's Master Plan, and/or Redevelopment Plan. If it does not fit into these Plans, explain why.

The Camden Strong UEZ Fire Truck aligns with Category 3 on page 68, which focuses on strengthening infrastructure within our UEZ corridor. This investment enhances public safety, creating a secure environment that encourages residents and visitors to shop and support local businesses.

R-40

MBS:dh
11-13-25

RESOLUTION AUTHORIZING THE ACCEPTANCE OF $362,463.00 FROM THE URBAN ENTERPRISE ZONE ASSISTANCE FUND (UEZAF) FOR THE CAMDEN STRONG STREETSCAPE ENHANCEMENT

WHEREAS, the City of Camden has been awarded a grant in the amount of THREE HUNDRED SIXTY-TWO THOUSAND FOUR HUNDRED SIXTY-THREE DOLLARS ($362,463.00) from the New Jersey Urban Enterprise Zone Assistance Fund, for the Camden Strong Streetscape Enhancement; and

WHEREAS, the funds will be used to pay for sewer repairs and beautification amenities on Haddon Avenue in the Cooper Hospital area;

WHEREAS, the project will be managed and monitored by the City of Camden Capital Improvement Office; and

WHEREAS, the project will promote beatification and economic growth in the UEZ corridor; and

WHEREAS, the City Council of the City of Camden believes that acceptance of said grant will be in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers are authorized to accept the grant from the New Jersey Urban Enterprise Zone Assistance Fund in the amount of THREE HUNDRED SIXTY-TWO THOUSAND FOUR HUNDRED SIXTY-THREE DOLLARS ($362,463.00) for the purpose of funding the Camden Strong Streetscape Enhancement in accordance with all pertinent terms, conditions and requirements which may be established for such acceptance.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: ASAP

TO: City Council
FROM: Dr. Edward C. Williams, Dir. of Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Acceptance 362,463.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Camden Strong Street Scape

Point of Contact:	Joe Thomas Planning Development 856-968-3531 jothomas@camdennj.gov			
Name		Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y			
Supporting Department Director (if necessary)				
Director of Grants Management	Y		10/17/25	
Qualified Purchasing Agent				
Director of Finance		D.V.	10/17/25	
Approved by: Business Administrator				

Signature **Date**

CITY OF CAMDEN 2025 OCT 15 3:01

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

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[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Acceptance 362,463.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Camden Strong Street Scape

FACTS/BACKGROUND:

- In accordance with UEZAF regulation funds will used in the UEZ business corridors
- Funds will attract promotes safety in our UEZ corridors
- Job Creation

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:

- **362,463.00**

IMPACT STATEMENT:

- This funding will allow for economic growth in our business corridors

SUBJECT MATTER EXPERTS/ADVOCATES:

NA

COORDINATION:

- **In collaboration with the Urban Enterprise zone**

Prepared by :Joe Thomas jothomas@camdennj.gov /856-968-3531

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	**CITY OF CAMDEN**

Professional Service or EUS Type	EUS
Name of Vendor	**City of Camden**
Purpose or Need for service:	**Acceptance of $362.463.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for Camden Strong Shopping Spree**
Contract Award Amount	**$362.463.00**
Term of Contract	11-15-25 – 10-1-27
Temporary or Seasonal	n/a
Grant Funded (attach appropriate documentation allowing for service through grant funds)	Yes
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	RFP
Were other proposals received? If so, please attach the names and amounts for each proposal received?	Yes

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.
_____Funding Source for this action

_____
Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:
( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

Initial Report ____ Revised Report √ ____ Closing Report ____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Planning and Development

Grant Administrator: Joseph Thomas Grant Administrator #: 968-3531

Grant/Project Name:			Camden Strong Streetscape Enhancement Project			
Grant #:			UEZA			
City Contract Date:				City Contract #:		
Application Resolution #:				Appropriation Code :		
Funding Source:			Urban Enterprise Zone Authority			
Pass Through:	Y	N	Source:			
Amount of Grant:			$362,463.00			
Local Match:	Y	N	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			11-15-25 thru 10-1-27	Location of Activity:		Haddon Avenue
Date of Analysis:			21-Apr-25	Reviewed By:		Kelly Mobley

Sum21-Apr-25: The Department of Planning and Development - Camden UEZA Office is requesting council authorization to accept $362,463.00 in grant funding from the NJ State Department of the Urban Enterprise Zone for the purpose of supporting cost with the Camden Strong Streetscape Project.

21-Apr-25: The Department of Planning and Development - Camden UEZA Office is requesting council authorization to apply to the Urban Enterprise Zone Assistance Fund (UEZAF)in the amount of $362,463.00 for the Camden Strong Streetscape Enhancement Project. This project will consist of sewer repairs and beautification amenities on Haddon Avenue in the area of Cooper Hospital.

The project will be managed/monitored by the City of Camden Capital Improvement Office in cooperation with the UEZA Office.

This project falls within the guides of public infrastructure

Budget:
Professional Services: $362,463.00
The application will require uploading on SAGE.

Time Lines: Quarterly programmatic/financial reports are due for the following periods within 30 days after the quarter. Progress Reports (Attachment I) and Financial Reports (Attachment J).January – March: due April 30th; April – June: due July 31st; July – September: due October 31st; October – December: due January 31st

Problematic Areas/Recommendations:

NUEZA Camden Strong Streetscape Enhancement Project

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Development and Planning (Housing Services)

Grant Administrator: Joe Thomas Grant Administrator #: 968-3531

Community

Grant/Project Name:			**Acceptance of $362,463.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Acquisition of a Camden Strong Street Scape project**			
Grant #: **2022-08004-2114**			UEZAF			
City Contract Date:11/1/2025-10/2027						
Application Resolution #:10003				Appropriation Code:	TBD	
Funding Source:			UEZ			
Pass-Through:	Y	N	Source:	City Camden		
Amount of Grant:			**$362,463.00**			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date: 11/11/2025				Accepting Grant Resolution # MC:10003		
Term of Grant:			TBD	Location of Activity:		
Date of Analysis:			10/15/2025	Reviewed By:	Joe Thomas	

Summary:

Payment #1. The Department of Development and Planning/UEZ requests **Acceptance of $362,463.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Acquisition of a Camden Strong Street Scape**

RESOLUTION MC-25: *10003*
On Motion Of: Christopher Collins
APPROVED: May 13th, 2025

R-141

DB:dh
05-13-25

RESOLUTION AUTHORIZING THE CITY OF CAMDEN TO APPLY FOR A UEZ GRANT FROM THE NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY FOR THE CAMDEN STRONG STREETSCAPE ENHANCEMENT PROGRAM

WHEREAS, the City of Camden desires to submit an application to the New Jersey Urban Enterprise Zone Assistance Fund in the amount of Three Hundred Sixty-Two Thousand Four Hundred Sixty-Three Dollars ($362,463.00) to fund the Camden Strong Streetscape Enhancement Project to promote beautification and economic growth in UEZ corridors of sewer repairs and beautification amenities on Haddon Avenue in the area of Cooper Hospital; and

WHEREAS, City Council believes that the submission of such grant application is in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers be and are hereby authorized to submit an application to the New Jersey Urban Enterprise Zone Assistance Fund for the Camden Strong Streetscape Enhancement Project to promote beautification and economic growth in UEZ corridors in the amount of Three Hundred Sixty-Two Thousand Four Hundred Sixty-Three Dollars ($362,463.00), in accordance with all pertinent terms, conditions and requirements which may be established for such an application.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: May 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

Urban Enterprise Zone

MEMORANDUM

TO: Members of the Authority

FROM: James Slaughter
Executive Director; UEZA/DCA

DATE: October 15, 2025

SUBJECT: Camden UEZ Strong Streetscape Enhancement

REQUESTS:

The Members of the Authority are asked to:

1) Adopt the recommended finding by staff that the Camden Urban Enterprise Zone (Camden UEZ) is an Urban Enterprise Zone (UEZ) entity in good standing that is eligible for a distribution from its Zone Assistance Fund (ZAF) account prior to submitting its updated preliminary Zone Development plan pursuant to ***N.J.S.A. 52:27H-68(c)***.

1) Approve the proposed Camden Strong Streetscape Enhancement Project request for **$362,463**

N.J.S.A. 52:27H-88(a)(2) requires local UEZs to be "in good standing with the UEZ Authority in accordance with rules adopted by the UEZ Authority" for Treasury to set up the zone account. While staff continue to work on proposed rules to implement this provision, staff proposes the following interim definition:
"Good standing" means that the UEZ-designated entity is up-to-date on filing any and all State reports (required by law) and are in possession of or are in the process of obtaining any State licenses and permits required to execute the actions submitted in the application. If approved, the UEZ entity must comply with all statutory rules concerning the execution of the proposed project.

APPLICANT:
Camden UEZ
Joe Thomas, UEZ Coordinator

PROJECT NAME:
Camden Strong Streetscape Enhancement Project

PROJECT LOCATION:
Camden UEZ

DESCRIPTION OF THE PROPOSED PROJECT:
Camden UEZ is requesting $**362.463** to beautify and restore Haddon Avenue corridor is a vital artery in Camden's urban landscape, serving as a conduit between key institutions and transit hubs. The existing infrastructure, particularly the sanitary sewer system, is outdated and insufficient to accommodate the anticipated surge in usage. The roadway's condition has deteriorated, posing safety risks and impeding efficient transportation. Additionally, the lack of adequate streetscaping detracts from the area's aesthetic appeal and friendliness'.

Budget Detail

Camden Strong Streetscape Enhancement Project: Joe Thomas , UEZ Coordinator
Camden UEZ

APPENDIX 1

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
Program -					
Operation Cost					
Mobilization	$5000.00				$5,000.00
Breakaway Barricade	$25.00				$825.00
Traffic Cones	$960.00				$960.00
Construction Signs	$4,800.00	0	0	0	$4,800.00
Portable variable message sign	$500.00				$500.00
Traffic flaggers	$3,759.20				$3,759.20
Excavation test pit	$100.00				$100.00
Drum	$100.00				$100.00
Roadway excavation, unclassified	$7,500.00				$7,500.00
Subbase	$1,100.00				$1,100.00
Dense graded aggregate, 6" thick	$2,625.00				$2,265.020
Flowable fill	$9,000.00				$9,000.00
Hma milling, 3" or less	$31,400.00				$31,400.00
Tack coat	$107.00				$107.00
Hma 9.5m64 surface course, 2" thick	$37,800.00				$37,800.00
Hma 19m64 base course, 4" thick	$2,835.00				$2,835.00
12" reinforced concrete pipe, class iv	$18,525.00				$18,525.00
Cap existing pipe, 8" diameter	$750.00				$750.00
Cap existing pipe, 24" diameter	$1,500.00				$1,500.00
Manhole, 5' diameter	$20,000.00				$20,000.00
Reconstructed manhole, using new casting	$22,500.00				$22,500.00
Curb piece (type 'n' eco 4" – 8")	$450.00				$450.00
Reconstructed inlet, type "a", using new bicycle safe grate casting	$3,000.00				$3,000.00
Removal of water valve manhole	$1,500.00				$1,500.00
Convert water valve manhole to curb box, complete and installed (including restoration)	$2,000.00				$2,000.00

Traffic stripes, long-life epoxy resin, 4"	$580.00				$580.00
Traffic stripes, thermoplastic, 6"	$320.00				$320.00
Traffic stripes, thermoplastic, 24"	$450.00				$450.00
Traffic markings, thermoplastic	$3,240.00				$3,240.00
Streetscaping beautification improvements	$90,000.00				$90,000.00
Construction contingencies 15%	$42,277.81				$42,227.81
Reconstructed manhole, using new casting	$9,000.00				$9,000.00
Nightwork allowance	$30,000.00				$30,000.00
Minor Category Sub-Total	$362,463.00				$362,463.00
Major Category Sub-Total	$362,463.00				$362,463.00
TOTAL	**$362,463.00**				**$362,463.00**

New Jersey Department of Community Affairs
APPLICATION FOR GRANT FUNDS

STANDARD GRANT COVER SHEET

2022-08004-2075

1. DCA Program to Which Applicant is Applying: Urban Enterprise Zone - Camden 2022			
2. Name of Applicant Agency Camden City			
3. Street Address City Hall 520 Market Street			
City Camden	State New Jersey	Zip Code 08101-5120	County Camden
4. Official Contact Person Ms. Kelly Mobley	Title Coordinator for Federal a		Phone number (856) 757-7689
5. Program Contact Person Mr. Joseph Thomas	Title UEZ Coordinator		Phone Number (856) 968-3531
6. Proposed Project/Grant Title Camden UEZ Strong Streetscape Enhancement			
Program Type Projects : Professional Services: City of Camden			
7. Total Cost of the Project $362,463	8. Requested Amount $362,463	9. Funds from Other Sources $0	
10. Project Location (if Different from Applicant Agency) 520 Market			
Street Address Market			
City Camden	State New Jersey	Zip	Room Number
11. Vendor Number 216000418-09	12. Employer ID 216000418	13. Tax Exempt ID 216000418	
14. Area(s) Benefiting: Camden County,			
15. Briefly describe the project for which you are seeking funds. to perform infrastructure upgrades in the UEZ area along Haddon Ave and MLK Blvd, including sewer line replacement, road resurfacing, and streetscaping to support growth from new developments like Cooper Tower A and boost local economic potential			

OBJECTIVES

Objective Number: 1

Short Description: Camden UEZ Strong Streetscape Enhancement Project

Detailed Description

The Haddon Avenue corridor is a vital artery in Camden's urban landscape, serving as a conduit between key institutions and transit hubs. The roadway's condition has deteriorated, posing safety risks and impeding efficient transportation. Enhancing the infrastructure along Haddon Avenue is essential to ensure safety, accessibility, and to promote economic development in the region

Methods

The streetscape project will be implemented through a coordinated team of engineers and certified contractors. This process not only ensures quality and efficiency but also generates meaningful job opportunities within our UEZ corridors

Evaluation

The measurement of foot traffic, the street scape improvements will attract more customers sand business

Application Program Component: City of Camden

Scope of Services

Page 68 section 7

Budget Detail

Projects/Professional Services: City of Camden

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
PROGRAM - Operating Cost					
Other					
1 TRAFFIC SAFTEY OFFICERS	$3,759.20				$3,759.20
Subbase	$1,100.00				$1,100.00
FLOWABLE FILL	$9,000.00				$9,000.00
HMA MILLING, 3" OR LESS	$31,400.00				$31,400.00
TACK COAT	$107.00				$107.00
BREAKWAWAY BARRICADE	$25.00				$25.00
1 TRAFFIC FLAGGERS	$3,759.20				$3,759.20
EXCAVATION TEST PIT	$100.00				$100.00
Drum	$100.00				$100.00
ROADWAY EXCAVATION, UNCLASSIFIED	$7,500.00				$7,500.00
CAP EXISTING PIPE, 8" DIAMETER	$750.00				$750.00
RECONSTRUCTED MANHOLE, USING NEW CASTING	$22,500.00				$22,500.00
CURB PIECE (TYPE 'N' ECO 4" - 8")	$450.00				$450.00
RECONSTRUCTED INLET, TYPE 'A', USING NEW BICYCL	$3,000.00				$3,000.00
REMOVAL OF WATER VALVE MANHOLE	$1,500.00				$1,500.00
CONVERT WATER VALVE MANHOLE TO CURB BOX, CO	$2,000.00				$2,000.00
TRAFFIC STRIPES, LONG-LIFE EPOXY RESIN, 4"	$580.00				$580.00
STREETSCAPING BEAUTIFICATION IMPROVEMENTS	$90,000.00				$90,000.00
CONSTRUCTION CONTINGENCIES 15%	$47,277.60				$47,277.60
RECONSTRUCTED MANHOLE, USING NEW CASTING	$9,000.00				$9,000.00
NIGHTWORK ALLOWANCE	$30,000.00				$30,000.00
HMA 9.5M64 SURFACE COURSE, 2" THICK	$37,800.00				$37,800.00
HMA 19M64 BASE COURSE, 4" THICK	$2,835.00				$2,835.00

PROJECT INFORMATION

Project Name: Camden UEZ Strong Streetscape Enhancement

Meeting Date: 10/15/2025

Estimated start date: 11/15/2025

Estimated completion date: 10/1/2027

Explain how this Project/Program fits into your Zone Development Plan, Municipality's Master Plan, and/or Redevelopment Plan. If it does not fit into these Plans, explain why.

As one of the largest employers in the City of Camden and a proud UEZ member, Cooper University Health Care is embarking on a transformative $3 billion upgrade to its facility. This historic investment will create space for new businesses and significantly increase foot traffic within our main UEZ corridor. Considering this unprecedented development, the City of Camden sees a unique opportunity to implement a much-needed infrastructure and beautification project. Our goal is to enhance the surrounding area, attract new businesses, and ensure the corridor is prepared to meet the demands of future growth. This UEZ corridor experiences the highest foot traffic within our boundary, drawing over 2 million people annually. It is directly responsible to 33% of that population using public transportation, and research shows that approximately 33% of visitors are actively seeking places to dine, shop, and engage locally. We believe this is the perfect moment to position our UEZ corridor as a destination for recognizable brand-name establishments looking for a home in a high-visibility, high-impact area.
This fall in with Camden UEZ5 year plan page 66 category 4,5,6,7,8

PROJECT INFORMATION

Identify recipients of UEZ funding for this project.

The City of Camden will be the recipient that will oversee the project

Are there any hidden commissions or fees associated with this project?

Yes [X] No N/A

Is this project available to all UEZ businesses within your zone?

[X] Yes No N/A

Is the approval of this project contingent upon the availability of funds and is it exclusively within the boundaries of the zone? (If you answer no, the municipality will be required to contribute a proportionate amount of funding.)

Yes [X] No N/A

Will prevailing wage be paid on this project?

[X] Yes No N/A

Will future funding be requested?

[X] Yes No N/A

Will Second Generation funds be used for this project?

Yes [X] No N/A

Select the statement below that most accurately reflects Zone's First and Second Generation funding of this application.

[X] A. Zone has sufficient First Generation funds to cover cost of project.

B. Zone only has sufficient First and Second Generation funds to partially cover the cost of this project and hereby makes application to the New Jersey Urban Enterprise Zone program for release of funds from the specially designated central account.

C. Zone's First and Second Generation Funding has been exhausted, and hereby makes application to the New Jersey Urban Enterprise Zone program for release of funds from the specially designated central account.

Urban Enterprise Zone - Camden 2022
VENDOR SELECTION PROCESS

Section A: [x] This project WILL go out to bid

Provide dollar amounts of recent bids for the Project/Programs (if applicable)

Bid #1 Amount: Date:

Bid #2 Amount: Date:

Bid #3 Amount: Date:

Section B: This project WILL NOT go out to bid

Why not?

2a. Provide Vendor Name

1a. Fully executed City Council Resolution
I will…
[X] Mail this attachment
Hand deliver this attachment

1b. Zone board resolution (if applicable)
I will…
[X] Mail this attachment
Hand deliver this attachment

2. Agreement(s) between the Zone and Firm
I will…
Upload this attachment
Mail this attachment
Fax this attachment
Hand deliver this attachment
[X] Not applicable

3. Commitment Letter(s)
I will…
Upload this attachment
Mail this attachment
Fax this attachment
Hand deliver this attachment
[X] Not applicable

4. Copy of the Zone's most recent second generation account statement.

Urban Enterprise Zone - Camden 2022

OTHER SOURCES OF FUNDING RELATED TO THIS APPLICATION

Source	Amount	Code
0	$0.00	

Total Funds From Other Sources Related To This Application Only $0.00

CERTIFICATION SHEETS

ATTACHMENTS			
Certification Regarding Debarment and Suspension - Schedule G			
I will upload this attachment ☐	Not applicable ☑		
Certification Regarding Lobbying - Schedule H			
I will upload this attachment ☐	Not applicable ☑		
Resolution - Schedule I Or Local Match Only - Schedule I			
I will upload this attachment ☐	Not applicable ☑		
IRS Determination Letter (New Applicants, Non-profit, Non-government only)			
I will upload this attachment ☐	Not applicable ☑		
Organizational Chart (Non-government only)			
I will upload this attachment ☐	Not applicable ☑		
Application Cover Page			
I will upload this attachment ☑	Not applicable ☐	512360-319014-cover1.pdf	
Please upload any third party agreement(s) that may be pertinent to this grant. (see application instructions for specific details)			

R-411

MBS:dh
11-13-25

RESOLUTION AUTHORIZING THE ACCEPTANCE OF $750,000.00 FROM THE URBAN ENTERPRISE ZONE ASSISTANCE FUND (UEZAF) FOR THE CAMDEN STRONG UEZ REVOLVING LOAN FUND

WHEREAS, the City of Camden has been awarded a grant in the amount of SEVEN HUNDRED FIFTY THOUSAND DOLLARS ($750,000.00) from the New Jersey Urban Enterprise Zone Assistance Fund, for the Camden Strong UEZ Revolving Loan Fund; and

WHEREAS, the funding will be used to provide revolving loans of up to $50,000 to local businesses to support business growth and economic development initiatives within the Camden Urban Enterprise Zone and for the administration of the program; and

WHEREAS, the City Council of the City of Camden believes that acceptance of said grant will be in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers are authorized to accept the grant from the New Jersey Urban Enterprise Zone Assistance Fund in the amount of SEVEN HUNDRED FIFTY THOUSAND DOLLARS ($750,000.00) for the purpose of funding the Camden Strong UEZ Revolving Loan Fund in accordance with all pertinent terms, conditions and requirements which may be established for such acceptance.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: ASAP

TO: City Council
FROM: Dr. Edward C. Williams, Dir. of Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing the Acceptance of $750,000.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Administration of the Camden Strong UEZ Revolving Loan Fund

Point of Contact:	Joe Thomas Planning Development 856-968-3531 jothomas@camdennj.gov			
Name		Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y			
Supporting Department Director (if necessary)				
Director of Grants Management	Y		10/17/25	
Qualified Purchasing Agent				
Director of Finance			10/17/25	

Approved by:
Business Administrator _____ _____
Signature **Date**

2025 OCT 15 PM 3:02

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing the Acceptance of $750,000.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Administration of the Camden Strong UEZ Revolving Loan Fund

FACTS/BACKGROUND:

- In accordance with UEZAF regulation funds will used in the UEZ business corridors
- Funds will attract private investment
- Job Creation

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:

- $750,000.00

IMPACT STATEMENT:

- This funding will allow for economic growth in our business corridors

SUBJECT MATTER EXPERTS/ADVOCATES:

NA

COORDINATION:

- **In collaboration with the Urban Enterprise zone**

Prepared by :Joe Thomas jothomas@camdennj.gov /856-968-3531

Name Phone/Email

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.
_____Funding Source for this action

_____
Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:
( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	**CITY OF CAMDEN**

Professional Service or EUS Type	EUS
Name of Vendor	**City of Camden**
Purpose or Need for service:	**Acceptance of $750,000.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for Camden Strong Revolving Loan fund**
Contract Award Amount	$750,000.00
Term of Contract	2 year
Temporary or Seasonal	n/a
Grant Funded (attach appropriate documentation allowing for service through grant funds)	Yes
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	EUS
Were other proposals received? If so, please attach the names and amounts for each proposal received?	Yes

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.
_____Funding Source for this action

_____
Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:
( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

Initial Report _√_ Revised Report _____ Closing Report _____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Planning and Development

Grant Administrator: Joseph Thomas Grant Administrator #: 968-3531

Grant/Project Name:			Urban Enterprise Zone Authority Camden Strong Revolving Loan Program 2025			
Grant #:						
City Contract Date:				City Contract #:		
Application Resolution #:				Appropriation Code :		
Funding Source:			Urban Enterprise Zone Authority			
Pass Through:	Y	N	Source:	City		
Amount of Grant:			$750,000			
Local Match:	Y	N	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			1/1/2026-12/1/2027	Location of Activity:		
Date of Analysis:			16-May-25	Reviewed By:	Kelly Mobley	

Summary:

17-Oct-25: The Department of Planning and Development – Camden UEZA Office is requesting City Council authorization to accept $750,000 from the New Jersey State Office of the Urban Enterprise Zone Authority (UEZA) for the purpose of funding the UEZ Revolving Loan Program. This allocation represents Phase II (Year Two) of additional funding to continue supporting business growth and economic development initiatives within the Camden Urban Enterprise Zone.

19-Mar-25: The Department of Planning and Development - Camden UEZA Office is requesting council Authorization to submit an application to the NJ State Office of the Urban Enterprise Zone Authority for the purpose of continuing the Revolving Loan Program to address the needs of the business community with funding to bridge the gap in building a better business community. Anticipate providing up to $50,000 loans to 10 -15 businesses

Budget: $75,000 (Project Administration)
$675,000 (Loan Fund)

Time Lines: Need timelines

The resolution is needed prior to presentation before the State UEZA Board in June.

Problematic Areas/Recommendations: Any funding not utilized once awarded will be returned to the State and made available for future use.

UEZ FY Revolving Loan Fund $750,000

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Development and Planning (Housing Services)

Grant Administrator: Joe Thomas Grant Administrator #: 968-3531

Community

Grant/Project Name:			**Resolution Authorizing the Acceptance of $750,000.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Administration of the Camden Strong UEZ Revolving Loan Fund**			
Grant #: 2022-08004-2073			UEZAF			
City Contract Date: Start Date:1/2026 12//1/2027						
Application Resolution #:				Appropriation Code:	TBD	
Funding Source:			UEZ			
Pass-Through:	Y	N	Source:	City		
Amount of Grant:			$750,000.00			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			TBD	Location of Activity:		
Date of Analysis:			10/15/2025	Reviewed By:	Joe Thomas	

Summary:

1. **Payment #1.** The Department of Development and Planning/UEZ **Acceptance of $750,000.00 from the Urban Enterprise Zone Assistance Fund (UEZAF) for the Administration of the Camden Strong UEZ Revolving Loan Fund**

RESOLUTION MC-25: *10048*
On Motion Of: Sheila Davis
APPROVED: June 12th, 2025

R-32

DB:aiv
06-12-25

RESOLUTION AUTHORIZING THE CITY OF CAMDEN TO APPLY TO THE NEW JERSEY URBAN ENTERPRISE ZONE AUTHORITY ASSISTANCE FUND FOR A GRANT TO FUND THE CAMDEN STRONG REVOLVING LOAN PROGRAM

WHEREAS, the City of Camden (City) Urban Enterprise Zone (UEZ) Camden Strong Revolving Loan Program aims to enhance business expansion and promote economic growth by providing business loans to City businesses within UEZ corridors; and

WHEREAS, the City desires to submit an application to the New Jersey Urban Enterprise Zone Authority Assistance Fund in the amount of Seven Hundred Fifty Thousand Dollars ($750,000.00) to continue funding the Camden Strong Revolving Loan Fund Program; and

WHEREAS, City Council believes that the submission of the grant application is in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers be and are hereby authorized to submit an application to the New Jersey Urban Enterprise Zone Assistance Fund for the Camden Strong Revolving Loan Fund Improvement to enhance economic growth in the UEZ corridors in the amount of Seven Hundred Fifty Thousand Dollars ($750,000.00), in accordance with all pertinent terms, conditions and requirements which may be established for such an application.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: June 12, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

Urban Enterprise Zone

MEMORANDUM

TO: Members of the Authority

FROM: James Slaughter
Executive Director; UEZA/DCA

DATE: **10/15/2025**

SUBJECT: Camden Strong Revolving Loan

REQUESTS: **750,000.00**

The Members of the Authority are asked to:

1) Adopt the recommended finding by staff that the Camden Urban Enterprise Zone (Camden UEZ) is an Urban Enterprise Zone (UEZ) entity in good standing that is eligible for a distribution from its Zone Assistance Fund (ZAF) account,

2) Approve the Camden Strong Revolving Loan funding request in the amount of **$750,000**.

N.J.S.A. 52:27H-88(a)(2) requires local UEZs to be "in good standing with the UEZ Authority in accordance with rules adopted by the UEZ Authority" for Treasury to set up the zone account. While staff continue to work on proposed rules to implement this provision, staff proposes the following interim definition:
"Good standing" means that the UEZ-designated entity is up-to-date on filing any and all State reports (required by law) and are in possession of or are in the process of obtaining any State licenses and permits required to execute the actions submitted in the application. If approved, the UEZ entity must comply with all statutory rules concerning the execution of the proposed project.

APPLICANT:
Camden UEZ
Joe Thomas, UEZ Coordinator

PROJECT NAME:
Camden Strong Revolving Loan fund

PROJECT LOCATION:
Camden UEZ

DESCRIPTION OF THE PROPOSED PROJECT:
Camden UEZ is requesting to provide a sustainable funding resource that supports business growth and job creation, the Revolving Loan Program will serve as a bridge to strengthen our business community. This initiative will make available 10–15 business loans of up to $50,000 each 2% interest, with flexible 5–10-year terms designed to encourage expansion and long-term success.

APPLICANT BACKGROUND:
The City of Camden has designated Joe Thomas as the UEZ Coordinator to oversee all activities related to the Urban Enterprise Zone program in the municipality.

"Any individual, including an individual who is not directly employed by a municipality, with the authority to administer, allocate, or approve the use of Zone Assistance Funds is subject to the "Local Government Ethics Law" P.L. 1991, c.29 (C.40A:9-22.1 et. seq.)".

Commerce regulation 12A:2A-3.1 provides for the payment of prevailing wage in connection with certain construction contracts funded in whole or in part with zone assistance funds. Any zone assistance funds approved for use in accordance with this proposal will not be utilized in a manner that would violate said provision.

PROJECT BACKGROUND:
52:27H-88 – 4(b) "The enterprise zone assistance fund shall be used for the purpose of assisting qualifying municipalities in which enterprise zones are designated in undertaking economic development projects in designated enterprise zones by funding qualified assistance fund expenses."

A Revolving Loan Program is vital for Camden UEZ businesses because it provides affordable financing that many small businesses can't get from traditional banks. It supports expansion, creates and retains jobs, and strengthens local corridors. Since funds are repaid and reused, it becomes a self-sustaining resource that continually reinvests in Camden's business community

ESTIMATE OF THE TOTAL PROJECT COSTS & THE AMOUNTS OF FUNDING NECESSARY ANNUALLY FROM THE ENTERPRISE ZONE ASSISTANCE FUND (ZAF):
The State of New Jersey has appropriated **$750,000** to the Camden UEZ for fiscal year 2023.

The total cost for the Camden Strong Revolving Loan is **$3,307,420.00**

Camden UEZ is requesting $750,000.

ADDITIONAL REVENUE SOURCES TO BE USED TO FINANCE THE PROJECT:
N/A

Camden UEZ was awarded **$3,331,625** for projects since the inception of the Program.

CONCURRENT APPLICATIONS:

Camden UEZ has 1 of 4 applications concurrent applications before the Board for October 8, 2025
- Camden Strong Shopping Spree **$42,217**
- Camden Strong UEZ Fire truck **$1,080,304.04**
- Camden Strong Clean Equipment **$196,576**

TIME NECESSARY TO COMPLETE THE PROJECT:
Project Timeframe:
Start Date:1/1/2026
Completion Date: 12//1/2027

HOW DOES THE PROPOSED PROJECT FURTHER THE MUNICIPALITY'S POLICY AND INTENTIONS FOR ADDRESSING ECONOMIC DEVELOPMENT IN THE UEZ?

ZAF funds will promote private sector jobs by creating opportunities to operate this equipment. The requested equipment will also enhance the economic climate through beautification of the corridors.

DESCRIPTION OF FINANCIAL AND PROGRAMMATIC CONTROLS AND REPORTING MECHANISMS USED TO GUARANTEE THAT FUNDS ARE SPENT IN ACCORDANCE WITH THE PLAN/ESTABLISHED GUIDELINES AND THAT THE PROJECT WILL ACCOMPLISH ITS PURPOSE:

Joe Thomas, the City's UEZ Coordinator, received approval from the City's financial department to submit the proposed project. Mr. Scott will work with the financial department to ensure funds are spent in accordance with the established guidelines.

GOOD STANDING REVIEW:

DCA staff confirms that they have reviewed the required UEZ reports and finds Camden UEZ is up-to-date with all required reports. Additionally, the project does not require any State licenses or permits to execute the actions in the project, as they entail administrative and advertising activities. Thus, staff recommends a finding that Camden UEZ is in good standing.

REQUESTS:

Members of the Authority are asked to adopt the finding that Camden UEZ is in good standing and to approve the proposed Camden Urban Enterprise Zone Program's request of **$750,000** for the Camden Strong Revolving Loan

CONDITIONS OF APPROVAL:

N/A

APPROVAL OFFICER: James Slaughter, Executive Director; UEZA/DCA
APPROVAL OFFICER: Joseph J. Fusco, Deputy Executive Director; UEZA/DCA

INCLUDED ANALYSIS:

Appendix 1: Camden Strong Revolving Loan- Budget Detail

James Slaughter,
Executive Director; UEZA/DCA

Budget Detail

Camden Strong Revolving Loan
Joe Thomas UEZ Coordinator
Camden UEZ

APPENDIX 1

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
Program – Personnel					
Other	750,000				750,000
Sub-Total	750,000				750,000
Total	750,000				750,000
Program - Personnel					
Other					
Project administrator	75,000				75,000
Program Funds	675,000				675,000
Minor Category Sub-Total	750,000				750,000
Major Category Sub-Total	750,000				750,000
TOTAL	**750,000**				**750,000**

New Jersey Department of Community Affairs
APPLICATION FOR GRANT FUNDS

STANDARD GRANT COVER SHEET

2022-08004-2073

1. DCA Program to Which Applicant is Applying: Urban Enterprise Zone - Camden 2022			
2. Name of Applicant Agency Camden City			
3. Street Address City Hall 520 Market Street			
City Camden	State New Jersey	Zip Code 08101-5120	County Camden
4. Official Contact Person Ms. Kelly Mobley	Title Coordinator for Federal a		Phone number (856) 757-7689
5. Program Contact Person Mr. Joseph Thomas	Title UEZ Coordinator		Phone Number (856) 968-3531
6. Proposed Project/Grant Title Camden Strong Revolving Loan Fund			
Program Type Projects : Professional Services: TBD			
7. Total Cost of the Project $750,000	8. Requested Amount $750,000	9. Funds from Other Sources $0	
10. Project Location (if Different from Applicant Agency)			
Street Address tbd tbd			
City Camden	State New Jersey	Zip 08103	Room Number
11. Vendor Number 216000418-09	12. Employer ID 216000418	13. Tax Exempt ID 216000418	
14. Area(s) Benefiting:			
15. Briefly describe the project for which you are seeking funds. To supply a funding resource that will enhance business expansion along with job creation. Revolving Loans will bridge the gap in building a better business community. This funding will allow for 10-15 business loans up to $50K 5- 10-year term.			

16. a. Will any member of the Board of Directors/Trustees receive any direct or indirect personal or monetary gain from the funding of this grant?

☐ Yes ☒ No

b. Does any member of the Board of Directors/Trustees serve on any board, council commission, committee or task force which has regulatory or advising influence on the funding program? ☐ Yes ☒ No

If yes, please describe:

17. Fiscal Contact Person	Title	Phone Number
Mr. Gerald C Seneski	Financial Officer	(856) 757-7852

18. Agency Fiscal Year	19. Name of CPA Firm Appointed by Grantee
7/1 to 6/30	Bowman & Co. LLP

20. **Certification:** The applicant certifies that to the best of his/her knowledge and belief all data supplied in this application and attachments are true and correct. The document has been duly authorized by the governing body of the applicant and further understands and agrees that any grant received as a result of this application shall be subject to the grant conditions and other policies, regulation, and rules issued by the New Jersey Department of Community Affairs which include provisions described in grant applications instructions.

Name and Title of Applicant (Print)	Signature of Applicant	Date of Application

OBJECTIVES

Objective Number: 1

Short Description: Camden Strong Revolving Loan fund

Detailed Description
Establishing a revolving loan fund provides access to a flexible source of capital that can be used in combination with more conventional sources. Often, the Revolving Loan Fund is a bridge between the amount the borrower can obtain on the private market and the amount needed to start or sustain a business operation.

Methods
"The Camden Strong Loan Fund will be administered by a subrecipient, who will underwrite and qualify applicants based on creditworthiness. The interest rate will be capped at 2%."

Evaluation
"The performance of the Camden Strong Loan Fund will be measured by the economic regeneration it generates over the next five years." If you'd like to specify how that performance will be measured (e.g., number of jobs created, businesses supported, or increased revenue), I can help expand it too.

Application Program Component: TBD

Scope of Services

The interest rate will be 2 percent, set at approval. No pre-payment penalty

$750.00 Minimum application fee rolled into the loan.

Closing to held with selected Community Development Financial Institution awarded

Closing costs rolled into the loan.

No payments or interest will accrue during the first year after closing. Payments of principal and interest will begin at the beginning of year 2.

No payment term amendments are allowed before the end of the 5th year - all other modifications unrelated to the payment terms may be permitted throughout the loan. If, after the 5th year, any payment terms are modified, the business will no longer be eligible for forgiveness.

Borrowers may be eligible for the loan balance to be forgiven at the end of the fifth year up to 50 percent of the loan amount.
To qualify for this forgiveness, the applicant must be

Not in default current on all loan payments with
no delinquency of more than 90 days,

can certify that they are still open and operating as detailed in the loan agreement.

LIEN/COLLATERAL/SECURITY
No collateral is required.

Risk Rating: expected to be substandard. If the risk rating is found to support an override to a lower risk rating, then staff will do so to reflect the appropriate rating.

Underwritten requirements are as follows to qualify for a Camden Strong Revolving loan Fund 2% forgivable loan that includes a paid on-time forgiveness.
Requirements are as follows:

*UEZ membership,
*600 credit score,
*The maximum debt-to-income ratio of 35 percent,

* Income documentation, employment,
*Two years of tax returns, business, and personal collateral,

*Financial statement.
*Twelve months as an established business. Approved business plan.

*Show ability to repay

Loans range from $10,000.00 to $75,000.00. Closing costs will be factored into the loan

By hiring a Community Development Financial Institute as an equity investment of $100,000. A year Camden will provide a serving of the loan for a minimum of 10 years.

Budget Summary

Projects/Professional Services: TBD

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
PROGRAM - Personnel					
Other	$750,000.00				$750,000.00
Sub-Total	$750,000.00	$0.00	$0.00	$0.00	$750,000.00
Total	$750,000.00	$0.00	$0.00	$0.00	$750,000.00

Budget Detail

Projects/Professional Services: TBD

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
PROGRAM - Personnel					
Other					
Project Administrator	$75,000.00				$75,000.00
Program Funds	$675,000.00				$675,000.00
Minor Category Sub-Total	$750,000.00	$0.00	$0.00	$0.00	$750,000.00
Major Category Sub-Total	$750,000.00	$0.00	$0.00	$0.00	$750,000.00
Total	$750,000.00	$0.00	$0.00	$0.00	$750,000.00

PROJECT INFORMATION

Project Name: Camden Strong Revolving Loan Fund

Meeting Date: 5/13/2025

Estimated start date: 1/1/2026

Estimated completion date: 12/1/2027

Explain how this Project/Program fits into your Zone Development Plan, Municipality's Master Plan, and/or Redevelopment Plan. If it does not fit into these Plans, explain why.

The proposed project aligns with Camden city's current redevelopment plan and policies. The Camden Strong, Revolving Loan program will foster new and positive funding resources for our business corridors. As a result, the opportunity for competitive financial resources allows the business the motivation to expand and develop. The master plan for the city of Camden is to increase and enhance our small /micro business population. The loan program will target businesses within our popular corridors that are UEZ members. This project aligns with my 5 year plan page 66 catagory 4,6,7and 8.

PROJECT INFORMATION

Clearly identify how the use of ZAFs will promote private sector jobs and improve the economic climate of the zone's municipality.

The loan fund will allow businesses to reduce high-rate debt to a lower rate, allowing them to invest more into the business. For example, with the money they save on a lower interest rate, the company can hire additional staff, purchase more equipment, secure better inventory, do more marketing, or even train. Allowing businesses the additional funding provides the possibility for bonding and gaining access to the more significant state and federal contracts. Therefore, giving access to the ZAF to our UEZ members will create an environment that yields economic growth.

PROJECT INFORMATION

Identify recipients of UEZ funding for this project.

The current Camden UEZ membership is 140, for which all of the current members can apply for this loan fund. There are another 850 registered businesses in the city of Camden. The 850 firms will now have other incentives to join the UEZ to apply for the Loan fund. Such companies like Campbell Soup, EMR, 76ers, Studio Pl use, and others

Are there any hidden commissions or fees associated with this project?

Yes [X] No N/A

Is this project available to all UEZ businesses within your zone?

[X] Yes No N/A

Is the approval of this project contingent upon the availability of funds and is it exclusively within the boundaries of the zone? (If you answer no, the municipality will be required to contribute a proportionate amount of funding.)

[X] Yes No N/A

Will prevailing wage be paid on this project?

[X] Yes No N/A

Will future funding be requested?

[X] Yes No N/A

Will Second Generation funds be used for this project?

Yes [X] No N/A

Select the statement below that most accurately reflects Zone's First and Second Generation funding of this application.

[X] A. Zone has sufficient First Generation funds to cover cost of project.

B. Zone only has sufficient First and Second Generation funds to partially cover the cost of this project and hereby makes application to the New Jersey Urban Enterprise Zone program for release of funds from the specially designated central account.

C. Zone's First and Second Generation Funding has been exhausted, and hereby makes application to the New Jersey Urban Enterprise Zone program for release of funds from the specially designated central account.

PROJECT INFORMATION

Business Recruitment Plan for New Fiscal Year

Continued to market and advertise according to of UEZ strategy. Direct mailing, billboards, subway and customer service

Urban Enterprise Zone - Camden 2022
FUTURE UEZ PROPOSALS

Name of Proposal Camden Strong Facade

Description of Proposal
To supply a funding resource that will enhance business expansion along with job creation. Revolving Loans will bridge the gap in building a better business community. This funding will allow for 10-15 business loans up to $50K 5- 10-year term.

Estimated total cost of proposal
UEZ 750,000.00

Urban Enterprise Zone - Camden 2022
FUTURE UEZ PROPOSALS

Estimated UEZ cost of proposal $750,000.00

Anticipated number of jobs created 13

Anticipated impact on municipal tax base

The Facade fund will allow businesses to reduce high-rate debt to a lower rate, allowing them to
invest more into the business. For example, with the money they save on a lower interest rate,
the company can hire additional staff, purchase more equipment, secure better inventory, do more marketing, or even train. Allowing businesses the additional funding provides the possibility for bonding and gaining access to the more significant state and federal contracts. Therefore, giving access to the ZAF to our UEZ members will create an environment that yields economic growth.

Can measurable be quantified? [X] Yes No N/A

AGENCY BACKGROUND

1a. Did the prior phase create jobs?	[X] Yes	No	N/A
1b. If yes, how many jobs were created?	13		
1c. If yes, how many jobs have been retained?	50		
1d. What is the square mileage of your zone's boundary?	7		

Urban Enterprise Zone - Camden 2022
VENDOR SELECTION PROCESS

Section A: [X] This project WILL go out to bid

Provide dollar amounts of recent bids for the Project/Programs (if applicable)

Bid #1 Amount: Date:

Bid #2 Amount: Date:

Bid #3 Amount: Date:

Section B: This project WILL NOT go out to bid

Why not?

2a. Provide Vendor Name

2b. Please indicate how selection was made. Please indicate if cost was a factor in the selection process.

Urban Enterprise Zone - Camden 2022
ATTACHMENTS (ADMINISTRATIVE BUDGET)

1a. Fully executed City Council Resolution

I will...

[x] Mail this attachment

Hand deliver this attachment

1b. Zone Board Resolution

I will...

[x] Mail this attachment

Hand deliver this attachment

2 . Agreement(s) between the Zone and Firm

I will...

Upload this attachment

Mail this attachment

Fax this attachment

Hand deliver this attachment

[x] Not applicable

1a. Fully executed City Council Resolution
I will...
[x] Mail this attachment
[ ] Hand deliver this attachment

1b. Zone board resolution (if applicable)
I will...
[x] Mail this attachment
[ ] Hand deliver this attachment

2. Agreement(s) between the Zone and Firm
I will...
[ ] Upload this attachment
[ ] Mail this attachment
[ ] Fax this attachment
[ ] Hand deliver this attachment
[x] Not applicable

3. Commitment Letter(s)
I will...
[ ] Upload this attachment
[ ] Mail this attachment
[ ] Fax this attachment
[ ] Hand deliver this attachment
[x] Not applicable

4. Copy of the Zone's most recent second generation account statement.

Urban Enterprise Zone - Camden 2022
SCHEDULE A: PERSONNEL

Name of Employee	TBD
Position/Title	tech
Date of Hire	1/1/2026
Eligible for Overtime?	Yes [X] No
	Full Time [X] Part Time
Standard Weekly Work Hours	19
Number of Weekly Hours Dedicated to UEZ	19
Annual Salary	$16,976.00
Annual Salary Requested from UEZ	$16,976.00
Municipal Salary subsidy (if applicable)	
Annual Fringe Benefits	$7,000.00
Annual Fringe Benefits Requested from UEZ	$7,000.00

Submit Job Description

I will...

- Upload this attachment
- Mail this attachment
- Fax this attachment
- Hand deliver this attachment
- [X] Not applicable

Submit Resume

I will...

- Upload this attachment
- Mail this attachment
- Fax this attachment
- Hand deliver this attachment
- [X] Not applicable

Urban Enterprise Zone - Camden 2022
SCHEDULE B: VENDORS

Vendor Type: Vendor

If "Other", specify Vendor Type: TBD

Name of Development Consultant: TBD

Firm Name: tbd

Street Address: tbd

City: Camden

State: NJ

Zip Code: 08103

Phone: (856) 968-3531 Ext.

Fax:

Email: jothomas@ci.camden.nj.us

Required Attachments:

a. Vendor Business Registration Certificate

[x] I am mailing this attachment I am uploading this attachment

Urban Enterprise Zone - Camden 2022

OTHER SOURCES OF FUNDING RELATED TO THIS APPLICATION

Source	Amount	Code
none	$0.00	

Total Funds From Other Sources Related To This Application Only $0.00

CERTIFICATION SHEETS

If your Agency type is not required to answer any of the questions below, click the N/A radio button				
1.	I certify that this agency is not delinquent on any Federal or State debt.	☑ Yes	☐ No	☐ N/A
2.	I understand that payments from NJDCA will depend on our submission of all required grant reports.	☑ Yes	☐ No	☐ N/A
3.	I certify that neither members of our organization's governing body nor members of their families will receive any direct or indirect personal or monetary gain from the funding of this grant.	☑ Yes	☐ No	☐ N/A
4.	I certify that our organization's Certification of System for Award Management(SAM) is valid and current.	☑ Yes	☐ No	☐ N/A
5.	I certify that neither members of our organization's governing body nor members of their families serve on any board, council, commission, committee, or task force that has regulatory authority or advising influence on the funding program.	☑ Yes	☐ No	☐ N/A
	If no, please explain:			
Non-government Agencies only—				
6.	If our agency has **not** received funds from NJDCA for the current State Fiscal Year, I will submit our organization's most recent audit.	☑ Yes	☐ No	☐ N/A
7.	The information contained in the Board of Directors list in our Agency Information is adequate and up-to-date at the time of this application.	☑ Yes	☐ No	☐ N/A

Urban Enterprise Zone - Camden 2022

CERTIFICATION SHEETS

ATTACHMENTS			
Certification Regarding Debarment and Suspension - Schedule G			
I will upload this attachment ☐	Not applicable ☑		
Certification Regarding Lobbying - Schedule H			
I will upload this attachment ☐	Not applicable ☑		
Resolution - Schedule I Or Local Match Only - Schedule I			
I will upload this attachment ☐	Not applicable ☑		
IRS Determination Letter (New Applicants, Non-profit, Non-government only)			
I will upload this attachment ☐	Not applicable ☑		
Organizational Chart (Non-government only)			
I will upload this attachment ☐	Not applicable ☑		
Application Cover Page			
I will upload this attachment ☐	Not applicable ☑		
Please upload any third party agreement(s) that may be pertinent to this grant. (see application instructions for specific details)			

R-42

MBS:dh
11-13-25

RESOLUTION AUTHORIZING THE ACCEPTANCE OF $42,217.00 FROM THE URBAN ENTERPRISE ZONE ASSISTANCE FUND (UEZAF) FOR THE CAMDEN STRONG SHOPPING SPREE

WHEREAS, the City of Camden has been awarded a grant in the amount of FORTY-TWO THOUSAND TWO HUNDRED SEVENTEEN DOLLARS ($42,217.00) from the New Jersey Urban Enterprise Zone Assistance Fund, for the Camden Strong Shopping Spree; and

WHEREAS, the funds will be used to establish a cash back reward program that provides cash back rewards to customers who make purchases with participating UEZ members, and for street décor;

WHEREAS, this project will create a vibrant atmosphere that encourages spending and supports Camden UEZ businesses; and

WHEREAS, the City Council of the City of Camden believes that acceptance of said grant will be in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers are authorized to accept the grant from the New Jersey Urban Enterprise Zone Assistance Fund in the amount of FORTY-TWO THOUSAND TWO HUNDRED SEVENTEEN DOLLARS ($42,217.00) for the purpose of funding the Camden Strong Shopping Spree in accordance with all pertinent terms, conditions and requirements which may be established for such acceptance.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: ASAP

TO: City Council
FROM: Dr. Edward C. Williams, Dir. of Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution Authorizing Acceptance of $42,217.00from the Urban Enterprise Zone Assistance Fund (UEZAF) for Camden Strong shopping spree

Point of Contact:	Joe Thomas Planning Development 856-968-3531 jothomas@camdennj.gov			
Name		Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		10/15/25	
Supporting Department Director (if necessary)				
Director of Grants Management	Y		10/17/25	
Qualified Purchasing Agent				
Director of Finance			10/17/25	

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION TITLE OF ORDINANCE/RESOLUTION Acceptance of $42,217.00from the Urban Enterprise Zone Assistance Fund (UEZAF) for Camden Strong shopping spree

FACTS/BACKGROUND:

- In accordance with UEZAF regulation funds will used in the UEZ business corridors
- Funds will attract promotes safe in our UEZ corridors
- Job Creation

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL:

- **42,217.00**

IMPACT STATEMENT:

- This funding will allow for economic growth in our business corridors

SUBJECT MATTER EXPERTS/ADVOCATES:

NA

COORDINATION:

- **In collaboration with the Urban Enterprise zone**

Prepared by :Joe Thomas jothomas@camdennj.gov /856-968-3531

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	**CITY OF CAMDEN**

Professional Service or EUS Type	EUS
Name of Vendor	**City of Camden**
Purpose or Need for service:	**Acceptance of $42,217.00from the Urban Enterprise Zone Assistance Fund (UEZAF) for Camden Strong shopping spree**
Contract Award Amount	$42,217.00
Term of Contract	11/1/2025-3/302026
Temporary or Seasonal	n/a
Grant Funded (attach appropriate documentation allowing for service through grant funds)	Yes
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	EUS
Were other proposals received? If so, please attach the names and amounts for each proposal received?	Yes

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Chief Financial Officer affirms that there is adequate funding available for this personnel action.
_____Funding Source for this action

_____
Chief Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____
Certifying Officer

For LGS use only:
( ) Approved ( ) Denied

_____Date_____
Director or Designee,
Division of Local Government Services

Number Assigned_____

Initial Report __√__ Revised Report ____ Closing Report_____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Planning and Development

Grant Administrator: Joseph Thomas Grant Administrator #: 968-3531

Grant/Project Name:			Urban Enterprise Zone Authority -UEZ Shopping Spree			
Grant #:			UEZ			
City Contract Date:				City Contract #:		
Application Resolution #:				Appropriation Code :		
Funding Source:			Urban Enterprise Zone Authority			
Pass Through:	Y	N	Source:	City		
Amount of Grant:			$42,217.00			
Local Match:	Y	N	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:			11-1-25 thru 3-30-26	Location of Activity:		
Date of Analysis:			1-Jul-25	Reviewed By:	Kelly Mobley	

Summary:

17-Oct-25: The Department of Planning and Development - Camden UEZA Office is requesting council authorization to accept a grant in the amount of $42,217.00 from the State Urban Enterprise Zone Assistance Fund for the purpose of supporting cost associated with the small business shopping spree

1-Jul-25: The Department of Planning and Development - Camden UEZA Office is requesting council authorization to submit an application for funding in the amount of $42,217.00 to the NJ Urban Enterprise Zone Authority for the purpose of supporting costs for the UEZ Camden Strong Shopping Spree. Specifically, funding will be utilized to decorate the corridors from October 2025 – February 2026. Budget includes the following:

- Bludot cash back reward program: $15,506.50
- Street décor: $26,710.00

Total Budget: $42,216.50 (rounded up to $42,217.00)

This application must be entered through SAGE and is expected to make the August UEZA Meeting providing this resolution can be read and approved by council at the July Meeting.

Price includes price inflation; UEZ decal installation and cost of truck.

Time Lines: Quarterly programmatic/financial reports are due for the following periods within 30 days after the quarter. Progress Reports (Attachment I) and Financial Reports (Attachment J).January – March: due April 30th; April – June: due July 31st; July – September: due October 31st; October – December: due January 31st

Problematic Areas/Recommendations:

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Development and Planning (Housing Services)

Grant Administrator: Joe Thomas Grant Administrator #: 968-3531

Community

Grant/Project Name:			**Acceptance of $42,217.00from the Urban Enterprise Zone Assistance Fund (UEZAF) for Camden Strong shopping spree**			
Grant #: **2022-08004-2114**			UEZAF			
City Contract Date:11/1/2025-3/2026						
Application Resolution #:10135				Appropriation Code:	TBD	
Funding Source:			UEZ			
Pass-Through:	Y	N	Source:	City Camden		
Amount of Grant:			**$42,217.00**			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date: 11/11/2025				Accepting Grant Resolution # MC:10135		
Term of Grant:			TBD	Location of Activity:		
Date of Analysis:			10/15/2025	Reviewed By:	Joe Thomas	

Summary:

Payment #1. The Department of Development and Planning/ **Acceptance of $42,217.00from the Urban Enterprise Zone Assistance Fund (UEZAF) for Camden Strong shopping spree**

Urban Enterprise Zone

MEMORANDUM

TO: Members of the Authority

FROM: James Slaughter
Executive Director; UEZA/DCA

DATE: October 15, 2025

SUBJECT: Camden Strong UEZ Shopping Spree

REQUESTS: **42,217**

The Members of the Authority are asked to:

1) Adopt the recommended finding by staff that the Camden Urban Enterprise Zone (Camden UEZ) is an Urban Enterprise Zone (UEZ) entity in good standing that is eligible for a distribution from its Zone Assistance Fund (ZAF) account,

2) Approve the Camden Strong UEZ Shopping Spree funding request in the amount of **$42,217**.

N.J.S.A. 52:27H-88(a)(2) requires local UEZs to be "in good standing with the UEZ Authority in accordance with rules adopted by the UEZ Authority" for Treasury to set up the zone account. While staff continue to work on proposed rules to implement this provision, staff proposes the following interim definition: "Good standing" means that the UEZ-designated entity is up-to-date on filing any and all State reports (required by law) and are in possession of or are in the process of obtaining any State licenses and permits required to execute the actions submitted in the application. If approved, the UEZ entity must comply with all statutory rules concerning the execution of the proposed project.

APPLICANT:
Camden UEZ
Joe Thomas, UEZ Coordinator

PROJECT NAME:
Camden Strong UEZ Shopping Spree

PROJECT LOCATION:
Camden UEZ

DESCRIPTION OF THE PROPOSED PROJECT:
Camden UEZ is requesting **$42,217** to Create a vibrant atmosphere that inspires spending and supports our Camden UEZ businesses."

The Camden Shopping Spree drives economic development by boosting sales for local UEZ businesses, creating jobs, and keeping dollars circulating in the city. It builds community pride, strengthens small business growth, and shows that Camden is open for business and long-term investment.

DESCRIPTION OF FINANCIAL AND PROGRAMMATIC CONTROLS AND REPORTING MECHANISMS USED TO GUARANTEE THAT FUNDS ARE SPENT IN ACCORDANCE WITH THE PLAN/ESTABLISHED GUIDELINES AND THAT THE PROJECT WILL ACCOMPLISH ITS PURPOSE:

Joe Thomas the City's UEZ Coordinator, received approval from the City's financial department to submit the proposed project. Thomas will work with the financial department to ensure funds are spent in accordance with the established guidelines.

GOOD STANDING REVIEW:

DCA staff confirms that they have reviewed the required UEZ reports and finds Camden UEZ is up-to-date with all required reports. Additionally, the project does not require any State licenses or permits to execute the actions in the project, as they entail administrative and advertising activities. Thus, staff recommends a finding that Camden UEZ is in good standing.

REQUESTS:

Members of the Authority are asked to adopt the finding that Camden UEZ is in good standing and to approve the proposed Camden Urban Enterprise Zone Program's request of **$42,217** for the Camden Strong UEZ Shopping Spree.

CONDITIONS OF APPROVAL:

N/A

APPROVAL OFFICER: James Slaughter, Executive Director; UEZA/DCA
APPROVAL OFFICER: Joseph J. Fusco, Deputy Executive Director; UEZA/DCA

INCLUDED ANALYSIS:

Appendix 1 Camden Strong UEZ Shopping Spree - Budget Detail

James Slaughter,
Executive Director; UEZA/DCA

Budget Detail

RESOLUTION MC-25: *10135*
On Motion Of: Jannette Ramos
APPROVED: August 12th, 2025

SE:dh
08-12-25

R-35

RESOLUTION AUTHORIZING THE CITY OF CAMDEN TO APPLY FOR A GRANT IN THE AMOUNT OF $42,217.00 FROM NEW JERSEY DEPARTMENT OF COMMUNITY AFFAIRS-URBAN ENTERPRISE ZONE TO SUPPORT THE PLANNING, PROMOTION, VENDOR ENGAGEMENT, AND EXECUTION OF THE CAMDEN STRONG URBAN ENTERPRISE ZONE SHOPPING SPREE

WHEREAS, the City of Camden desires to submit an application to the New Jersey Department of Community Affairs, for a New Jersey Urban Enterprise Zone Grant in the amount of Forty-Two Thousand Two Hundred Seventeen Dollars ($42,217.00) for the purpose of supporting the planning, promotion, vendor engagement, and execution of the Camden Strong Urban Enterprise Zone Shopping Spree; and

WHEREAS, City Council believes that the submission of such grant application is in the best interest of the residents of the City of Camden; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the proper officers be and are hereby authorized to submit an application to the New Jersey Department of Community Affairs, for a New Jersey Urban Enterprise Zone Authority Grant for the Camden Strong Urban Enterprise Zone Shopping Spree in the amount of Forty-Two Thousand Two Hundred Seventeen Dollars ($42,217.00), in accordance with all pertinent terms, conditions and requirements which may be established for such an application.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: August 12, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

New Jersey Department of Community Affairs
APPLICATION FOR GRANT FUNDS

STANDARD GRANT COVER SHEET

2022-08004-2116

1. DCA Program to Which Applicant is Applying: Urban Enterprise Zone - Camden 2022			
2. Name of Applicant Agency Camden City			
3. Street Address City Hall 520 Market Street			
City Camden	State New Jersey	Zip Code 08101-5120	County Camden
4. Official Contact Person Ms. Kelly Mobley	Title Coordinator for Federal a		Phone number (856) 757-7689
5. Program Contact Person Mr. Joseph Thomas	Title UEZ Coordinator		Phone Number (856) 968-3531
6. Proposed Project/Grant Title Camden Strong UEZ Shopping Spree			
Program Type Projects : Promotion: Camden Strong UEZ Shopping Spree			
7. Total Cost of the Project $42,217	8. Requested Amount $42,217	9. Funds from Other Sources $0	
10. Project Location (if Different from Applicant Agency) Camden City			
Street Address 520 Market Street			
City Camden	State New Jersey	Zip	Room Number
11. Vendor Number 216000418-09	12. Employer ID 216000418	13. Tax Exempt ID 216000418	
14. Area(s) Benefiting: Camden County,			
15. Briefly describe the project for which you are seeking funds. To create a vibrant shopping atmosphere that draws consumers into the UEZ corridor and encourages them to spend money with our UEZ member businesses.			

OBJECTIVES

Objective Number: 1

Short Description: Camden Strong UEZShopping Spree

Detailed Description
The Camden Strong Shopping Spree will activate and decorate UEZ corridors, enhancing their appearance and showcasing local stores. This initiative is designed to attract foot traffic and inspire the community and visitors alike to shop with our UEZ member businesses.

Methods
The Camden Strong Shopping Spree will activate and decorate UEZ corridors, enhancing their appearance and showcasing local businesses. This initiative is designed to increase foot traffic and inspire both residents and visitors to shop with our UEZ members. A cash-back promotion will also be featured, making the Camden UEZ a fun, rewarding, and vibrant place to shop.

Evaluation
This promotion will be measured by participation and spending tracked through Placer platfom sponsored by the Camden UEZ, along with the Bludot platform, which will provide data to demonstrate the economic impact of the initiative.

Application Program Component: Camden Strong UEZ Shopping Spree

Scope of Services

Provide a final report detailing the economic impact of the campaign

Public Engagement Events

Organize kickoff and closing events to increase awareness and participation

Include music, food vendors, family-friendly activities, and giveaways

this project can be found in section 10 on page 68 of Camden's Five-Year Plan

Timeline:

Preparation & Business Recruitment: 10/1/2025
Campaign Duration: 2/21/2026

Budget Detail

Projects/Promotion: Camden Strong UEZ Shopping Spree

Camden City

Budget Category	UEZ Assistance	Anticipated UEZ Assistance	Municipal Funds	Other Funds	Total Budget
PROGRAM - Personnel					
Other					
Blu dot Cash back reward program	$1,580.00				$1,580.00
Blu dot Cash back reward program	$8,420.00				$8,420.00
contingence	$5,507.00				$5,507.00
Minor Category Sub-Total	$15,507.00	$0.00	$0.00	$0.00	$15,507.00
Major Category Sub-Total	$15,507.00	$0.00	$0.00	$0.00	$15,507.00
PROGRAM - Operating Cost					
Equipment					
Street Decor	$26,710.00				$26,710.00
Minor Category Sub-Total	$26,710.00	$0.00	$0.00	$0.00	$26,710.00
Major Category Sub-Total	$26,710.00	$0.00	$0.00	$0.00	$26,710.00
Total	$42,217.00	$0.00	$0.00	$0.00	$42,217.00

PROJECT INFORMATION

Clearly identify how the use of ZAFs will promote private sector jobs and improve the economic climate of the zone's municipality.

The Camden UEZ Shopping Spree will promote job creation in multiple ways. By increasing foot traffic and consumer spending within UEZ corridors, participating businesses are likely to experience higher sales, which can lead to the hiring of additional staff to meet demand. The planning and execution of the event will also generate temporary employment opportunities for local residents, including roles in marketing, event setup, decorating, and community outreach. Additionally, as businesses grow their customer base through this initiative, they may expand operations and hire more permanent employees. Local vendors and service providers—such as food vendors, entertainers, printers, and logistics companies—will also benefit from contracts associated with the event, further supporting job growth across Camden. Through its partnership with platforms like Bludot, the initiative will help businesses adopt tools to track engagement and sales, strengthening their long-term growth and staffing potential. Ultimately, the Shopping Spree is more than a promotional event—it is a strategic driver of sustained economic activity and job creation throughout Camden's UEZ corridors.

R-45

AV:dh
11-13-25

RESOLUTION AMENDING PRIOR RESOLUTIONS AUTHORIZING UEZ CAMDEN STRONG MICROLOANS TO VARIOUS BUSINESSES

WHEREAS, the Department of Development and Planning, Division of Housing Services, Camden UEZ Office, has implemented the *UEZ Camden Strong Micro-Capital Improvement Program* to assist commercial businesses in the City of Camden with expansion and job creation by providing reimbursable loans in amounts up to Twenty-Five Thousand Dollars ($25,000.00); and

WHEREAS, City Council of the City of Camden previously approved the Resolutions listed below authorizing the issuance of micro-loans in various amounts to the businesses identified therein; and

Refresh Laundry	MC-25:10130
Heaven's Little Angels	MC-25:10131
Millennium Skate	MC-25:10132
Ventnor Group	MC-25:10133
House of Taste	MC-25:10134
Elite Holdings	MC-25:10183

WHEREAS, the prior resolutions incorrectly described the loan instrument as a mortgage and/or lien on property or equipment; and

WHEREAS, it is therefore necessary to amend the prior resolutions to correct the description of the loan instrument and accurately reflect the form of documentation to be utilized for such loans may include, but are not limited to, a promissory note, personal guarantee, security agreement, or such other instruments as may be deemed necessary by the City of Camden; now therefore

BE IT RESOLVED, by the City Council of the City of Camden that Resolutions MC-25:10130, MC-25:10131, MC-25:10132, MC-25:10133, MC-25:10134, and MC-25:10183 authorizing the issuance of micro-loans under the *Camden Strong Micro-Capital Improvement Program* are hereby amended to correct the description of the loan instrument, to reflect that such loans shall be evidenced by appropriate loan documents, which may include, but are not limited to, a promissory note, personal guarantee, security agreement, or such other instruments as may be deemed necessary by the City of Camden; and

BE IT FURTHER RESOLVED, that the proper officials of the City of Camden are hereby authorized and directed to take all actions and execute all documents necessary to effectuate the intent of this Resolution.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council

FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director

TITLE OF ORDINANCE/RESOLUTION: Resolution Amending Prior Resolutions Authorizing UEZ Camden Strong Micro Loans to Various Business

Point of Contact:	**Amia I. Valentine**	**Law**	**X7166**	**amvalent@ci.camden.nj.us**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Resolution Amending Prior Resolutions Authorizing UEZ Camden Strong Micro Loans to Various Business

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- Council previously approved multiple Resolutions authorizing the execution of reimbursable UEZ Microloans to various businesses within UEZ districts.
- The amendment is necessary to correct the form of loan instrument referenced in the original resolutions. The prior language incorrectly described the loan as being secured by a note and lien on equipment. The revised language accurately reflects that this transaction will be structured through an appropriate forgivable loan agreement and related documents, consistent with the law and the City's program requirements.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $0

IMPACT STATEMENT:

- **Provide additional time for assignees to foreclose on tax sale certificates to acquire properties.**
- **To continue to receive tax revenue for properties and provide time for assignees to acquire title.**
- **If not approved, TSC's will revert back to City; loss in tax revenue for properties.**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name, Organization 1.
    - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
    - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

Prepared by: Amia Valentine **x7166/amvalent@ci.camden.nj.us**

Name Phone/Email

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10130 AUTHORIZING A UEZ MICROLOAN TO REFRESH LAUNDRY

Point of Contact:	**Amia I. Valentine**	**Law**	**X7166**	**amvalent@ci.camden.nj.us**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10130 AUTHORIZING A UEZ MICROLOAN TO REFRESH LAUNDRY

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- 8/12/2025 Council approved Resolution MC-25:10130 authorizing the execution of reimbursable UEZ Microloan to Refresh Laundry in the amount of $11,369.00
- The amendment is necessary to correct the form of loan instrument referenced in the original resolution. The prior language incorrectly described the loan as being secured by a note and lien on equipment. The revised language accurately reflects that this transaction will be structured through an appropriate forgivable loan agreement and related documents, consistent with the law and the City's program requirements.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $0

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name, Organization 1.
    - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
    - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

Prepared by: Amia Valentine **x7166/amvalent@ci.camden.nj.us**

Name Phone/Email

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10131 AUTHORIZING A UEZ MICROLOAN TO HEAVEN'S LITTLE ANGELS

Point of Contact:	**Amia I. Valentine**	**Law**	**X7166**	**amvalent@camdennj.gov**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10131 AUTHORIZING A UEZ MICROLOAN TO HEAVEN'S LITTLE ANGELS

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- 8/12/2025 Council approved Resolution MC-25:10131 authorizing the execution of reimbursable UEZ Microloan to Heaven's Little Angels in the amount of $12,199.00
- The amendment is necessary to correct the form of loan instrument referenced in the original resolution. The prior language incorrectly described the loan as being secured by a note and lien on equipment. The revised language accurately reflects that this transaction will be structured through an appropriate forgivable loan agreement and related documents, consistent with the law and the City's program requirements.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $0

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name, Organization 1.
  - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
  - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

Prepared by: Amia Valentine **x7166/amvalent@camdennj.gov**

Name Phone/Email

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10132 AUTHORIZING A UEZ MICROLOAN TO MILLENNIUM SKATE

Point of Contact:	**Amia I. Valentine**	**Law**	**X7166**	**amvalent@camdennj.gov**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10132 AUTHORIZING A UEZ MICROLOAN TO MILLENNIUM SKATE

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- 8/12/2025 Council approved Resolution MC-25:10132 authorizing the execution of reimbursable UEZ Microloan to Millennium Skate in the amount of $22,195.00
- The amendment is necessary to correct the form of loan instrument referenced in the original resolution. The prior language incorrectly described the loan as being secured by a note and lien on equipment. The revised language accurately reflects that this transaction will be structured through an appropriate forgivable loan agreement and related documents, consistent with the law and the City's program requirements.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $0

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name, Organization 1.
  - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
  - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

Prepared by: Amia Valentine **x7166/amvalent@camdennj.gov**

Name Phone/Email

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10133 AUTHORIZING A UEZ MICROLOAN TO VENTNOR GROUP

Point of Contact:	**Amia I. Valentine**	**Law**	**X7166**	**amvalent@camdennj.gov**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10133 AUTHORIZING A UEZ MICROLOAN TO VENTNOR GROUP

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- 8/12/2025 Council approved Resolution MC-25:10133 authorizing the execution of reimbursable UEZ Microloan to Ventnor Group in the amount of $12,619.00
- The amendment is necessary to correct the form of loan instrument referenced in the original resolution. The prior language incorrectly described the loan as being secured by a note and lien on equipment. The revised language accurately reflects that this transaction will be structured through an appropriate forgivable loan agreement and related documents, consistent with the law and the City's program requirements.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $0

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name, Organization 1.
  - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
  - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

Prepared by: Amia Valentine **x7166/amvalent@camdennj.gov**

Name Phone/Email

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10134 AUTHORIZING A UEZ MICROLOAN TO HOUSE OF TASTE

Point of Contact:	**Amia I. Valentine**	**Law**	**X7166**	**amvalent@camdennj.gov**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10134 AUTHORIZING A UEZ MICROLOAN TO HOUSE OF TASTE

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- 8/12/2025 Council approved Resolution MC-25:10134 authorizing the execution of reimbursable UEZ Microloan to House of Taste in the amount of $12,540.00
- The amendment is necessary to correct the form of loan instrument referenced in the original resolution. The prior language incorrectly described the loan as being secured by a note and lien on equipment. The revised language accurately reflects that this transaction will be structured through an appropriate forgivable loan agreement and related documents, consistent with the law and the City's program requirements.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $0

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name, Organization 1.
    - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
    - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

Prepared by: Amia Valentine **x7166/amvalent@camdennj.gov**

Name	Phone/Email

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, Director

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10183 AUTHORIZING A UEZ MICROLOAN TO ELITE HOLDINGS

Point of Contact:	**Amia I. Valentine**	**Law**	**X7166**	**amvalent@camdennj.gov**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y			
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION TO AMEND RESOLUTION MC-25:10183 AUTHORIZING A UEZ MICROLOAN TO ELITE HOLDINGS

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- 8/12/2025 Council approved Resolution MC-25:10183 authorizing the execution of reimbursable UEZ Microloan to Elite Holdings LLC in the amount of $25,000.00
- The amendment is necessary to correct the form of loan instrument referenced in the original resolution. The prior language incorrectly described the loan as being secured by a note and lien on equipment. The revised language accurately reflects that this transaction will be structured through an appropriate forgivable loan agreement and related documents, consistent with the law and the City's program requirements.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $0

SUBJECT MATTER EXPERTS/ADVOCATES:

- Name, Organization 1.
    - Attendance: (Y/N/Tentative). Confirmed?
- Name, Organization 2.
    - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required...

Prepared by: Amia Valentine **x7166/amvalent@camdennj.gov**

Name Phone/Email

R-44

AV:dh
11-13-25

RESOLUTION APPROVING THE RELEASE OF MAINTENANCE GUARANTEE IN THE AMOUNT OF $182,633.18 POSTED BY VIRTUA-WEST JERSEY HEALTH SYSTEMS

WHEREAS, Virtua-West Jersey Health Systems, Inc. ("Applicant"), has submitted a request seeking the release of a Maintenance Guarantee in the amount of One Hundred Eighty-Two Thousand Six Hundred Thirty-Three Dollars and Eighteen Cent ($182,633.18), for the project located at 1000 Atlantic Avenue, Block 421, Lot 1; Block 422, Lot 19; Block 423, Lot 53, and Block 424, Lot 31 t, Block 1403, Lot 13; and

WHEREAS, City Planning Board's Engineer, Remington & Vernick Engineers ("R&V"), has conducted an inspection and found no deficiencies to protest the expiration of the Maintenance Guarantee; and

WHEREAS, R&V, has reviewed the Applicant's request recommends the release of the Maintenance Guarantee in the amount of One Hundred Eighty-Two Thousand Six Hundred Thirty-Three Dollars and Eighteen Cent ($182,633.18); now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that, for all the reasons set forth above, the authorized City of Camden officials are hereby authorized and directed to release One Hundred Eighty-Two Thousand Six Hundred Thirty-Three Dollars and Eighteen Cents ($182,633.18) the amount of the Maintenance Guarantee.

BE IT FURTHER RESOLVED that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

Angel Fuentes
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NOVEMBER 13, 2025

TO: City Council
FROM: Dr. Edward C. Williams, PP, AICP, CSI, AHP, CZO, CPZBS, Director
Planning & Development

TITLE OF ORDINANCE/RESOLUTION: Resolution approving a release of a maintenance guarantee the amount of $182,633.18 for Virtua-West Jersey Health Systems, Inc., 1000 Atlantic Ave, Block 421, Lot 1; Block 422, Lot 19; Block 423, Lot 53; and Block 424, Lot 31 for the completion of said project.

Point of Contact: Dr. E. Williams Planning & Development 7135
Edwillia@camdennj.gov

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director				
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval – Attachment G
2. Notification memorandum of DCA of board approval
3. Grant Summary Form; Grant application

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/ RESOLUTION: Resolution approving a release of a maintenance guarantee the amount of $182,633.18 for Virtua-West Jersey Health Systems, Inc., 1000 Atlantic Ave, Block 421, Lot 1; Block 422, Lot 19; Block 423, Lot 53; and Block 424, Lot 31 for the completion of said project.

FACTS/BACKGROUND: (Executive level details. Short, concise bullets)

- This proposed action involves the release of a maintenance guarantee bond due to the completion of a construction project.

- Conditioned upon the payment of all outstanding RVE and Legal bills.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $182,633.18

IMPACT STATEMENT: It is recommended that the City Council approved these actions to facilitate the completion for this project.

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- The Planning Division staff will continue to monitor this matter.

Prepared by:

Edward Williams x7135 Edwillia@camdennj.gov

Name Phone/Email

REMINGTON & VERNICK ENGINEERS

RVE HQ:
2059 Springdale Road
Cherry Hill, NJ 08003
O: (856) 795-9595
F: (856) 795-1882

October 6, 2025

Dr. Edward Williams, PP, AICP
Department of Planning & Development
City of Camden
Room 420, City Hall
Camden, NJ 08101

Re: City of Camden
Virtua-West Jersey Health Systems, Inc.
1000 Atlantic Ave. (Block 421, Lot 1; Block 422, Lot 19; Block 423, Lot 53; Block 424, Lot 31)
Maintenance Guarantee Releases
RVE# 04-08-I-823

Dear Dr. Williams:

As requested, our office conducted an inspection of the above-referenced project. We found no deficiencies to protest the expiration of the Maintenance Guarantee in the amount of **$182,633.18,** along with the release of any remaining escrow posted previously for inspection of this Guarantee.

Contingent upon this release is the payment of all outstanding Remington & Vernick Engineers' invoices.

If you have any questions, please contact Steven D. Fini, Regional Field Supervisor, at 856.795.9595.

Sincerely,
REMINGTON & VERNICK ENGINEERS, INC.

Lenny Cinaglia, MBA, CEFM
Senior Associate, Department Head Municipal CM/CI

Dena M. Johnson, P.E., C.M.E

LC:DMJ:sdf:lw

cc: Anthony Morici, P.E. - Anthony.morici@camdennj.gov; Anthonymorici@rve.com
Tyler Orlando, Project Manager, Camden County Improvement Authority - tyler.orlando@camdencounty.com
Angela Miller, Planning Board Secretary - anmiller@camdennj.gov
Luis Pastoriza, M.S.M, R.M.C., C.M.R
Brian Fisher, Camden Community Partnership - bfisher@camdencoinc.com
Robert Baranowski - baranowski@hylandlevin.com
Virtua-West Jersey Health System, Inc.-20 West Stow Rd., Suite #3, Marlton NJ, 08053

R-45

MBS:dh
11-13-25

RESOLUTION AUTHORIZING THE REFUND OF OVERPAYMENT OF WATER AND SEWER

WHEREAS, American Water has informed the Department of Public Works that the owner(s) listed attached hereto as Exhibit "A" are due a refund of water and sewer charges; and

WHEREAS, it is necessary to issue a refund to the various property owners in the amounts listed; now therefore

BE IT RESOLVED, by the City Council of the City of Camden that the Department of Public Works is hereby authorized to issue a refund to the owners in the amounts listed attached hereto as Exhibit "A".

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

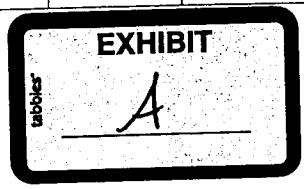
DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST: _____
LUIS PASTORIZA
Municipal Clerk

Water & Sewer Refunds Submitted by American Water – November 2025 Council Meeting

Service Address	Water	Sewer	Refund Amount	Mail check to:
1541 Mt Ephraim Ave Camden, NJ 08104	202.19	105.60	$307.79	Yingqiu & Mei Zhou 1541 Mt Ephraim Ave Camden, NJ 08104
1034 N 19th St Camden, NJ 08105		2368.34	$2368.34	Hala & Basem Mazahreh PO Box 245 Pennsauken, NJ 08110
2230 N 36th St Camden, NJ 08105		539.89	$539.89	NJM Estate, LLC Po Box 245 Pennsauken, NJ 08110
457 Mechanic St Camden, NJ 08104	242.80	178.84	$421.64	Surety Title Company 11 Eves Drive Marlton, NJ 08053
435 Mechanic St Camden, NJ 08104	69.73	57.20	$126.93	Surety Title Company 11 Eves Drive Marlton, NJ 08053
452 Mechanic St Camden, NJ 08104	372.04	176.57	$548.61	Surety Title Company 11 Eves Drive Marlton, NJ 08053
918 Everett St Camden, NJ 08104	86.06	71.69	$157.75	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
505 Pine St Camden, NJ 08103	348.06	197.03	$545.09	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
731 New St Camden, NJ 08103	224.21	153.16	$377.37	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
587 Clinton St Camden, NJ 08103	125.11	96.28	$221.39	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
1351 Sheridan St Camden, NJ 08104	51.95	36.84	$88.79	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
1044 N 34th St Camden, NJ 08104		811.53	$811.53	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
3716 Fremont Ave Camden, NJ 08105		136.04	$136.04	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
441 Raritan St Camden, NJ 08105		114.81	$114.81	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
1774 Pershing St Camden, NJ 08104	124.06	94.92	$218.98	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645



Water & Sewer Refunds Submitted by American Water – November 2025 Council Meeting

2406 S 12th Camden, NJ 08104	654.91	323.61	$978.52	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
428 Bailey St Camden, NJ 08104	156.70	98.93	$255.63	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
2864 Cushing Rd Camden, NJ 08104		31.17	$31.17	Erica Corson 2400 McClellan Ave, Apt E 1006 Pennsauken, NJ 08109

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: OCTOBER 17, 2025

TO: City Council
FROM: Keith L. Walker, Director of Public Works

TITLE OF ORDINANCE/RESOLUTION: *RESOLUTION AUTHORIZING THE REFUND OF WATER AND SEWER PAYMENTS*

Point of Contact:	Keith L. Walker	Public Works	757-7139	kewalker@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	**Y**		**10/17/25**	
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Backup documentation – American Water customer reimbursement requests

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: *RESOLUTION AUTHORIZING THE REFUND OF WATER AND SEWER PAYMENTS*

FACTS/BACKGROUND:

- Per American Water, the customers made overpayments to the accounts for the properties and are due refunds
- American Water calculated the overpayments and provided reimbursement request documents

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: n/a

IMPACT STATEMENT:

- If approved, the customer will receive the refund they are due by the City

SUBJECT MATTER EXPERTS/ADVOCATES:

- Keith L. Walker, Director of Public Works

COORDINATION:

- DPW will process direct voucher requests for the refunds, and Finance will process the refund checks

Prepared by: **Angela M. Watkins** **757-7139/anjohnst@ci.camden.nj.us**

Name Phone/Email

Water & Sewer Refunds Submitted by American Water – November 2025 Council Meeting

Service Address	Water	Sewer	Refund Amount	Mail check to:
1541 Mt Ephraim Ave Camden, NJ 08104	202.19	105.60	$307.79	Yingqiu & Mei Zhou 1541 Mt Ephraim Ave Camden, NJ 08104
1034 N 19th St Camden, NJ 08105		2368.34	$2368.34	Hala & Basem Mazahreh PO Box 245 Pennsauken, NJ 08110
2230 N 36th St Camden, NJ 08105		539.89	$539.89	NJM Estate, LLC Po Box 245 Pennsauken, NJ 08110
457 Mechanic St Camden, NJ 08104	242.80	178.84	$421.64	Surety Title Company 11 Eves Drive Marlton, NJ 08053
435 Mechanic St Camden, NJ 08104	69.73	57.20	$126.93	Surety Title Company 11 Eves Drive Marlton, NJ 08053
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918 Everett St Camden, NJ 08104	86.06	71.69	$157.75	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
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731 New St Camden, NJ 08103	224.21	153.16	$377.37	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
587 Clinton St Camden, NJ 08103	125.11	96.28	$221.39	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
1351 Sheridan St Camden, NJ 08104	51.95	36.84	$88.79	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
1044 N 34th St Camden, NJ 08104		811.53	$811.53	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
3716 Fremont Ave Camden, NJ 08105		136.04	$136.04	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
441 Raritan St Camden, NJ 08105		114.81	$114.81	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
1774 Pershing St Camden, NJ 08104	124.06	94.92	$218.98	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645

Water & Sewer Refunds Submitted by American Water – November 2025 Council Meeting

2406 S 12th Camden, NJ 08104	654.91	323.61	$978.52	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
428 Bailey St Camden, NJ 08104	156.70	98.93	$255.63	Stonefield Investment Fund IV, LLC 1 Paragon Dr., Suite 252 Montvale, NJ 07645
2864 Cushing Rd Camden, NJ 08104		31.17	$31.17	Erica Corson 2400 McClellan Ave, Apt E 1006 Pennsauken, NJ 08109

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Friday, July 18, 2025 3:34 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 1541 Mt. Ephraim Ave. $307.79
Attachments: 1541 Mt.Ephraim Ave. Refund Request $307.79.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

From: Sylvia Hill <Sylvia.Hill01@amwater.com>
Sent: Thursday, July 17, 2025 2:35 PM
To: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Subject: Refund Request 1541 Mt. Ephraim Ave. $307.79
Importance: High

Sylvia Hill
Ebills now available!

Click on the link below to register

Ebilling/Auto-payment/Online: HTTPS://UMBSPORTAL.AMWATER.COM

Date: July 17, 2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Yingqiu & Mei Zhou

Mailing Address: 1541 Mt Ephraim Ave. Camden NJ 08104

Service Address: 1541 Mt Ephraim Ave. Camden NJ 08104

Account Number: 77-0456587-3

Reimbursement:

Water Reimbursement $ 202.19
Sewer Reimbursement $ 105.60

Total Reimbursement $ 307.79

Supporting Documents Attached:

- Customer written request
- Front and back copies of check(s)
- UMBS printouts

From: mz10162007@gmail.com <mz10162007@gmail.com>
Sent: Saturday, November 9, 2024 6:17 PM
To: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Subject: credit balance on account 77-0456587-3

EXTERNAL EMAIL. **The Actual Sender of this email is mz10162007@gmail.com "Think before you click!".**

Good morning Jahnanie-

Thank you so much for helping me out all these many times, with transferring credits and instructions on how to shut off the water at the curb.

Now that the water is shut off, there is a credit balance on the account 77-0456587-3, for some $307. Would it be possible to send this back to me as a check refund? Should I provide the address in the last payment? Not sure if there are other requirements that I should meet before I can get the credit back?

Greatly appreciate your help as always.
Mei

Sent from my iPhone

As of Date Printed	7/17/2025 2:00 PM
Account Number	77-0456587-3
Block & Lot	436 83
Owner name	ZHOU, YINGQIU
Service Address	1541 MT EPHRAIM AVE CAMDEN NJ 08104
Account Balance	($307.79)

Pay by Phone: 1-866-371-2623
Customer Service: 1-855-769-3164

Total Amount Due $379.75 by 09/22/23

Account Summary as of 08/21/23

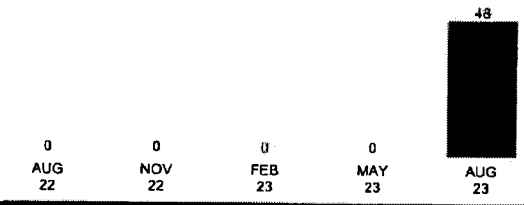
Previous Balance:	$44.71
Payments:	-$44.71
Current Charges:	$379.75
Account Balance:	$379.75

~~Additional charges if not paid by 09/22/23~~

Account Information

Account Number:	**77-0456587-3**
Customer Name:	YINGQIU ZHOU
Service Address:	1541 MT EPHRAIM AVE CAMDEN, NJ 08104

Usage History



Message Center

Please make sure your Online Banking service reflects the correct mailing address and account number.

Bill payment assistance may be available through the Low-Income Household Water Assistance Program (LIHWAP). Visit https:
[illegible]hdca-housing.dynamics.com/Portals/us/en-US/ocaid-services/
to apply or call 1-800-510-3102 to submit an application.

Never miss a Bill or Due Date again. We have Multiple Payment Options.
- Ebilling/Auto-payment/Online: UMBSPORTAL.AMWATER.COM
- Drop Box: City Hall - Tax Office Room 117 (WED Pick Up)
- Pay by Phone: 1-866-371-2623

Details as of 08/21/23

Meter No.	Meter Size	Prior Read	Current Read	Consumption
72332691	5/8 INCH	496	544 EST	48

Billing Period Covers: May 14, 2023 - August 19, 2023

Current Charges

Meter: 72332691

Service Charge: Water ($22.05 x 1)	$22.05
Consumption Charge: Water ($3.20 x 15)	$48.00
Consumption Charge: Water ($4.80 x 15)	$72.00
Consumption Charge: Water ($6.35 x 18)	$114.30
Service Charge: Sewer ($17.80 x 1)	$17.80
Consumption Charge: Sewer ($2.20 x 48)	$105.60
Total Current Charges	**$379.75**

Total Amount Due **$379.75**

Due Date Does Not Apply to Amounts Past Due

1/1

Please detach and return this bottom portion with your payment.

City of Camden Water
100 S. 17th St.
Camden, NJ 08105

Account Number	**77-0456587-3**
Service Address	1541 MT EPHRAIM AVE
Due Date	**09/22/23**
Total Amount Due	**$379.75**
AMOUNT ENCLOSED	$ _____

10000000

170 1 MA 0 543 0196172-CAMS242992-ST 1GRP-000170
YINGQIU ZHOU
1541 MOUNT EPHRAIM AVE
CAMDEN NJ 08104-1659

T 1

SEND REMITTANCE TO:

CITY OF CAMDEN
PO BOX 371397
PITTSBURGH, PA 15250-7397

00770004565873000037975000037975232333

Agent
Dashboard

Payments | Accounts | Reports | User | Campaign | Support | Self | Broadcast

Make a Payment | Encrypted Swipe Payment | Find Payment

Payment Details

Confirmation Number:	**1135307253**
Payment Date:	**Sep 21, 2023 3:13:17 PM**
Payment Amount:	**$379.75**
Processing Fee:	**$1.95**
Total Amount Charged:	**$381.70**
Payment Status:	**Accepted**
Status Description:	**Approved**
Application:	**IVR Interface**
Channel:	**IVR Channel**
Created By:	**CONSUMER**

IVR Information

Daytime Phone Number:	**(609) 230-6767**
Caller Name:	
Called From:	**(609) 230-6767**

Account Information

Payment Type:	**City of Camden Water and Sewer Payments**
Account Number:	**7704565873**
Suspended:	**No**
Payment Method:	**E-Check**
Date Due:	**Sep 22, 2023**

Payment Method Information

Account Type:	**Checking Account**
Account Holder Name:	**YINGQIU ZHOU**
Account Number:	********8082**
Routing Number:	*******6150**
Bank Name:	**CITIZENS BANK, NATIONAL ASSOCIATION**

Back | Continue to Email | Show Next Payment

Pay by Phone: 1-866-371-2623
Customer Service: 1-855-769-3164

Total Amount Due $34.99 by 12/22/23

Account Summary as of 11/21/23

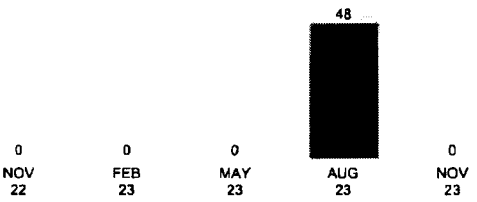
Previous Balance:	$379.75
Payments:	-$379.75
Current Charges:	$34.99
Account Balance:	$34.99

~~Additional charges if not paid by 12/22/23~~

Account Information

Account Number:	**77-0456587-3**
Customer Name:	YINGQIU ZHOU
Service Address:	1541 MT EPHRAIM AVE CAMDEN, NJ 08104

Usage History



Message Center

Please make sure your Online Banking service reflects the correct mailing address and account number.

Bill payment assistance may be available through the Low-Income Household Water Assistance Program (LIHWAP). Visit https: njdca-housing.dynamics365portals.us/en-US/dcaid-services/ to apply or call 1-800-510-3102 to submit an application.

Never miss a Bill or Due Date again. We have Multiple Payment Options.
- Ebilling/Auto-payment/Online: UMBSPORTAL.AMWATER.COM
- Drop Box: City Hall - Tax Office Room 117 (WED Pick Up)
- Pay by Phone: 1-866-371-2623

Details as of 11/21/23

Meter No.	Meter Size	Prior Read	Current Read	Consumption
72332691	5/8 INCH	544	544 ACT	0

Billing Period Covers: August 19, 2023 - November 6, 2023

Current Charges

Meter: 72332691

Service Charge: Water ($22.05 x 0.88)	$19.36
Service Charge: Sewer ($17.80 x 0.88)	$15.63
Total Current Charges	**$34.99**

Total Amount Due **$34.99**

Due Date Does Not Apply to Amounts Past Due

Please detach and return this bottom portion with your payment.

City of Camden Water
100 S. 17th St.
Camden, NJ 08105

Account Number	**77-0456587-3**
Service Address	1541 MT EPHRAIM AVE
Due Date	**12/22/23**
Total Amount Due	**$34.99**
AMOUNT ENCLOSED	$ _____

10000000

0206706-CAMS251878-ST 1GRP-000263
YINGQIU ZHOU
1541 MOUNT EPHRAIM AVE
CAMDEN NJ 08104-1659

SEND REMITTANCE TO:

CITY OF CAMDEN
PO BOX 371397
PITTSBURGH, PA 15250-7397

00770004565873000003499000003499233257

Agent
Dashboard

Payments | Accounts | Reports | User | Campaign | Support | Self | Broadcast

Make a Payment | Encrypted Swipe Payment | Find Payment

Payment Details

Confirmation Number:	**1230080925**
Payment Date:	**Dec 21, 2023 2:43:34 PM**
Payment Amount:	**$34.99**
Processing Fee:	**$1.95**
Total Amount Charged:	**$36.94**
Payment Status:	**Accepted**
Status Description:	**Approved**
Application:	**IVR Interface**
Channel:	**IVR Channel**
Created By:	**CONSUMER**

IVR Information

Daytime Phone Number:	**(609) 230-6767**
Caller Name:	
Called From:	**(609) 230-6767**

Account Information

Payment Type:	**City of Camden Water and Sewer Payments**
Account Number:	**7704565873**
Suspended:	**No**
Payment Method:	**E-Check**
Date Due:	**Dec 22, 2023**

Payment Method Information

Account Type:	**Checking Account**
Account Holder Name:	**YINGQIU ZHOU**
Account Number:	*******9002**
Routing Number:	******6150**
Bank Name:	**CITIZENS BANK, NATIONAL ASSOCIATION**

Back | Receipt Email | Show Other Items

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Friday, July 18, 2025 3:45 PM
To: Angela Watkins
Cc: Amanda Herrera; Sylvia Hill
Subject: (EXTERNAL) Refund - 1034 N 19th St. Refund Request $2,368.34
Attachments: 1034 N 19th St. Refund Request $2,368.34.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this request.

Thank you,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

From: Sylvia Hill <Sylvia.Hill01@amwater.com>
Sent: Thursday, June 12, 2025 2:38 PM
To: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Subject: 1034 N 19th St. Refund Request $2,368.34
Importance: High

Sylvia Hill
Ebills now available!

Click on the link below to register

Ebilling/Auto-payment/Online: HTTPS://UMBSPORTAL.AMWATER.COM

Date: June 12, 2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Hala & Basem Mazahreh

Mailing Address: P.O. Box 245 Pennsauken, NJ 08110

Service Address: 1034 N 19th St. Camden NJ 08105
Account Number: 77-0459049-1

Reimbursement:

Water Reimbursement $
Sewer Reimbursement $ 2,368.34

Total Reimbursement $2,368.34

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

As of Date Printed	6/12/2025 1:18 PM
Account Number	77-0459049-1
Block & Lot	849 36
Owner name	MAZAHREH, BASEM
Service Address	1034 N 19TH ST CAMDEN NJ 08105
Account Balance	($2,368.34)

Pay by Phone: 1-866-371-2623
Customer Service: 1-855-769-3164

Total Amount Due $553.00 by 06/16/25

Account Summary as of 05/15/25

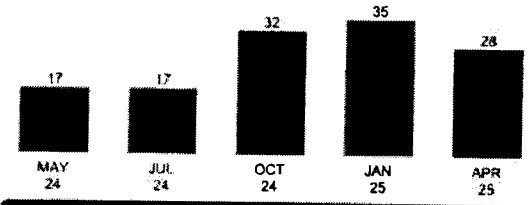
Previous Balance:	$284.82
Payments:	$0.00
Interest Charge:	$4.22
Current Charges:	$263.96
Account Balance:	$553.00

Additional charges if not paid by 06/16/25

Account Information

Account Number:	**77-0459049-1**
Customer Name:	BASEM MAZAHREH
Service Address:	1034 N 19TH ST CAMDEN, NJ 08105

Usage History



Message Center

NOTE: Reads shown in 1000 GALS - Consumption is billed in 100 CF

Please make sure your Online Banking service reflects the correct mailing address and account number.

Never miss a Bill or Due Date again. We have Multiple Payment Options.
- Ebilling/Auto-payment/Online: UMBSPORTAL.AMWATER.COM
- Drop Box: City Hall - Tax Office Room 117 (WED Pick Up)
- Pay by Phone: 1-866-371-2623

Details as of 05/15/25

Meter No.	Meter Size	Prior Read	Current Read	Consumption
180418300	2 INCH	63	84 ACT	28.056

Billing Period Covers: January 6, 2025 - April 3, 2025

Current Charges

Meter: 180418300

Service Charge: Sewer- ($184.00 x 1)	$184.00
Consumption Charge: Sewer- ($2.85 x 28.06)	$79.96
Total Current Charges	**$263.96**

Total Amount Due **$553.00**

Due Date Does Not Apply to Amounts Past Due

1/1

Please detach and return this bottom portion with your payment.

City of Camden Water
100 S. 17th St.
Camden, NJ 08105

Account Number	**77-0459049-1**
Service Address	1034 N 19TH ST
Due Date	**06/16/25**
Total Amount Due	**$553.00**
AMOUNT ENCLOSED	$ _____

10000000

3264 1 AV 0.545 0266093-CAMS310895-ST 1GRP-003264
BASEM MAZAHREH
NAKIA LEE
PO BOX 245
PENNSAUKEN NJ 08110-0245

T:9

SEND REMITTANCE TO:

CITY OF CAMDEN
PO BOX 371397
PITTSBURGH, PA 15250-7397

00770004590491000055300000055300251354

Outlook

Re: 77-0459049-1 1034 n 19th st

From Maurice Real Estate Management <tristaterem@gmail.com>
Date Thu 6/12/2025 10:21 AM
To AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>

EXTERNAL EMAIL: **The Actual Sender of this email is tristaterem@gmail.com "Think before you click!".**

Thank you for your response. We have been waiting for the supervisor since last year. We are almost at nine months now waiting with no answer yet.

Maurice Mazahreh
P.O. Box 245
Pennsauken, NJ 08110

> On Jun 12, 2025, at 10:13 AM, AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com> wrote:
>
> Hello,
>
> The supervisor has reviewed your account and the back office has applied a credit for $2923.20.
>
> Regards,
>
> Rin
> *CSR I*
>
> Please note our mailing address
> City Of Camden
> PO BOX 371397
> Pittsburgh PA 15250-7397
>
> Click on the link below to register
> Ebilling/Auto-payment/Online
> https://umbsportal.amwater.com/
>
> **From:** Maurice Real Estate Management <tristaterem@gmail.com>
> **Sent:** Monday, June 9, 2025 3:16 PM

To: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Subject: Fwd: 77-0459049-1 1034 n 19th st

EXTERNAL EMAIL: **The Actual Sender of this email is tristaterem@gmail.com "Think before you click!".**

---------- Forwarded message ---------
From: **Maurice Real Estate Management** <tristaterem@gmail.com>
Date: Mon, May 12, 2025 at 10:04 PM
Subject: Re: 77-0459049-1 1034 n 19th st
To: AWWSC AWE Camden Water and Sewer <CamdenWaterandSewer@amwater.com>
Cc: AWWSC AWE Camden Water and Sewer <CamdenWaterandSewer@amwater.com>

- Ongoing Issue – Request for Immediate Resolution or Direct Contact

I'm following up again regarding the unresolved issue with my account. Despite multiple messages and assurances that a supervisor is working on the credit, I have not received any update or resolution for several months.

At this point, I would appreciate it if you could either provide a direct contact for the supervisor handling this, or escalate the matter further so it can be resolved without additional delay.

Please let me know how this will be addressed

Thank you

Maurice mazahreh

> On Mar 31, 2025, at 9:47 AM, AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com> wrote:
>
> Hello,
>
> The supervisor is still working on this account's adjustment.

- **H2O Help To Others:** This program helps income-eligible customers with their water bills. For more information, contact our program administrator, NJ Shares, at 1-877-652-9426 or visit their website at www.njshares.org. For more information and links to other utility assistance programs, visit newjerseyamwater.com. Under Customer Service & Billing, select Customer Assistance Programs.

EXPLANATION OF OTHER TERMS

- **Estimated Bill:** This occurs when we are unable to read the water meter. Your usage from the same billing period the prior year is used to calculate the estimated bill. The next actual meter reading corrects any over- or under-estimated bills.
- **Reconnection Fee:** If your service is discontinued, a reconnection fee will be applied. Before water service is restored, the outstanding balance and the reconnection fee must be paid in full, or satisfactory arrangements must be made to pay the bill in full. These reconnection fees are located within the tariff covering your service territory.
- **Correspondence:** Please send written correspondence to PO Box 2798, Camden, NJ 08101. Be sure to include your name, account number, service address, mailing address and phone number including area code. Please do not send correspondence with your payment, as it may delay processing your payment and correspondence.

Board of Public Utilities: New Jersey American Water is regulated by the New Jersey Board of Public Utilities (NJBPU). Customers may contact the Division of Customer Assistance, 44 South Clinton Avenue, 1st Floor, PO Box 350, Trenton, NJ 08625-0350 at 1-800-624-0241 or investigations@bpu.nj.gov. Please do not send payments to this address.

H2O HELP TO OTHERS PROGRAM - lend a hand to customers in need

☐ I'm adding a one time contribution of $_____ with my payment.

☐ I'd like to add a recurring contribution to each bill of $_____. I understand this amount will be added to each bill.

Address Changes

Name

Address

City

State Zip Code

Phone Number ☐ Mobile Number

E-mail Address

Other ways to pay your bill

Auto Pay

Save time and money. Enroll in Auto Pay, and your bill will be paid on time, every time, directly from your bank account on the due date. No stamps required!

Online

With My Account, you can pay your bill anytime, anywhere. Registration is fast and easy. Visit www.amwater.com/MyAccount or pay without registration at www.amwater.com/billpay (fee may apply).

In Person

We have agreements with several authorized payment locations in our service areas. Visit our website to find one near you.

NEW JERSEY AMERICAN WATER

WE KEEP LIFE FLOWING®

Meter Reading and Usage Summary

Meter No.	Measure	Size	From Date	To Date	Previous Read	Current Read	Meter Units	Billing Units	Total Gallons
65034044	1,000 gal	5/8"	10/04/2024	11/05/2024	37 (A)	47 (A)	10	100.00	10,000

A = Actual E = Estimate

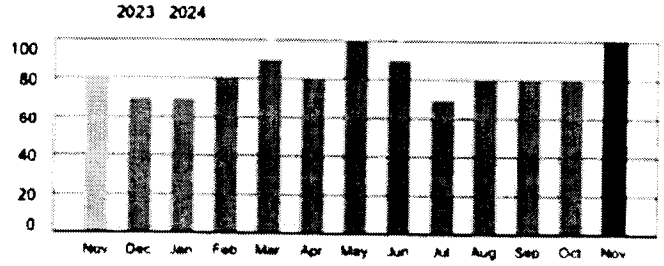
1 Billing Unit = 100 gallons

Total Gallons 10,000

Billed Usage History (graph shown in 100 gallons)

■ 10,000 gallons = usage for this period

▒ 8,000 gallons = usage for same period last year



Next Scheduled Read Date: on or about December 04, 2024
Account Type: Residential

Average daily use for this period is (33 days)

303 gallons

Year to Date Billed Usage 92,000 gallons

Understanding Your Bill

- **Fees and Adjustments:** This section provides details related to additional charges or adjustments for the service period.

Account Detail

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Friday, July 18, 2025 3:53 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund - 2230 N 36th St Refund Request $539.89
Attachments: 2230 N 36th St. Refund Request $539.89.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

From: Sylvia Hill <Sylvia.Hill01@amwater.com>
Sent: Thursday, June 12, 2025 2:37 PM
To: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Subject: 2230 N 36th St Refund Request $539.89
Importance: High

Sylvia Hill
Ebills now available!

Click on the link below to register

Ebilling/Auto-payment/Online: HTTPS://UMBSPORTAL.AMWATER.COM

Date: June 12, 2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: NJM ESTATE, LLC

Mailing Address: P.O. Box 245 Pennsauken, NJ 08110

Service Address: 2230 N 36th St. Camden NJ 08105
Account Number: 77-0707775-1 and 77-0685112-3

Reimbursement:

Water Reimbursement $
Sewer Reimbursement $539.89

Total Reimbursement $539.89

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Outlook

overpayment 2230 N 36th St

From Maurice Real Estate Management <tristaterem@gmail.com>
Date Thu 11/14/2024 2:43 PM
To AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>

2 attachments (5 MB)
pennsauken sewer bill_0001.pdf; city of camden sewer bills_0001.pdf;

EXTERNAL EMAIL: **The Actual Sender of this email is tristaterem@gmail.com "Think before you click!".**

Hello,

We have been paying the Pennsauken Sewerage Authority for sewer services, and we have also been paying Camden City a total of $567.51 since we purchased the property. Please see the attached bills and proof of payment for both parties as proof so we can get reimbursement.
Thank you

As of Date Printed	6/12/2025 1:32 PM
Account Number	77-0707775-1
Customer Name	NJM ESTATES, LLC
Mailing Address	PO BOX 245 PENNSAUKEN NJ 08110
Service Address	2230 N 36TH ST CAMDEN NJ 08110
Block & Lot	
Account balance	$0.00

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
11/16/2024	11/18/2024	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000171000104	10576165,10593037	00000000000000000000000000AOT0000171000104	171	PAYMENT	($108.99)	$0.00
10/15/2024	10/15/2024	BILL FOR C62 Sewer- DUE: 11/15/2024, BILL FOR C62 Sewer- DUE: 11/15/2024	10593037			INVOICE FOR: Sewer - Base Fee, Sewer-	$108.91	$108.99
8/30/2024	8/30/2024	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000171000071	10576165	00000000000000000000000000AOT0000171000071	171	PAYMENT	($64.88)	$0.08
7/18/2024	7/18/2024	BILL FOR C62 Sewer- DUE: 8/22/2024, BILL FOR C62 Sewer- DUE: 8/22/2024 PLUS 3 PENALTIES/INTEREST.	10576165			INVOICE FOR: Sewer - Base Fee, Sewer- AND PENALTIES/INTEREST	$64.96	$64.96
5/15/2024	5/15/2024	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000171000121	10523779,10551000	00000000000000000000000000AOT0000171000121	171	PAYMENT	($89.81)	$0.00
4/15/2024	4/15/2024	BILL FOR C62 Sewer- DUE: 5/15/2024, BILL FOR C62 Sewer- DUE: 5/15/2024	10551000			INVOICE FOR: Sewer - Base Fee, Sewer-	$89.73	$89.81
2/20/2024	2/20/2024	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000171000076	10502967,10523779	00000000000000000000000000AOT0000171000076	171	PAYMENT	($71.27)	$0.08
1/15/2024	1/15/2024	BILL FOR C62 Sewer- DUE: 2/15/2024, BILL FOR C62 Sewer- DUE: 2/15/2024 PLUS 2 PENALTIES/INTEREST.	10523779			INVOICE FOR: Sewer - Base Fee, Sewer- AND PENALTIES/INTEREST	$71.27	$71.35
11/18/2023	11/20/2023	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000171000091	10478778,10502967	00000000000000000000000000AOT0000171000091	171	PAYMENT	($71.45)	$0.08
10/13/2023	10/13/2023	BILL FOR C62 Sewer- DUE: 11/15/2023, BILL FOR C62 Sewer- DUE: 11/15/2023 PLUS 2 PENALTIES/INTEREST.	10502967			INVOICE FOR: Sewer - Base Fee, Sewer- AND PENALTIES/INTEREST	$71.30	$71.53
8/31/2023	8/31/2023	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000171000062	10478778	00000000000000000000000000AOT0000171000062	171	PAYMENT	($71.22)	$0.23
7/14/2023	7/14/2023	BILL FOR C62 Sewer- DUE: 8/15/2023 PLUS 2 PENALTIES/INTEREST.	10478778			INVOICE FOR: Sewer- AND PENALTIES/INTEREST	$71.45	$71.45
5/16/2023	5/16/2023	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000171000132	10449273,10457507	00000000000000000000000000AOT0000171000132	171	PAYMENT	($62.27)	$0.00
4/14/2023	4/14/2023	BILL FOR C62 Sewer- DUE: 5/15/2023	10457507			INVOICE FOR: Sewer-	$61.89	$62.27
3/13/2023	3/13/2023	DEBIT BALANCE TRANSFER FROM ACCOUNT: 685112. 3/13 APPROVED BY USER:	10449273		TX	Transfer	$0.38	$0.38

Payment Receipt

Your payment has been accepted

Confirmation #	1531312367
Payment Type	City of Camden Water and Sewer Payments
Account #	7707077751
Status	ACCEPTED
Payment Date	Aug 29, 2024 – 2:08:46 PM
Payment Method	Checking Account ******7486
Payment Amount	$64.88
Service Fee	$1.95
Total Amount Charged	$66.83

Payment Receipt

Your payment has been accepted

Confirmation #	1402261119
Payment Type	City of Camden Water and Sewer Payments
Account #	7707077751
Status	ACCEPTED
Payment Date	May 14, 2024 – 12:21:01 PM
Payment Method	Checking Account ******7486
Payment Amount	$89.81
Service Fee	$1.95
Total Amount Charged	$91.76

Payment Receipt

Your payment has been accepted

Confirmation #	1302920241
Payment Type	City of Camden Water and Sewer Payments
Account #	7707077751
Status	ACCEPTED
Payment Date	Feb 19, 2024 – 1:56:52 PM
Payment Method	Checking Account ******7486
Payment Amount	$71.27
Service Fee	$1.95
Total Amount Charged	$73.22

Payment Receipt

Your payment has been accepted

Confirmation #	1194642529
Payment Type	City of Camden Water and Sewer Payments
Account #	7707077751
Status	ACCEPTED
Payment Date	Nov 17, 2023 – 2:54:02 PM
Payment Method	Checking Account ******7486
Payment Amount	$71.45
Service Fee	$1.95
Total Amount Charged	$73.40

Payment Receipt

Your payment has been accepted

Confirmation #	1109971483
Payment Type	City of Camden Water and Sewer Payments
Account #	7707077751
Status	ACCEPTED
Payment Date	Aug 30, 2023 – 3:45:43 PM
Payment Method	Checking Account ******7486
Payment Amount	$71.22
Service Fee	$1.95
Total Amount Charged	$73.17

Payment Receipt

Your payment has been accepted

Confirmation #	1006917079
Payment Type	City of Camden Water and Sewer Payments
Account #	7707077751
Status	ACCEPTED
Payment Date	May 15, 2023 – 12:55:19 PM
Payment Method	Checking Account ******7486
Payment Amount	$62.27
Service Fee	$1.95
Total Amount Charged	$64.22

Pay by Phone: 1-866-371-2623
Customer Service: 1-855-769-3164

Total Amount Due $121.71 by 02/22/23

Account Summary as of 01/19/23

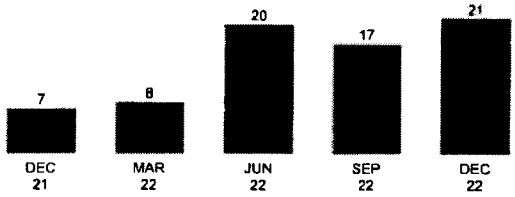
Previous Balance:	$56.01
Payments:	$0.00
Interest Charge:	$0.87
Current Charges:	$64.83
Account Balance:	$121.71

Additional charges if not paid by 02/22/23

Account Information

Account Number:	**77-0685112-3**
Customer Name:	FS PROPERTIES LLC
Service Address:	2230 N 36TH ST CAMDEN, NJ 08110

Usage History



Details as of 01/19/23

Meter No.	Meter Size	Prior Read	Current Read	Consumption
180424389	5/8 INCH	356	372 ACT	21.376

Billing Period Covers: September 26, 2022 - December 28, 2022

Current Charges

Meter: 180424389

Service Charge: Sewer- ($17.80 x 1)	$17.80
Consumption Charge: Sewer- ($2.20 x 21.38)	$47.03
Total Current Charges	**$64.83**

Total Amount Due **$121.71**

Due Date Does Not Apply to Amounts Past Due

Message Center

NOTE: Reads shown in 1000 GALS - Consumption is billed in 100 CF

Please make sure your Online Banking service reflects the correct mailing address and account number.

Bill payment assistance may be available through the Low-Income Household Water Assistance Program (LIHWAP). Visit https: [illegible]/dca-housing.dynamics365portals.us/en-US/dcaid-services/ to apply or call 1-800-510-3102 to submit an application.

Never miss a Bill or Due Date again. We have Multiple Payment Options.
- Ebilling/Auto-payment/Online: UMBSPORTAL.AMWATER.COM
- Drop Box: City Hall - Tax Office Room 117 (WED Pick Up)
- Pay by Phone: 1-866-371-2623

1/1

Please detach and return this bottom portion with your payment.

City of Camden Water
100 S. 17th St.
Camden, NJ 08105

Account Number	**77-0685112-3**
Service Address	2230 N 36TH ST
Due Date	**02/22/23**
Total Amount Due	**$121.71**
AMOUNT ENCLOSED	$ _____

10000000

1822 1 AB 0.507 0183729-CAMS224668-ST 1GRP-001822
FS PROPERTIES LLC
PO BOX 379
BEVERLY NJ 08010-0379

T:7

SEND REMITTANCE TO:

CITY OF CAMDEN
PO BOX 371397
PITTSBURGH, PA 15250-7397

00770006851123000012171000012171230196

Agent
Dashboard

Payments | Accounts | Reports | User Management | Campaign Management | Support Center | Self Service | Broadcast Messaging

Make a Payment | Encrypted Swipe Payment | Find Payment

Confirmation Number:	1636526275
Payment Date:	Nov 15, 2024 12:54:07 PM
Payment Amount:	$108.99
Processing Fee:	$1.95
Total Amount Charged:	$110.94
Payment Status:	Accepted
Status Description:	Approved
Email Status:	Sent
Application:	Responsive OTP
Channel:	Web Channel
Created By:	CONSUMER

Contact Information

First Name:	hala
Last Name:	Mazahreh
ZIP code:	08110
Daytime Phone Number:	(609) 722-2304
Email Address:	rosa.tristaterem@outlook.com

Account Information

Payment Type:	City of Camden Water and Sewer Payments
Account Number:	7707077751
Suspended:	No
Payment Method:	E-Check
Date Due:	Nov 15, 2024

Payment Method Information

Account Type:	Checking Account
Account Holder Name:	hala Mazahreh
Account Number:	******7486
Routing Number:	*****1360
Bank Name:	TD BANK, NA

Payment Receipt

Your payment has been accepted

Confirmation #	943108939
Payment Type	City of Camden Water and Sewer Payments
Account #	7706851123
Status	ACCEPTED
Payment Date	Mar 9, 2023 – 11:26:16 AM
Payment Method	Checking Account ******7486
Payment Amount	$122.96
Service Fee	$1.95
Total Amount Charged	$124.91

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Friday, July 18, 2025 3:57 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 457 Mechanic St. $421.64
Attachments: 457 Mechanic St. Refund Request $421.64.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this request.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

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This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender. Please note that any views or opinions presented in this email are solely those of the author and do not necessarily represent those of American Water Works Company Inc. or its affiliates. The recipient should check this email and any attachments for the presence of viruses. American Water accepts no liability for any damage caused by any virus transmitted by this email. American Water Works Company Inc., 1 Water St. Camden, NJ. 08102 www.amwater.com

Date: 05/16/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Surety Title Company

Mailing Address: 11 Eves Drive Marlton, NJ 08053

Service Address: 457 Mechanic St. Camden NJ 08104
Account Number: 77-0702696-4

Reimbursement:

Water Reimbursement $ 242.80
Sewer Reimbursement $ 178.84

Total Reimbursement $ 421.64

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

As of Date Printed	7/18/2025 3:38 PM
Account Number	77-0702696-4
Block & Lot	335 121
Owner name	VIP INDUSTRIES
	457 MECHANIC ST
Service Address	CAMDEN NJ 08104
Account Balance	($421.64)

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053
(856) 988-8900

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801
55-136/312

1979035

File: 178670AST-01

PAY One Thousand Thirty Four and 72/100

TO THE ORDER OF

Camden City Water
P.O. Box 371397
Pittsburgh, PA 15250

DATE 02/25/2025

AMOUNT $1,034.72

VOID AFTER 90 DAYS

Memo:

⑈1979035⑈ ⑆031201360⑆ 7865592112⑈

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801

1979035

File: 178670AST-01 Check Date: 02/25/2025 $1,034.72
Legal: Block 335, Lot 121, Camden City, in Camden County, NJ
PAYEE: Camden City Water
SELLER: VIP Industries1 Inc, a New Jersey corporation
BUYER: MGR Home Improvement LLC, a New Jersey Limited Liability Company
ADDRESS: 457 Mechanic Street, Camden, NJ 08104

Line Items	Description	Amount
1305	457 OPEN WATER	$1,034.72

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053

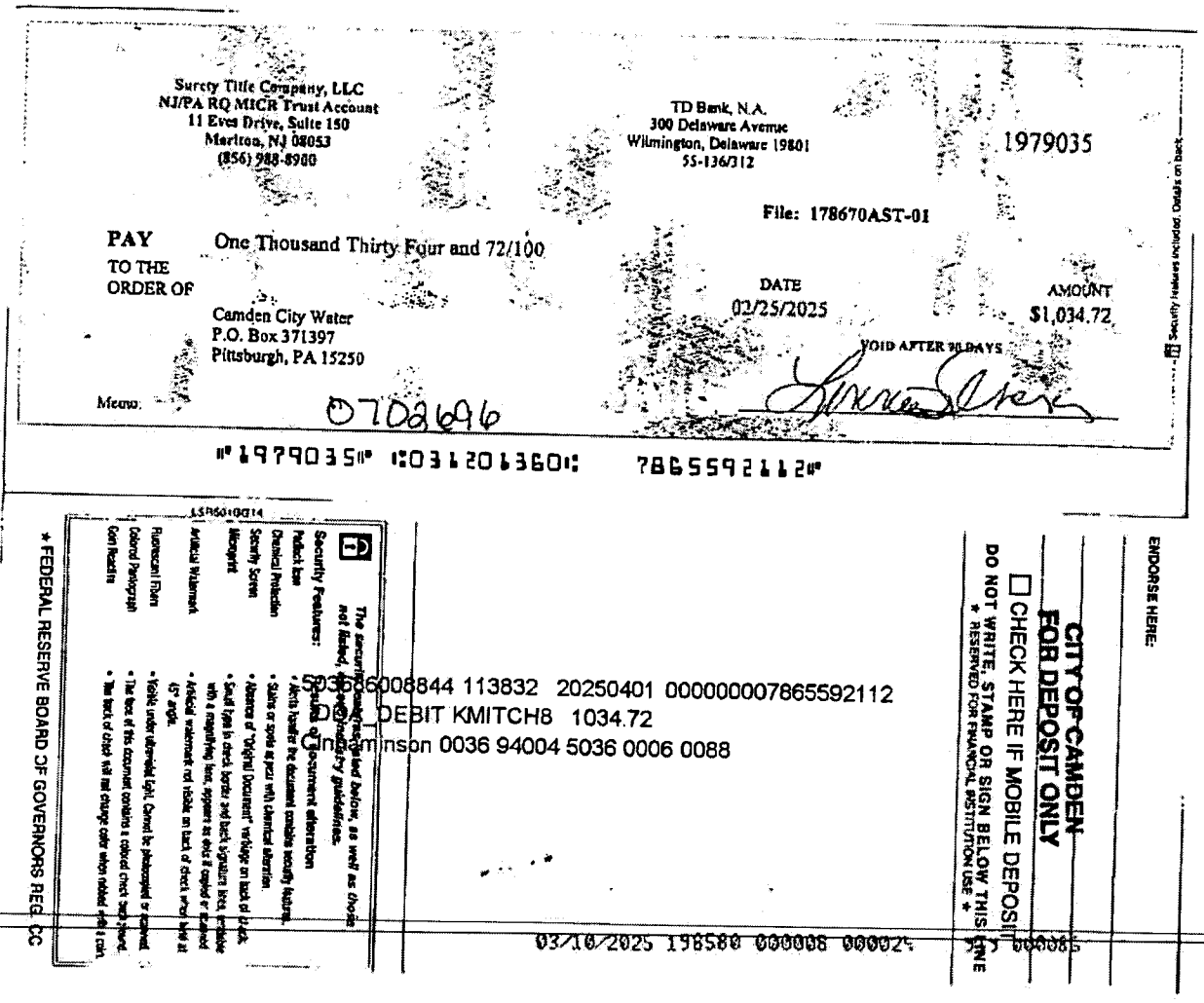
TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801

1979035

File: 178670AST-01 Check Date: 02/25/2025 $1,034.72
Legal: Block 335, Lot 121, Camden City, in Camden County, NJ
PAYEE: Camden City Water
SELLER: VIP Industries1 Inc, a New Jersey corporation
BUYER: MGR Home Improvement LLC, a New Jersey Limited Liability Company
ADDRESS: 457 Mechanic Street, Camden, NJ 08104

Line Items	Description	Amount
1305	457 OPEN WATER	$1,034.72

VIEW IMAGE



Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053
(856) 988-8900

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801
55-136/312

1979035

File: 178670AST-01

PAY TO THE ORDER OF: One Thousand Thirty Four and 72/100

Camden City Water
P.O. Box 371397
Pittsburgh, PA 15250

DATE: 02/25/2025

AMOUNT: $1,034.72

VOID AFTER 30 DAYS

Memo: 07008696

⑈1979035⑈ ⑆031201360⑆ 7865592112⑈

Security Features: The security features listed below, as well as those not listed, are incorporated in this item in accordance with industry guidelines.
• Alerts boarder the document containing security features.
• Safety or words appear with chemical reaction.
• Absence of "Original Document" verbiage on back of check.
• Small type in check, border and back signature lines, printable with a magnifying lens, appears as check if copied or scanned.
• Artificial watermark not visible on back of check when held at 45° angle.
• Visible under ultraviolet light. Cannot be photocopied or scanned.
• The face of this document contains a colored check background.
• The back of check will not change color when rubbed with a coin.

Padlock Icon
Chemical Protection
Security Screen
Microprint
Artificial Watermark
Fluorescent Fibers
Colored Pantograph
Coin Resistive

LSR60:0814

★ FEDERAL RESERVE BOARD OF GOVERNORS REG. CC

ENDORSE HERE:

CITY OF CAMDEN
FOR DEPOSIT ONLY

☐ CHECK HERE IF MOBILE DEPOSIT

DO NOT WRITE, STAMP OR SIGN BELOW THIS LINE
★ RESERVED FOR FINANCIAL INSTITUTION USE ★

03/10/2025 198580 000008 00002[illegible] 000085

503086008844 113832 20250401 00000007865592112
DD DEBIT KMITCH8 1034.72
Jnmmnson 0036 94004 5036 0006 0088

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Friday, July 18, 2025 4:02 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 435 Mechanic St. $126.93
Attachments: 435 Mechanic St. Refund Request $126.93.pdf

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

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From: Sylvia Hill <Sylvia.Hill01@amwater.com>
Sent: Friday, July 18, 2025 3:51 PM
To: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Subject: Re: Refund Request 435 Mechanic St. $126.93

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Friday, July 18, 2025 3:25 PM
To: Sylvia Hill <Sylvia.Hill01@amwater.com>
Subject: RE: Refund Request 435 Mechanic St. $126.93

Same for this one.

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

Date: 05/16/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Surety Title Company

Mailing Address: 11 Eves Drive Marlton, NJ 08053

Service Address: 435 Mechanic St. Camden NJ 08104
Account Number: 77-0626450-9

Reimbursement:

Water Reimbursement $ 69.73
Sewer Reimbursement $ 57.20

Total Reimbursement $ 126.93

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

As of Date Printed	7/18/2025 3:43 PM
Account Number	77-0626450-9
Block & Lot	335 129
Owner name	BOOKER, JASON
	435 MECHANIC ST
Service Address	CAMDEN NJ 08104
Account Balance	($126.93)

City of Camden

Transaction History Between: 5/14/2024 and 5/14/2025

Account Id: 710254 **Full Account Number** 77-0710254-2
Status: Active Account **Legacy Account Number:**
Name: MGR HOME IMPROVEMENT, LLC
Attention:
Address: 1877 W 5TH ST
City: PISCATAWAY **State:** NJ **Zip:** 08854

Service Type Water **Units:** 1.00 ACTIVE
Meter :
Size: 5/8 INCH
Serial Number: 81787380 **Radio Number:** 73118952
Service Type Sewer **Units:** 1.00 ACTIVE

For Service At: 435 MECHANIC ST
City: CAMDEN **State:** NJ **Zip:** 08104
Route: 207
District: n/a **Region:**
Block: 335 **Lot:** 129
Parcel

Arrears:	$0.00	**Water Due:**	$0.00
Arrears Date:	5/6/2025	**Sewer Due:**	$0.00
Current Period		**Water Interest Due:**	$0.00
Billed:	$0.00	**Interest Due:**	$0.00
Taxed:	$0.00	**Misc Due:**	$0.00
Adjusted:	($126.93)	**Sewer Interest Due:**	$0.00
Paid:	$0.00	**Tax Due:**	$0.00
		Open Credit:	($126.93)
Current Period Due:	($126.93)	**Current Balance:**	**($126.93)**
Due Date:			

Posted	Type	Invoice Number	Comment	Consumption	Read Type	Due Date	Amount	Balance
5/6/2025	ADJ: Transfer	0	TRANSFER FROM ACCOUNT: 626450	0			($126.93)	($126.93)
						Balance As Of:	5/14/2024	$0.00

As of Date Printed	5/16/2025 3:31 PM
Account Number	77-0710254-2
Block & Lot	335 129
Owner name	MGR HOME IMPROVEMENT, LLC
Service Address	435 MECHANIC ST CAMDEN NJ 08104
Account Balance	($126.93)

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053
(856) 988-8900

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801
55-136/312

1979020

File: 178670ST-01

PAY One Hundred Twenty Six and 93/100

TO THE ORDER OF

Camden City Water
P.O. Box 371397
Pittsburgh, PA 15250

DATE 02/25/2025

AMOUNT $126.93

VOID AFTER 90 DAYS

Memo:

⑈1979020⑈ ⑆031201360⑆ 7865592112⑈

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801

1979020

File: 178670ST-01 Check Date: 02/25/2025 $126.93
Legal: Block 335, Lot 129, Camden City, in Camden County, NJ
PAYEE: Camden City Water
SELLER: VIP Industries1 Inc, a New Jersey corporation
BUYER: MGR Home Improvement LLC, a New Jersey Limited Liability Company
ADDRESS: 435 Mechanic Street, Camden, NJ 08104

Line Items	Description	Amount
1313	435 Mechnaic water	$126.93

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053

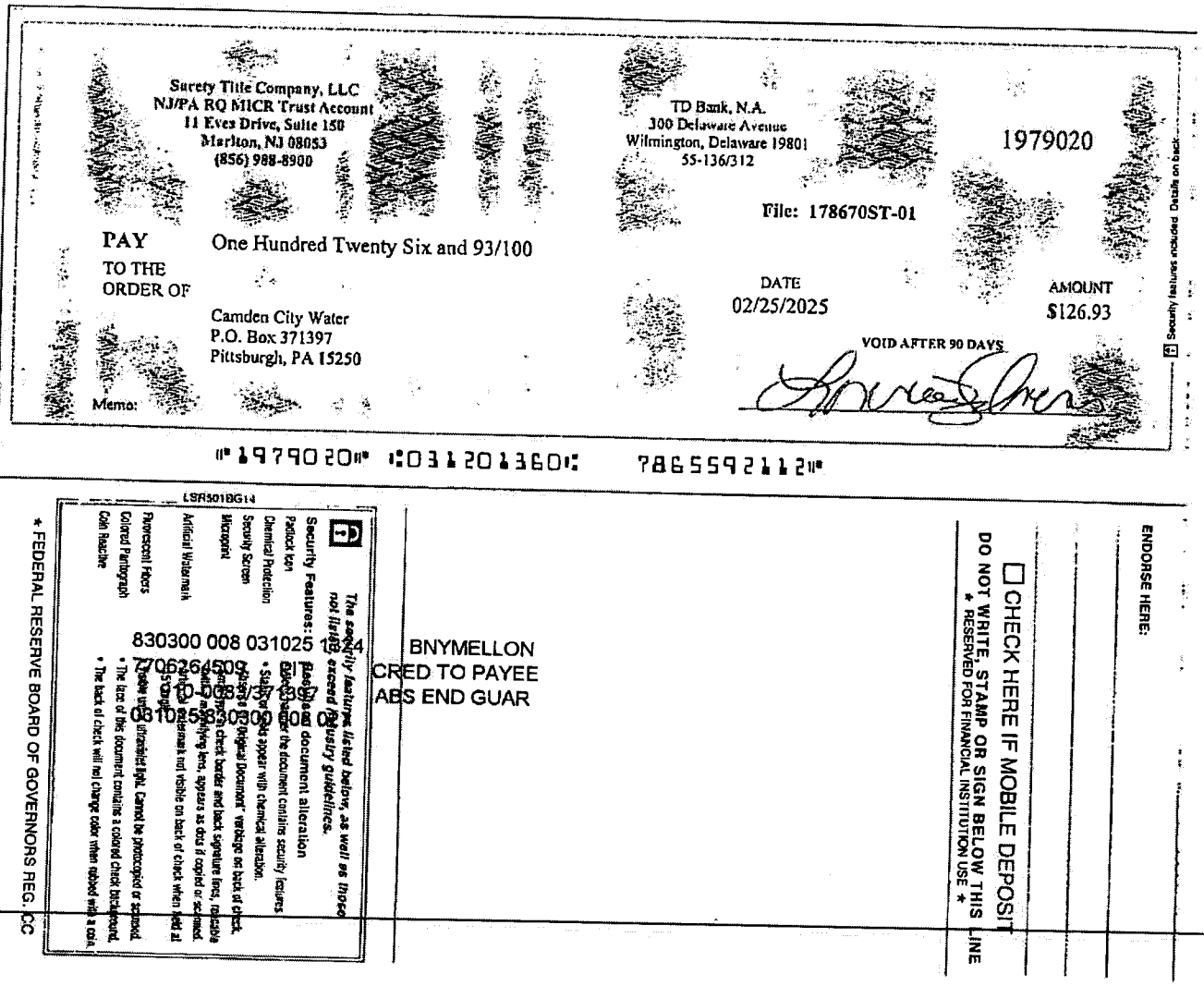
TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801

1979020

File: 178670ST-01 Check Date: 02/25/2025 $126.93
Legal: Block 335, Lot 129, Camden City, in Camden County, NJ
PAYEE: Camden City Water
SELLER: VIP Industries1 Inc, a New Jersey corporation
BUYER: MGR Home Improvement LLC, a New Jersey Limited Liability Company
ADDRESS: 435 Mechanic Street, Camden, NJ 08104

Line Items	Description	Amount
1313	435 Mechnaic water	$126.93

VIEW IMAGE



Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053
(856) 988-8900

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801
55-136/312

1979020

File: 178670ST-01

PAY One Hundred Twenty Six and 93/100

TO THE ORDER OF

Camden City Water
P.O. Box 371397
Pittsburgh, PA 15250

DATE 02/25/2025

AMOUNT $126.93

VOID AFTER 90 DAYS

Memo:

⑈1979020⑈ ⑆031201360⑆ 7865592112⑈

LSR501BG14

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Fluorescent Fibers — Watermark not visible on back of check when held at an angle.
Colored Pantograph — Details will not be transmitted or scanned.
Coin Reactive — • The face of this document contains a colored check background.
• The back of check will not change color when rubbed with a coin.

830300 008 031025 13224 BNYMELLON
⑆706264509⑆ 0001979020 CRED TO PAYEE
⑆031201360⑆ 7865592112 ABS END GUAR

★ FEDERAL RESERVE BOARD OF GOVERNORS REG. CC

ENDORSE HERE:

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DO NOT WRITE, STAMP OR SIGN BELOW THIS LINE
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Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Friday, July 18, 2025 4:06 PM
To: Angela Watkins
Cc: Sylvia Hill
Subject: (EXTERNAL) Refund Request 452 Mechanic St. $584.61
Attachments: 452 Mechanic St Refund Request. $584.61.pdf

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this request.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

From: Sylvia Hill <Sylvia.Hill01@amwater.com>
Sent: Friday, July 18, 2025 3:53 PM
To: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Subject: Re: Refund Request 452 Mechanic St. $584.61

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Friday, July 18, 2025 3:22 PM
To: Sylvia Hill <Sylvia.Hill01@amwater.com>
Subject: RE: Refund Request 452 Mechanic St. $584.61

Same for this one.

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

Date: 05/16/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Surety Title Company

Mailing Address: 11 Eves Drive Marlton, NJ 08053

Service Address: 452 Mechanic St. Camden NJ 08104
Account Number: 77-0708925-1

Reimbursement:

Water Reimbursement $ 372.04
Sewer Reimbursement $ 176.57

Total Reimbursement ~~**$ 584.61**~~ 548.61

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

As of Date Printed	7/18/2025 3:47 PM
Account Number	77-0708925-1
Block & Lot	341 68
Owner name	VIP INDUSTRIES INC
	452 MECHANIC ST
Service Address	CAMDEN NJ 08104
Account Balance	($584.61)

City of Camden
Transaction History Between: 1/1/2020 and 5/14/2025

Account Id:	708925	**Full Account Number**	77-0708925-1	**For Service At:**	452 MECHANIC ST
Status:	Finaled	**Legacy Account Number:**			
Name:	~~VIP INDUSTRIES~~ INC	MWR		**City:**	CAMDEN **State:** NJ **Zip:** 08104
Attention:				**Route:**	207
Address:	1401 BROADWAY			**District:**	n/a **Region:**
City:	CAMDEN **State:** NJ **Zip:** 08104			**Block:**	341 **Lot:** 68
				Parcel	
Service Type	5/8 meter + 48 CCF water	**Units:**	1.00 ACTIVE		
Service Type	5/8 meter + 48 CCF sewer	**Units:**	1.00 ACTIVE		

Arrears:	$3,192.11	**Water Due:**	$0.00
Arrears Date:	2/14/2025	**Sewer Due:**	$0.00
Current Period		**Water Interest Due:**	$0.00
Billed:	$481.84	**Interest Due:**	$0.00
Taxed:	$0.00	**Misc Due:**	$0.00
Adjusted:	($2,533.45)	**Sewer Interest Due:**	$0.00
Paid:	($1,140.50)	**Tax Due:**	$0.00
		Open Credit:	$0.00
Current Period Due:	($3,192.11)	**Current Balance:**	**$0.00**
Due Date:	3/17/2025		

Posted	Type	Invoice Number	Comment	Consumption	Read Type	Due Date	Amount	Balance
5/6/2025	ADJ: Transfer	10643442	XFER TO ACCOUNT: 710256. OWNERSHIP APPROVED BY USER: RCirce	0		5/6/2025	$584.61	$0.00
3/18/2025	ADJ: Pre-Tax Sale Payment to City	1	CAMDEN LIEN ADJUSTMENT IMPORT	0			($1,075.50)	($584.61)
3/18/2025	ADJ: Pre-Tax Sale Payment to City	1	CAMDEN LIEN ADJUSTMENT IMPORT	0			($2,157.42)	$490.89
3/18/2025	ADJ: Interest Charge	10626131	INTEREST ON OVERDUE ACCOUNTS DUE DATE: 3/17/2025. OVERDUE SEWER AMT: $159.80 CALCULATED FOR 31 DAYS STARTING FROM TRANSACTION DATE OF 2/14/2025 9:49:00 AM. PREVIOUS SEWER INTEREST ON THIS INVOICE: $0 SEWER CALCULATION [Tier 2 *RUN BAL: $2503.78*]: 159.80 * ([0.1800 / 365] * 31). [9] RUNNING OVER DUE BALANCE ON ACCOUNT: 2503.78	0		3/18/2025	$2.44	$2,648.31
3/18/2025	ADJ: Interest Charge	10626131	INTEREST ON OVERDUE ACCOUNTS DUE DATE: 3/17/2025. OVERDUE WATER AMT: $322.04 CALCULATED FOR 31 DAYS STARTING FROM TRANSACTION DATE OF 2/14/2025 9:49:00 AM. PREVIOUS WATER INTEREST ON THIS INVOICE: $0 WATER CALCULATION [Tier 2 *RUN BAL: $2343.98*]: 322.04 * ([0.1800 / 365] * 31). [8] RUNNING OVER DUE BALANCE ON ACCOUNT: TBD	0		3/18/2025	$4.92	$2,645.87

As of Date Printed	5/16/2025 3:32 PM
Account Number	77-0710256-7
Block & Lot	341 68
Owner name	MGR HOME IMPROVEMENT, LLC
Service Address	452 MECHANIC ST CAMDEN NJ 08104
Account Balance	($584.61)

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053
(856) 988-8900

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801
55-136/312

1979032

File: 178670ST-01

PAY One Thousand One Hundred Forty and 50/100

TO THE ORDER OF

Camden City Water
P.O. Box 371397
Pittsburgh, PA 15250

DATE 02/25/2025

AMOUNT $1,140.50

VOID AFTER 90 DAYS

Memo:

⑈1979032⑈ ⑆031201360⑆ 7865592112⑈

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801

1979032

File: 178670ST-01
Legal: Block 335, Lot 129, Camden City, in Camden County, NJ

Check Date: 02/25/2025

$1,140.50

PAYEE: Camden City Water
SELLER: VIP Industries1 Inc, a New Jersey corporation
BUYER: MGR Home Improvement LLC, a New Jersey Limited Liability Company
ADDRESS: 435 Mechanic Street, Camden, NJ 08104

Line Items	Description	Amount
1312	452 Mechanic water	$1,140.50

Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801

1979032

File: 178670ST-01
Legal: Block 335, Lot 129, Camden City, in Camden County, NJ

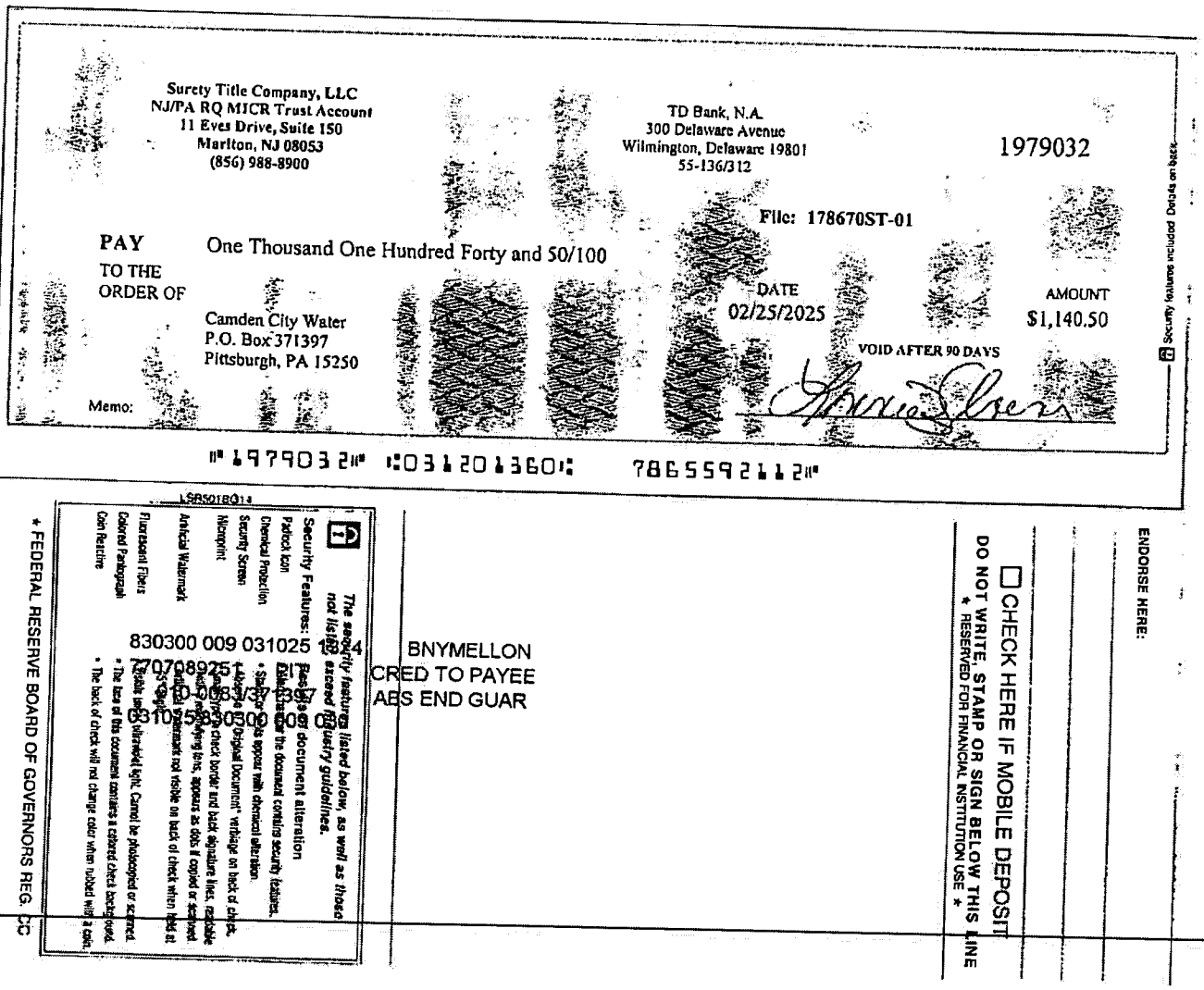
Check Date: 02/25/2025

$1,140.50

PAYEE: Camden City Water
SELLER: VIP Industries1 Inc, a New Jersey corporation
BUYER: MGR Home Improvement LLC, a New Jersey Limited Liability Company
ADDRESS: 435 Mechanic Street, Camden, NJ 08104

Line Items	Description	Amount
1312	452 Mechanic water	$1,140.50

VIEW IMAGE



Surety Title Company, LLC
NJ/PA RQ MICR Trust Account
11 Eves Drive, Suite 150
Marlton, NJ 08053
(856) 988-8900

TD Bank, N.A.
300 Delaware Avenue
Wilmington, Delaware 19801
55-136/312

1979032

File: 178670ST-01

PAY TO THE ORDER OF: One Thousand One Hundred Forty and 50/100

Camden City Water
P.O. Box 371397
Pittsburgh, PA 15250

DATE: 02/25/2025

AMOUNT: $1,140.50

VOID AFTER 90 DAYS

Memo:

⑈1979032⑈ ⑆031201360⑆ 7865592112⑈

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Fluorescent Fibers — • Repeatable "Void" statements not visible on back of check when held at an angle.
Colored Pantograph — • Visible under ultraviolet light. Cannot be photocopied or scanned.
Coin Reactive — • The back of check will not change color when rubbed with a coin.

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830300 009 031025 1979032 4
170708925 1
0310258303000 09

BNYMELLON
CRED TO PAYEE
AES END GUAR

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ENDORSE HERE:

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 4:12 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 918 Everett St. $157.75
Attachments: 918 Everett St. Refund Request $157.75.pdf

Importance: High

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Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

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This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender. Please note that any views or opinions presented in this email are solely those of the author and do not necessarily represent those of American Water Works Company Inc. or its affiliates. The recipient should check this email and any attachments for the presence of viruses. American Water accepts no liability for any damage caused by any virus transmitted by this email. American Water Works Company Inc., 1 Water St. Camden, NJ. 08102 www.amwater.com

Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 918 Evertt St. Camden NJ 08104
Account Number: 77-0458698-6

Reimbursement:

Water Reimbursement $ 86.06
Sewer Reimbursement $ 71.69

Total Reimbursement $ 157.75

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible.

Please confirm. Thank you.

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC

(201)834-7100
Fax (201)834-7200

1 Paragon Dr, Suite 252 Montvale, NJ 07645

Fed ID

AFFIDAVIT

Check No: **2509**
Custodian Reference: **v160959**

Tax Lien: **21351**

Block: **426** Lot: **44** Qualifier:

Date: **5/22/2025** aka: **918 Everett St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $88.23

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2508**
Custodian Reference: **v160959**

Tax Lien: **21351**
Block: **426** Lot: **44** Qualifier:
Date: **5/22/2025** aka: **918 Everett St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $69.52

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water & Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2508

DATE 05/20/2025

PAY TO THE ORDER OF camden City $ 69.52

Sixty-nine and 52/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 426/44

Expenses $69.52 Items $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	69.52	

NO 2509

DATE 05/22/2025

PAY TO THE ORDER OF camden City $ 88.23

Eighty-eight and 23/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 426/44

Expenses $88.23 **Items** $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	88.23	

FOR SECURITY PURPOSES THE AMOUNT OF THIS CHECK IS PROTECTED BY SECURITY BACKGROUND. MICROPRINTING IN THE BORDER

STONEFIELD INVESTMENT FUND IV,LLC
1 PARAGON DR. STE 252
MONTVALE, NJ 07645

BMO HARRIS BANK, N.A.

2509
9-28/710

5/22/2025

PAY TO THE ORDER OF **City of Camden**

$ 88.23

Eighty-Eight Dollars And Twenty-Three Cents **********

DOLLARS

City of Camden
PO Box 871897
Pittsburgh, PA 15250-7897

MEMO

As of Date Printed	7/29/2025 1:26 PM
Account Number	77-0458698-6
Customer Name	HINSON, THEODORE
Mailing Address	918 EVERETT ST CAMDEN NJ 08104
Service Address	918 EVERETT ST CAMDEN NJ 08104
Block & Lot	426 44
Account balance	$0.11

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2508 ACC:458698]	10649283	2508	K	PAYMENT	($69.52)
5/27/2025	5/27/2025	LOCKBOX PROCESSED BY SYSTEM	10628320,10649283	00800000201	LB1A	PAYMENT	($88.23)
5/15/2025	5/15/2025	BILL FOR C23 Water DUE: 6/16/2025, BILL FOR C23 Water DUE: 6/16/2025, BILL FOR C40 Sewer DUE: 6/16/2025, BILL FOR C40 Sewer DUE: 6/16/2025	10649283			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$78.18
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($5.41)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($10.72)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($15.60)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.04)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.05)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.15)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.20)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.20)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.26)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.25)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.33)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.05)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.06)
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10604994		PTXP	Pre-Tax Sale Payment to City	($0.22)

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 4:10 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 505 Pine St. $545.09
Attachments: 505 Pine St. Refund Request $545.09.pdf

Importance: High

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Hi Angela,

Please process the attached refunds.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

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WE KEEP LIFE FLOWING®

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Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 505 Pine St. Camden NJ 08103
Account Number: 77-0466816-4

Reimbursement:

Water Reimbursement $ 348.06
Sewer Reimbursement $ 197.03

Total Reimbursement $ 545.09

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible

Please confirm. Thank you.

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
[redacted]

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2480**
Custodian Reference: **v1609547**

Tax Lien: **21345**
Block: **284** Lot: **37** Qualifier:
Date: **5/22/2025** aka: **505 Pine St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $323.95

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water & Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC
1 Paragon Dr, Suite 252 Montvale, NJ 07645
(201)834-7100
Fax (201)834-7200
Fed ID

AFFIDAVIT

Check No: **2501**
Custodian Reference: ~~V160947~~

Tax Lien: **21345**
Block: **284** Lot: **37** Qualifier:
Date: **5/22/2025** aka: **505 Pine St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $221.14

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO. 2480

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 323.95

Three hundred twenty-three and 95/100* * * *

NO. 2501

DATE 05/20/2025

PAY TO THE ORDER OF camden City

$ 221.14

Two hundred twenty-one and 14/100* * * *

As of Date Printed 7/29/2025 1:47 PM
Account Number 77-0466816-4
Customer Name VALDEZ, THOMAS
Mailing Address 52 DELWOOD RD CHERRY HILL NJ 08002

Service Address 505 PINE ST CAMDEN NJ 08103
Block & Lot 284 37

Account balance $0.00

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Runni Balan
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2480 ACC:466816]	10626003,10647098	2480	K	PAYMENT	($323.95)	$0.00
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2501 ACC:466816]	10602783,10647098	2501	K	PAYMENT	($221.14)	$323.9
5/15/2025	5/15/2025	BILL FOR C23 Water DUE: 6/16/2025, BILL FOR C23 Water DUE: 6/16/2025, BILL FOR C40 Sewer DUE: 6/16/2025, BILL FOR C40 Sewer DUE: 6/16/2025	10647098			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$269.19	$545.0
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10626003		PTXP	Pre-Tax Sale Payment to City	($7.87)	$275.9
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10626003		PTXP	Pre-Tax Sale Payment to City	($138.69)	$283.7
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10626003		PTXP	Pre-Tax Sale Payment to City	($0.70)	$422.4
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10626003		PTXP	Pre-Tax Sale Payment to City	($1.13)	$423.1
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10626003		PTXP	Pre-Tax Sale Payment to City	($0.13)	$424.2
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10626003		PTXP	Pre-Tax Sale Payment to City	($0.22)	$424.4
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10626003		PTXP	Pre-Tax Sale Payment to City	($0.70)	$424.6
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10560541		PTXP	Pre-Tax Sale Payment to City	($1.13)	$425.3
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10560541		PTXP	Pre-Tax Sale Payment to City	($21.70)	$426.4
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10560541		PTXP	Pre-Tax Sale Payment to City	($26.90)	$448.1
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10560541		PTXP	Pre-Tax Sale Payment to City	($83.08)	$475.0

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 4:05 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 731 New St. $377.37
Attachments: 731 New St. Refund Request $377.37.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender. Please note that any views or opinions presented in this email are solely those of the author and do not necessarily represent those of American Water Works Company Inc. or its affiliates. The recipient should check this email and any attachments for the presence of viruses. American Water accepts no liability for any damage caused by any virus transmitted by this email. American Water Works Company Inc., 1 Water St. Camden, NJ. 08102 www.amwater.com

Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 731 New St. Camden NJ 08103
Account Number: 77-0471203-8

Reimbursement:

Water Reimbursement $ 224.21
Sewer Reimbursement $ 153.16

Total Reimbursement $ 377.37

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible.

Please confirm. Thank you.

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC

(201)834-7100
Fax (201)834-7200

1 Paragon Dr, Suite 252 Montvale, NJ 07645

Fed ID

AFFIDAVIT

Check No: **2478**

Tax Lien: **21452**

Custodian Reference: **v161161**

Block **1436** Lot: **32** Qualifier:

Date: **5/22/2025** aka: **731 New St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $157.05

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water & Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC
1 Paragon Dr, Suite 252 Montvale, NJ 07645
(201)834-7100
Fax (201)834-7200
Fed ID

AFFIDAVIT

Check No: **2479**
Custodian Reference: **v161161**

Tax Lien: **21452**
Block: **1436** Lot: **32** Qualifier:
Date: **5/22/2025** aka: **731 New St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $220.32

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water & Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2479

DATE 05/22/2025

PAY TO THE ORDER OF camden City $ 220.32

Two hundred twenty and 32/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1436/32

Expenses $220.32 **Items** $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	220.32	

NO 2478

DATE 05/22/2025

PAY TO THE ORDER OF camden City $ 157.05

One hundred fifty-seven and 05/100* * * *

As of Date Printed	7/29/2025 2:09 PM
Account Number	77-0471203-8
Customer Name	QUEEN, D
Mailing Address	731 NEW ST CAMDEN NJ 08103
Service Address	731 NEW ST CAMDEN NJ 08103
Block & Lot	1436 32
Account balance	$0.07

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2478 ACC:471203]	10626981	2478	K	PAYMENT	($157.05)	$0.07
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2479 ACC:471203]	10603738,10626981,10648047	2479	K	PAYMENT	($220.32)	$157.12
5/15/2025	5/15/2025	BILL FOR C23 Water DUE: 6/16/2025, BILL FOR C23 Water DUE: 6/16/2025, BILL FOR C40 Sewer DUE: 6/16/2025, BILL FOR C40 Sewer DUE: 6/16/2025	10648047			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$198.15	$377.44
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($17.56)	$179.29
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($87.75)	$196.85
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.51)	$284.60
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.78)	$285.11
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.08)	$285.89
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.13)	$285.97
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.36)	$286.10
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.55)	$286.46
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.47)	$287.01
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.71)	$287.48
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10603738		PTXP	Pre-Tax Sale Payment to City	($0.57)	$288.19

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 4:03 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 587 Clinton St. $221.39
Attachments: 587 Clinton St. Refund Request $221.39.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

HI Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

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Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 587 Clinton St. Camden NJ 08103
Account Number: 77-0703968-6

Reimbursement:

Water Reimbursement $ 125.11
Sewer Reimbursement $ 96.28

Total Reimbursement $ 221.39

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

As of Date Printed	7/29/2025 2:23 PM
Account Number	77-0703968-6
Customer Name	LOLETHA GROUP, LLC TAJ'YONNA WISE-JONES
Mailing Address	587 CLINTON ST CAMDEN NJ 08103
Service Address	587 CLINTON ST CAMDEN NJ 08103
Block & Lot	1410 38
Account balance	$0.05

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2468 ACC:703968]	10626507	2468	K	PAYMENT	($96.31)	$0.05
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2469 ACC:703968]	10603326,10626507,10647539	2469	K	PAYMENT	($125.08)	$96.36
5/15/2025	5/15/2025	BILL FOR C23 Water DUE: 6/16/2025, BILL FOR C23 Water DUE: 6/16/2025, BILL FOR C40 Sewer DUE: 6/16/2025, BILL FOR C40 Sewer DUE: 6/16/2025	10647539			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$105.66	$221.44
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($24.66)	$115.78
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($54.60)	$140.44
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.40)	$195.04
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.55)	$195.44
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.08)	$195.99
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.11)	$196.07
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.27)	$196.18
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.37)	$196.45
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.37)	$196.82
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.50)	$197.19
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.45)	$197.69
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.63)	$198.14
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.09)	$198.77
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10582281		PTXP	Pre-Tax Sale Payment to City	($0.12)	$198.86

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible.

Please confirm. Thank you.

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC - CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC

(201)834-7100
Fax (201)834-7200

1 Paragon Dr, Suite 252 Montvale, NJ 07645

Fed ID

AFFIDAVIT

Check No: **2468**
Custodian Reference: **v161149**

Tax Lien: **21446**

Block: **1410** Lot: **38** Qualifier:

Date: **5/22/2025** aka: **587 Clinton St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $96.31

David Rotenberg

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

Notary Public

Tax Collector - Water & Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC
1 Paragon Dr, Suite 252 Montvale, NJ 07645
(201)834-7100
Fax (201)834-7200
Fed ID

AFFIDAVIT

Check No: **2469**
Custodian Reference: **v161149**

Tax Lien: **21446**
Block: **1410** Lot: **38** Qualifier:
Date: **5/22/2025** aka: **587 Clinton St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $125.08

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water & Sewer

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2469

DATE 05/22/2025

PAY TO THE ORDER OF camden City $ 125.08

One hundred twenty-five and 08/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1410/38

Expenses **$125.08** **Items** **$0.00**

ACCOUNT	AMOUNT	MEMO
Tax Liens	125.08	

NO 2468

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 96.31

Ninety-six and 31/100* ********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1410/38

Expenses $96.31 Items $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	96.31	

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 4:02 PM
To: Angela Watkins
Subject: (EXTERNAL) Refund Request 1351 Sheridan St $88.79
Attachments: 1351 Sheridan St. Refund Request $88.79.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

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Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 1351 Sheridan St. Camden NJ 08104
Account Number: 77-0708297-5

Reimbursement:

Water Reimbursement $51.95
Sewer Reimbursement $ 36.84

Total Reimbursement $ 88.79

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible.

Please confirm. Thank you.

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2460**
Custodian Reference: **v161141**

Tax Lien: **21442**
Block: **1359** Lot: **98** Qualifier:
Date: **5/22/2025** aka: **1351 Sheridan St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $36.89

David Rotenberg

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2461**
Custodian Reference: **v161141**

Tax Lien: **21442**
Block: **1359** Lot: **98** Qualifier:
Date: **5/22/2025** aka: **1351 Sheridan St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $51.90

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water & Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2460

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 36.89

Thirty-six and 89/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1369/98

Expenses $36.89 Items $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	36.89	

NO 2461

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 51.90

Fifty-one and 90/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1359/98

Expenses $51.90 **Items** $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	51.90	

As of Date Printed	7/29/2025 2:36 PM
Account Number	77-0708297-5
Customer Name	FARHAT , FARHAT
Mailing Address	3819 CAVEROW AVE PENNSAUKEN NJ 08110
Service Address	1351 SHERIDAN ST CAMDEN NJ 08104
Block & Lot	1359 98
Account balance	$198.75

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
7/15/2025	7/15/2025	BILL FOR C23 Water DUE: 8/14/2025, BILL FOR C23 Water DUE: 8/14/2025, BILL FOR C40 Sewer DUE: 8/14/2025, BILL FOR C40 Sewer DUE: 8/14/2025	10662246			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$43.24	$198.75
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2460 ACC:708297]	10615294,10650766	2460	K	PAYMENT	($36.89)	$155.51
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2461 ACC:708297]	10615294	2461	K	PAYMENT	($51.90)	$192.40
5/30/2025	5/30/2025	Backbilling for April 2025 & 15 ccfs CREATED BY USER: ATeague PLUS 4 PENALTIES/INTEREST.	10650766			INVOICE FOR: General Debit	$155.57	$244.30
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10615294		PTXP	Pre-Tax Sale Payment to City	($0.25)	$88.73
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10596912		PTXP	Pre-Tax Sale Payment to City	($21.70)	$88.98
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10596912		PTXP	Pre-Tax Sale Payment to City	($24.82)	$110.68
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10554790		PTXP	Pre-Tax Sale Payment to City	($18.81)	$135.50
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10554790		PTXP	Pre-Tax Sale Payment to City	($22.59)	$154.31
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10554790		PTXP	Pre-Tax Sale Payment to City	($21.44)	$176.90
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10554790		PTXP	Pre-Tax Sale Payment to City	($31.20)	$198.34
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10554790		PTXP	Pre-Tax Sale Payment to City	($0.24)	$229.54
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10554790		PTXP	Pre-Tax Sale Payment to City	($0.32)	$229.78
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10554790		PTXP	Pre-Tax Sale Payment to City	($0.08)	$230.10
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10554790		PTXP	Pre-Tax Sale Payment to City	($0.10)	$230.18

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 4:00 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) FW: Refund Request 1044 N 34th St. $811.53
Attachments: 1044 N 34th St. Refund Request $811.53.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process attached refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

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Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 1044 N 34th St. Camden NJ 08104
Account Number: 77-0710036-3

Reimbursement:

Water Reimbursement $
Sewer Reimbursement $ 811.53

Total Reimbursement $ 811.53

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C
Please note our mailing address
City Of Camden
PO BOX 371397
Pittsburgh PA 15250-7397

Ebills now available!
Click on the link below to register
Ebilling/Auto-payment/Online
https://umbsportal.amwater.com

From: Basie Zions <basie@stonefieldinv.com>
Sent: Thursday, July 24, 2025 1:54 PM
To: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due
Importance: High

Redeemed

Stonefield Investment Fund IV, LLC
1 Paragon Dr, Suite 252 Montvale, NJ 07645
(201)834-7100
Fax (201)834-7200
Fed ID

AFFIDAVIT

Check No: **2571**
Custodian Reference: **v161057**

Tax Lien: **21400**
Block: **928** Lot: **3** Qualifier:
Date: **5/22/2025** aka: **1044 N 34th St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $811.53

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2571

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 811.53

Eight hundred eleven and 53/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 928/3

Expenses $811.53 [redacted] $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	811.53	

As of Date Printed	7/29/2025 3:09 PM
Account Number	77-0710036-3
Customer Name	SANTIAGO, ANTONIA
Mailing Address	1044 N 34TH ST CAMDEN NJ 08105
Service Address	1044 N 34TH ST CAMDEN NJ 08105
Block & Lot	928 3
Account balance	$175.17

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
6/16/2025	6/16/2025	BILL FOR C62 Sewer- DUE: 7/16/2025, BILL FOR C62 Sewer- DUE: 7/16/2025 PLUS 2 PENALTIES/INTEREST.	10652601			INVOICE FOR: Sewer - Base Fee, Sewer- AND PENALTIES/INTEREST	$172.89	$175.17
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2571 ACC:710036]	10636269	2571	K	PAYMENT	($811.53)	$2.28
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10636269		PTXP	Pre-Tax Sale Payment to City	($35.79)	$813.81
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10636269		PTXP	Pre-Tax Sale Payment to City	($545.52)	$849.60
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10636269		PTXP	Pre-Tax Sale Payment to City	($1.18)	$1,395.12
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10636269		PTXP	Pre-Tax Sale Payment to City	($0.30)	$1,396.30
3/20/2025	3/20/2025	INTEREST ON OVERDUE ACCOUNTS DUE DATE: 3/18/2025. OVERDUE SEWER AMT: $1347.28 CALCULATED FOR 1 DAYS STARTING FROM TRANSACTION DATE OF 3/18/2025 1:34:36 PM. PREVIOUS SEWER INTEREST ON THIS INVOICE: $0 SEWER CALCULATION [Tier 1 *RUN BAL:$ + 0 + -> $1347.28*]: 1347.28 * ([0.0800 / 365] * 1). [1] RUNNING OVER DUE BALANCE ON ACCOUNT: 1347.28, INTEREST ON OVERDUE ACCOUNTS DUE DATE: 3/18/2025. OVERDUE SEWER AMT: $1347.28 CALCULATED FOR 5 DAYS STARTING FROM TRANSACTION DATE OF 3/18/2025 1:34:36 PM. PREVIOUS SEWER INTEREST ON THIS INVOICE: $0.30 SEWER CALCULATION [Tier 1 *RUN BAL:$ + 0 + -> $1347.28*]: 1347.28 * ([0.0800 / 365] * 5). [1] RUNNING OVER DUE BALANCE ON ACCOUNT: 1347.28, INTEREST ON OVERDUE ACCOUNTS DUE DATE: 3/18/2025. OVERDUE SEWER AMT: $801.76 CALCULATED FOR 36 DAYS STARTING FROM TRANSACTION DATE OF 3/18/2025 1:34:36 PM. PREVIOUS SEWER INTEREST ON THIS INVOICE: $1.48 SEWER CALCULATION [Tier 1 *RUN BAL:$ + 0 + -> $801.76*]: 801.76 * ([0.0800 / 365] * 36). [1] RUNNING OVER DUE BALANCE ON ACCOUNT: 801.76, INTEREST ON OVERDUE ACCOUNTS DUE DATE: 3/18/2025. OVERDUE SEWER AMT: $801.76 CALCULATED FOR 66 DAYS STARTING FROM TRANSACTION DATE OF 3/18/2025 1:34:36 PM. PREVIOUS SEWER INTEREST ON THIS INVOICE: $6.33 SEWER CALCULATION [Tier 1 *RUN BAL:$ + 0 + -> $801.76*]: 801.76 * ([0.0800 / 365] * 66). [1] RUNNING OVER DUE BALANCE ON ACCOUNT: 801.76, INTEREST ON OVERDUE ACCOUNTS DUE DATE: 3/18/2025. OVERDUE SEWER AMT: $801.76 CALCULATED FOR 77 DAYS STARTING FROM TRANSACTION DATE OF 3/18/2025 1:34:36 PM. PREVIOUS SEWER INTEREST ON THIS INVOICE:	10636269			INVOICE POSTED: 3/20/2025 AND PENALTIES/INTEREST	$13.53	$1,396.60

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 3:58 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) FW: Refund Request 3716 Fremont Ave. $136.04
Attachments: 3716 Fremont Ave. Refund Request $136.04.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

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Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 3716 Fremont Ave. Camden NJ 08105
Account Number: 77-0522571-7

Reimbursement:

Water Reimbursement $
Sewer Reimbursement $ 136.04

Total Reimbursement $ 136.04

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C
Please note our mailing address
City Of Camden
PO BOX 371397
Pittsburgh PA 15250-7397

Ebills now available!
Click on the link below to register
Ebilling/Auto-payment/Online
https://umbsportal.amwater.com

From: Basie Zions <basie@stonefieldinv.com>
Sent: Thursday, July 24, 2025 1:54 PM
To: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due
Importance: High

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2429**
Custodian Reference: **v161089**

Tax Lien: **21416**
Block: **1090** Lot: **12** Qualifier:
Date: **5/22/2025** aka: **3716 Fremont Ave**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $136.04

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water & Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2429

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 136.04

One hundred thirty-six and 04/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1090/12

Expenses $136.04 **Items** $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	136.04	

STONEFIELD INVESTMENT FUND IV,LLC
1 PARAGON DR STE 252
MONTVALE, NJ 07645

BMO HARRIS BANK, N.A.

2429
9-28/710
5/22/2025

PAY TO THE ORDER OF City of Camden $ 136.04

One Hundred Thirty-Six Dollars And Four Cents ********** DOLLARS

City of Camden
PO Box 871897
Pittsburgh, PA 15250-7897

MEMO

SECURITY FEATURES INCLUDED. DETAILS ON BACK

AUTHORIZED SIGNATURE

As of Date Printed	7/29/2025 3:18 PM
Account Number	77-0522571-7
Customer Name	RIOS DELGADO, YAJAIRA
Mailing Address	3716 FREMONT AVE CAMDEN NJ 08105
Service Address	3716 FREMONT AVE CAMDEN NJ 08105
Block & Lot	1090 12
Account balance	$121.70

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
7/15/2025	7/15/2025	BILL FOR C62 Sewer- DUE: 8/14/2025, BILL FOR C62 Sewer- DUE: 8/14/2025	10659644			INVOICE FOR: Sewer - Base Fee, Sewer-	$121.53	$121.70
5/27/2025	5/27/2025	LOCKBOX PROCESSED BY SYSTEM	10592427,10615439,10638591	00800000192	LB1A	PAYMENT	($136.04)	$0.17
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($29.78)	$136.21
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($71.61)	$165.99
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($0.69)	$237.60
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($0.61)	$238.29
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($0.20)	$238.90
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($0.42)	$239.10
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($0.78)	$239.52
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($0.67)	$240.30
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($0.16)	$240.97
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10592427		PTXP	Pre-Tax Sale Payment to City	($0.71)	$241.13
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10575536		PTXP	Pre-Tax Sale Payment to City	($1.03)	$241.84
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10575536		PTXP	Pre-Tax Sale Payment to City	($0.01)	$242.87
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10575536		PTXP	Pre-Tax Sale Payment to City	($0.01)	$242.88
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10575536		PTXP	Pre-Tax Sale Payment to City	($0.01)	$242.89
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10575536		PTXP	Pre-Tax Sale Payment to City	($0.01)	$242.90
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10575536		PTXP	Pre-Tax Sale Payment to City	($0.01)	$242.91
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10575536		PTXP	Pre-Tax Sale Payment to City	($0.01)	$242.92

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 3:57 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) FW: Refund Request 441 Raritan St. $114.81
Attachments: 441 Raritan St. Refund Request $114.81.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

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Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 441 Raritan St. Camden NJ 08105
Account Number: 77-0457674-8

Reimbursement:

Water Reimbursement $
Sewer Reimbursement $ 114.81

Total Reimbursement $ 114.81

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible.

Please confirm. Thank you.

Basie Zions
Stonefield Investments
2 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC

(201)834-7100
Fax (201)834-7200

1 Paragon Dr, Suite 252, Montvale, NJ 07645

Fed ID

AFFIDAVIT

Check No: **2435**
Custodian Reference: **v161105**

Tax Lien: **21424**
Block: **1243** Lot: **73** Qualifier:
Date: **5/22/2025** aka: **441 Raritan St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $114.81

David Rotenberg

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2435

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 114.81

One hundred fourteen and 81/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1243/73

Expenses $114.81 Items $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	114.81	

As of Date Printed	7/29/2025 3:24 PM
Account Number	77-0457674-8
Customer Name	HERNANDEZ, KATHLEEN
Mailing Address	441 RARITAN ST CAMDEN NJ 08105
Service Address	441 RARITAN ST CAMDEN NJ 08105
Block & Lot	1243 73
Account balance	$0.00

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
5/27/2025	5/27/2025	LOCKBOX PROCESSED BY SYSTEM	10623192,10644258	00800000198	LBIA	PAYMENT	($114.81)	$0.00
5/15/2025	5/15/2025	BILL FOR C62 Sewer- DUE: 6/16/2025, BILL FOR C62 Sewer- DUE: 6/16/2025	10644258			INVOICE FOR: Sewer - Base Fee, Sewer-	$114.38	$114.81
5/8/2025	5/8/2025	PAYMENTUS - WEBSITE 000000000000000000000000AOT0000170000022	10623192	000000000000000000000000AOT0000170000022	170	PAYMENT	($131.07)	$0.43
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10623192		PTXP	Pre-Tax Sale Payment to City	($0.47)	$131.50
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10600104		PTXP	Pre-Tax Sale Payment to City	($21.70)	$131.97
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10600104		PTXP	Pre-Tax Sale Payment to City	($75.19)	$153.67
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10600104		PTXP	Pre-Tax Sale Payment to City	($0.11)	$228.86
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10600104		PTXP	Pre-Tax Sale Payment to City	($0.47)	$228.97
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10600104		PTXP	Pre-Tax Sale Payment to City	($0.59)	$229.44
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10600104		PTXP	Pre-Tax Sale Payment to City	($0.74)	$230.03
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10600104		PTXP	Pre-Tax Sale Payment to City	($0.13)	$230.77
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10600104		PTXP	Pre-Tax Sale Payment to City	($0.68)	$230.90
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10579130		PTXP	Pre-Tax Sale Payment to City	($40.15)	$231.58
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10579130		PTXP	Pre-Tax Sale Payment to City	($0.04)	$271.73
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10579130		PTXP	Pre-Tax Sale Payment to City	($0.06)	$271.77
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10579130		PTXP	Pre-Tax Sale Payment to City	($0.20)	$271.83
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10579130		PTXP	Pre-Tax Sale Payment to City	($0.12)	$272.03
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10579130		PTXP	Pre-Tax Sale Payment to City	($0.02)	$272.15
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10579130		PTXP	Pre-Tax Sale Payment to City	($0.14)	$272.17

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 3:55 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 1774 Perishing St. 218.98
Attachments: 1774 Perishing St. Refund Request $218.98.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender. Please note that any views or opinions presented in this email are solely those of the author and do not necessarily represent those of American Water Works Company Inc. or its affiliates. The recipient should check this email and any attachments for the presence of viruses. American Water accepts no liability for any damage caused by any virus transmitted by this email. American Water Works Company Inc., 1 Water St. Camden, NJ. 08102 www.amwater.com

Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 1774 Pershing St. Camden NJ 08104
Account Number: 77-0470357-3

Reimbursement:

Water Reimbursement $124.06
Sewer Reimbursement $ 94.92

Total Reimbursement $ 218.98

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible.

Please confirm. Thank you.

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 391 1300

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2464**
Custodian Reference: **v161145**

Tax Lien: **21444**
Block: **1374** Lot: **68** Qualifier:
Date: **5/22/2025** aka: **1774 Pershing St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $94.98

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC

(201)834-7100
Fax (201)834-7200

1 Paragon Dr, Suite 252 Montvale, NJ 07645

Fed ID

AFFIDAVIT

Check No: **2465**

Custodian Reference: **V161145**

Tax Lien: **21444**

Block: **1374** Lot: **68** Qualifier:

Date: **5/22/2025** aka: **1774 Pershing St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $124.00

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2464

DATE 05/22/2025

PAY TO THE ORDER OF camden City $ 94.98

Ninety-four and 98/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1374/68

Expenses $94.98 **Items** $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	94.98	

NO 2465

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 124.00

One hundred twenty-four and 00/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 1374/68

Expenses $124.00 **Items** $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	124.00	

As of Date Printed	7/29/2025 3:37 PM
Account Number	77-0470357-3
Customer Name	EAST COAST COMMERICIAL INVESTMENT,
Mailing Address	3012 TUCKAHOE RD CAMDEN NJ 08104
Service Address	1774 PERSHING ST CAMDEN NJ 08104
Block & Lot	1374 68
Account balance	$119.50

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
7/15/2025	7/15/2025	BILL FOR C23 Water DUE: 8/14/2025, BILL FOR C23 Water DUE: 8/14/2025, BILL FOR C40 Sewer DUE: 8/14/2025, BILL FOR C40 Sewer DUE: 8/14/2025	10662905			INVOICE FOR: Water - Base Fee, Water - Sewer - Base Fee, Sewer	$119.40	$119.50
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2464 ACC:470357]	10620376	2464	K	PAYMENT	($94.98)	$0.10
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2465 ACC:470357]	10597523,10620376,10641802	2465	K	PAYMENT	($124.00)	$95.08
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10597523		PTXP	Pre-Tax Sale Payment to City	($19.85)	$219.08
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10597523		PTXP	Pre-Tax Sale Payment to City	($5.80)	$238.93
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10597523		PTXP	Pre-Tax Sale Payment to City	($34.84)	$244.73
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10597523		PTXP	Pre-Tax Sale Payment to City	($50.70)	$279.57
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($18.81)	$330.27
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($23.32)	$349.08
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($29.48)	$372.40
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($42.90)	$401.88
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($0.33)	$444.78
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($0.45)	$445.11
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($0.29)	$445.56
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($0.39)	$445.85
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($0.09)	$446.24
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10555090		PTXP	Pre-Tax Sale Payment to City	($0.13)	$446.33

Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 2406 S 12th St. Camden NJ 08104
Account Number: 77-0705446-1

Reimbursement:

Water Reimbursement $654.91
Sewer Reimbursement $ 323.61

Total Reimbursement $ 978.52

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible.

Please confirm. Thank you.

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(D) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2520**
Tax Lien: **21359**
Custodian Reference: **v160975**
Block: **629** Lot: **3** Qualifier:
Date: **5/22/2025** aka: **2406 S 12th St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $325.94

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2521**
Custodian Reference: **v160975**

Tax Lien: **21359**
Block: **629** Lot: **3** Qualifier:
Date: **5/22/2025** aka: **2406 S 12th St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $652.58

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2520

DATE 05/22/2025

PAY TO THE ORDER OF camden City $ 325.94

Three hundred twenty-five and 94/100* * * *

NO 2521

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 652.58

Six hundred fifty-two and 58/100* DOLLARS

ADDRESS

camden City

CLEARED

MEMO 629/3

Expenses **$652.58** **Items** **$0.00**

ACCOUNT	AMOUNT	MEMO
Tax Liens	652.58	

As of Date Printed	7/29/2025 3:45 PM
Account Number	77-0705446-1
Customer Name	FAIRVIEW PROPERTY I, LLC
Mailing Address	PO BOX 1745 MERCHANTVILLE NJ 08109
Service Address	2406 S 12TH ST CAMDEN NJ 08104
Block & Lot	629 3
Account balance	$471.29

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
7/16/2025	7/16/2025	BILL FOR C23 Water DUE: 8/22/2025, BILL FOR C23 Water DUE: 8/22/2025, BILL FOR C40 Sewer DUE: 8/22/2025, BILL FOR C40 Sewer DUE: 8/22/2025	10664217			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$467.80	$471.29
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2520 ACC:705446]	10621987	2520	K	PAYMENT	($325.94)	$3.49
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2521 ACC:705446]	10598783,10621987,10643242	2521	K	PAYMENT	($652.58)	$329.43
4/22/2025	4/22/2025	BILL FOR C23 Water DUE: 5/22/2025, BILL FOR C23 Water DUE: 5/22/2025, BILL FOR C40 Sewer DUE: 5/22/2025, BILL FOR C40 Sewer DUE: 5/22/2025 PLUS 4 PENALTIES/INTEREST.	10643242			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer AND PENALTIES/INTEREST	$485.17	$982.01
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($161.06)	$496.84
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($1.02)	$657.90
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($2.12)	$658.92
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($0.89)	$661.04
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($1.85)	$661.93
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($0.06)	$663.78
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($0.14)	$663.84
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($0.86)	$663.98
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($1.78)	$664.84

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 3:51 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 2406 S 12th St. $978.52
Attachments: 2406 S 12th St. Refund Request $978.52.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process the attached refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender. Please note that any views or opinions presented in this email are solely those of the author and do not necessarily represent those of American Water Works Company Inc. or its affiliates. The recipient should check this email and any attachments for the presence of viruses. American Water accepts no liability for any damage caused by any virus transmitted by this email. American Water Works Company Inc., 1 Water St. Camden, NJ. 08102 www.amwater.com

Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 2406 S 12th St. Camden NJ 08104
Account Number: 77-0705446-1

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Sewer Reimbursement $ 323.61

Total Reimbursement $ 978.52

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Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
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(f) 201 834 7200

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Cc: Lauren Konopka <Lauren@stonefieldinv.com>
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Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2520**
Custodian Reference: **v160975**

Tax Lien: **21359**
Block: **629** Lot: **3** Qualifier:
Date: **5/22/2025** aka: **2406 S 12th St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $325.94

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC
(201)834-7100
Fax (201)834-7200
1 Paragon Dr, Suite 252 Montvale, NJ 07645
Fed ID

AFFIDAVIT

Check No: **2521**
Tax Lien: **21359**
Custodian Reference: **v160975**
Block: **629** Lot: **3** Qualifier:
Date: **5/22/2025** aka: **2406 S 12th St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $652.58

David Rotenberg

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2520

DATE 05/22/2025

PAY TO THE ORDER OF camden City $ 325.94

Three hundred twenty-five and 94/100********** DOLLARS

ADDRESS

camden City

CLEARED

MEMO 629/3

xpenses $325.94 Items $0.00

ACCOUNT	AMOUNT	MEMO
Tax Liens	325.94	

NO 2521

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 652.58

Six hundred fifty-two and 58/100* * * *

As of Date Printed	7/29/2025 3:45 PM
Account Number	77-0705446-1
Customer Name	FAIRVIEW PROPERTY I, LLC
Mailing Address	PO BOX 1745 MERCHANTVILLE NJ 08109
Service Address	2406 S 12TH ST CAMDEN NJ 08104
Block & Lot	629 3
Account balance	$471.29

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
7/16/2025	7/16/2025	BILL FOR C23 Water DUE: 8/22/2025, BILL FOR C23 Water DUE: 8/22/2025, BILL FOR C40 Sewer DUE: 8/22/2025, BILL FOR C40 Sewer DUE: 8/22/2025	10664217			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$467.80	$471.29
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2520 ACC:705446]	10621987	2520	K	PAYMENT	($325.94)	$3.49
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2521 ACC:705446]	10598783,10621987,10643242	2521	K	PAYMENT	($652.58)	$329.43
4/22/2025	4/22/2025	BILL FOR C23 Water DUE: 5/22/2025, BILL FOR C23 Water DUE: 5/22/2025, BILL FOR C40 Sewer DUE: 5/22/2025, BILL FOR C40 Sewer DUE: 5/22/2025 PLUS 4 PENALTIES/INTEREST.	10643242			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer AND PENALTIES/INTEREST	$485.17	$982.01
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($161.06)	$496.84
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($1.02)	$657.90
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($2.12)	$658.92
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($0.89)	$661.04
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($1.85)	$661.93
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($0.06)	$663.78
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($0.14)	$663.84
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($0.86)	$663.98
4/16/2025	4/22/2025	CAMDEN LIEN ADJUSTMENT IMPORT APPROVED BY USER: TNagel	10598783		PTXP	Pre-Tax Sale Payment to City	($1.78)	$664.84

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 3:47 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 428 Bailey St. $255.63
Attachments: 428 Bailey St. Refund Request $255.63.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process this refund. Lien Holder requesting refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

From: Sylvia Hill <Sylvia.Hill01@amwater.com>
Sent: Tuesday, July 29, 2025 4:13 PM
To: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Subject: Refund Request 428 Bailey St. $255.63
Importance: High

Sylvia Hill
Ebills now available!

Click on the link below to register

Ebilling/Auto-payment/Online: HTTPS://UMBSPORTAL.AMWATER.COM

Date: 07/29/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Stonefield Investment Fund IV, LLC

Mailing Address: 1 Paragon Dr. Suite 252 Montvale NJ 07645

Service Address: 428 Bailey St. Camden NJ 081042
Account Number: 77-0460523-2

Reimbursement:

Water Reimbursement $156.70
Sewer Reimbursement $ 98.93

Total Reimbursement $ 255.63

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

Hi Jahnaia,

As per your request, attached please find copies of the checks that were cashed by your office. Please send us a refund for these payments, as soon as possible.

Please confirm. Thank you.

Basie Zions
Stonefield Investments
1 Paragon Dr Suite 252
Montvale, NJ 07645
(p) 201 834 7100 ext 2006
(f) 201 834 7200

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Friday, July 25, 2025 1:21 PM
To: Basie Zions <basie@stonefieldinv.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Cc: Lauren Konopka <Lauren@stonefieldinv.com>
Subject: RE: Stonefield Investment Fund IV - Sub payments where liens were redeemed - Refund Due

Hello,

Please provide copies of the physical check.

Jahnaia C

Redeemed

(201)834-7100
Fax (201)834-7200

Stonefield Investment Fund IV, LLC

1 Paragon Dr, Suite 252 Montvale, NJ 07645

Fed ID

AFFIDAVIT

Check No: **2562**

Custodian Reference: ~~v161825~~

Tax Lien: **21384**

Block: **752** Lot: **46** Qualifier:

Date: **5/22/2025** aka: **428 Bailey St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Sewer $99.00

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

David Rotenberg

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

Redeemed

Stonefield Investment Fund IV, LLC
1 Paragon Dr, Suite 252 Montvale, NJ 07645
(201)834-7100
Fax (201)834-7200
Fed ID

AFFIDAVIT

Check No: **2563**

Tax Lien: **21384**
Custodian Reference: **v161025**

Block: **752** Lot: **46** Qualifier:

Date: **5/22/2025** aka: **428 Bailey St**

I hereby certify that I personally have paid subsequent municipal liens on the tax sale certificate which I hold, which subsequent municipal liens and cost consist of the following. I am making this affidavit so that the above amounts will be added to the amount required for redemption as permitted by law.

Subsequent Water $156.63

David Rotenberg

This Affidavit must be on file in the Collectors' Office of
Camden City, Camden County, PA
In Accordance with N.J.S.A 54:5-62 and N.J.S.A 54:5-99

Notary Public

Tax Collector - Water
& Sewer:

Please sign and stamp this affidavit below and return a copy to Stonefield Investment Fund IV, LLC. Thank you.

Stonefield Investment Fund IV, LLC
1 Paragon Dr
Suite 252
Montvale, NJ 07645

NO 2562

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 99.00

Ninety-nine and 00/100* * * *

NO 2563

DATE 05/22/2025

PAY TO THE ORDER OF camden City

$ 156.63

One hundred fifty-six and 63/100* * * *

As of Date Printed	7/29/2025 3:56 PM
Account Number	77-0460523-2
Customer Name	SCOTT, WARREN
Mailing Address	428 BAILEY ST CAMDEN NJ 08102
Service Address	428 BAILEY ST CAMDEN NJ 08102
Block & Lot	752 46
Account balance	$226.72

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
6/16/2025	6/16/2025	BILL FOR C23 Water DUE: 7/16/2025, BILL FOR C23 Water DUE: 7/16/2025, BILL FOR C40 Sewer DUE: 7/16/2025, BILL FOR C40 Sewer DUE: 7/16/2025 PLUS 4 PENALTIES/INTEREST.	10656747			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer AND PENALTIES/INTEREST	$226.61	$226.72
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2562 ACC:460523]	10635865	2562	K	PAYMENT	($99.00)	$0.11
6/3/2025	6/3/2025	[MANUAL INPUT QE PYMT 2563 ACC:460523]	10612434,10635865	2563	K	PAYMENT	($156.63)	$99.11
4/4/2025	4/4/2025	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000171000086	10612434	00000000000000000000000000AOT0000171000086	171	PAYMENT	($185.27)	$255.74
3/14/2025	3/14/2025	BILL FOR C23 Water DUE: 4/14/2025, BILL FOR C23 Water DUE: 4/14/2025, BILL FOR C40 Sewer DUE: 4/14/2025, BILL FOR C40 Sewer DUE: 4/14/2025 PLUS 6 PENALTIES/INTEREST.	10635865			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer AND PENALTIES/INTEREST	$255.29	$441.01
12/16/2024	12/16/2024	BILL FOR C23 Water DUE: 1/16/2025, BILL FOR C23 Water DUE: 1/16/2025, BILL FOR C40 Sewer DUE: 1/16/2025, BILL FOR C40 Sewer DUE: 1/16/2025 PLUS 10 PENALTIES/INTEREST.	10612434			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer AND PENALTIES/INTEREST	$185.72	$185.72
9/28/2024	9/30/2024	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000170000015	10591318	00000000000000000000000000AOT0000170000015	170	PAYMENT	($189.95)	$0.00
9/16/2024	9/16/2024	BILL FOR C23 Water DUE: 10/16/2024, BILL FOR C23 Water DUE: 10/16/2024, BILL FOR C40 Sewer DUE: 10/16/2024, BILL FOR C40 Sewer DUE: 10/16/2024	10591318			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$189.95	$189.95
6/27/2024	6/27/2024	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000170000029	10548993,10570076	00000000000000000000000000AOT0000170000029	170	PAYMENT	($181.78)	$0.00
6/14/2024	6/14/2024	BILL FOR C23 Water DUE: 7/15/2024, BILL FOR C23 Water DUE: 7/15/2024, BILL FOR C40 Sewer DUE: 7/15/2024, BILL FOR C40 Sewer DUE: 7/15/2024	10570076			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$181.42	$181.78
5/4/2024	5/6/2024	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000170000039	10548993	00000000000000000000000000AOT0000170000039	170	PAYMENT	($135.28)	$0.36
3/15/2024	3/15/2024	BILL FOR C23 Water DUE: 4/15/2024, BILL FOR C23 Water DUE: 4/15/2024, BILL FOR C40 Sewer DUE: 4/15/2024, BILL FOR C40 Sewer DUE: 4/15/2024 PLUS 6 PENALTIES/INTEREST.	10548993			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer AND PENALTIES/INTEREST	$135.64	$135.64
1/2/2024	1/2/2024	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000170000015	10521756	00000000000000000000000000AOT0000170000015	170	PAYMENT	($66.85)	$0.00
12/15/2023	12/15/2023	BILL FOR C23 Water DUE: 1/15/2024, BILL FOR C23 Water DUE: 1/15/2024, BILL FOR C40 Sewer DUE: 1/15/2024, BILL FOR C40 Sewer DUE: 1/15/2024	10521756			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$66.85	$66.85
12/14/2023	12/14/2023	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000170000012	10231566	00000000000000000000000000AOT0000170000012	170	PAYMENT	($0.03)	$0.00
10/19/2023	10/19/2023	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000170000011	10231566,10476562,10500624	00000000000000000000000000AOT0000170000011	170	PAYMENT	($78.70)	$0.03
9/15/2023	9/15/2023	BILL FOR C23 Water DUE: 10/16/2023, BILL FOR C23 Water DUE: 10/16/2023, BILL FOR C40 Sewer DUE: 10/16/2023, BILL FOR C40 Sewer DUE: 10/16/2023 PLUS 4 PENALTIES/INTEREST.	10500624			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer AND PENALTIES/INTEREST	$78.21	$78.73
7/19/2023	7/19/2023	PAYMENTUS - WEBSITE 00000000000000000000000000AOT0000170000008	10231566,10476562	00000000000000000000000000AOT0000170000008	170	PAYMENT	($72.25)	$0.52
6/15/2023	6/15/2023	BILL FOR C23 Water DUE: 7/17/2023, BILL FOR C40 Sewer DUE: 7/17/2023 PLUS 3 PENALTIES/INTEREST.	10476562			INVOICE FOR: Water, Sewer AND PENALTIES/INTEREST	$72.77	$72.77

Angela Watkins

From: Kimberly Jamerson <Kimberly.Jamerson@amwater.com>
Sent: Wednesday, October 8, 2025 3:42 PM
To: Angela Watkins
Cc: Sylvia Hill; Amanda Herrera
Subject: (EXTERNAL) Refund Request 2864 Cushing Rd. $31.17
Attachments: 2864 Cushing Rd. Refund Request $31.17.pdf

Importance: High

[EXTERNAL EMAIL] This message came from an EXTERNAL address. DO NOT click on links or attachments unless you know the sender and the content is safe. City of Camden Employees should forward Messages That May Be Cyber Security Risks to PhishReport@camdennj.gov

Hi Angela,

Please process attached refund.

Thanks,

Kimberly Jamerson

Manager, Operations Finance
Camden, New Jersey ~ CSG Operations

www.amwater.com

AMERICAN WATER
WE KEEP LIFE FLOWING®

This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender. Please note that any views or opinions presented in this email are solely those of the author and do not necessarily represent those of American Water Works Company Inc. or its affiliates. The recipient should check this email and any attachments for the presence of viruses. American Water accepts no liability for any damage caused by any virus transmitted by this email. American Water Works Company Inc., 1 Water St. Camden, NJ. 08102 www.amwater.com

Date: 08/27/2025

TO: Director Keith Walker, City of Camden Public Works

FROM: American Water Operations & Maintenance

RE: Customer Reimbursement Request

Name: Erica Corson

Mailing Address: 2400 McClellan Ave. Apt. E 1006 Pennsauken, NJ 08109

Service Address: 2864 Cushing Rd. Camden NJ 08104
Account Number: 77-0463468-7

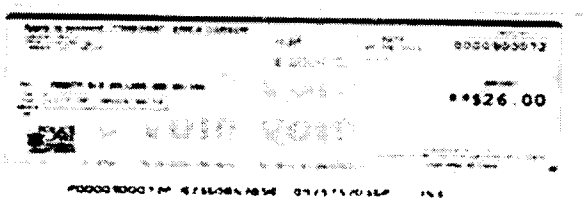
Reimbursement:

Water Reimbursement $31.17
Sewer Reimbursement $

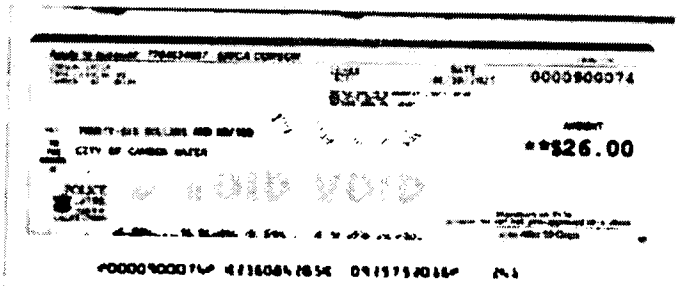
Total Reimbursement $ 31.17

- **Supporting Documents Attached:**
- Customer written request
- Front and back copies of check(s)
- UMBS printouts

As of Date Printed	8/27/2025 1:23 PM
Account Number	77-0463468-7
Block & Lot	691 17
Owner name	CORSON, ERICA
	2864 CUSHING RD
Service Address	CAMDEN NJ 08104
Account Balance	($31.17)



1 of 2



1 of 2

Outlook

Re: Final bill

From Erica Corson <erica.corson@hotmail.com>
Date Tue 8/26/2025 8:44 AM
To AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>

4 attachments (2 MB)
IMG_8164.jpeg; IMG_8165.jpeg; IMG_8166.jpeg; IMG_8167.jpeg;

CAUTION: This is the first message you've received from this External Email Address
Verify the sender before responding or opening links or attachments.

Report Suspicious

Here is the final water bill that you sent me. And the last 3 checks that I sent.

Get Outlook for iOS

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Tuesday, August 26, 2025 8:10:14 AM
To: Erica Corson <erica.corson@hotmail.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Subject: Re: Final bill

Hello,

Please provide proof of payment to process this refund request. Be mindful, all refunds do take 6 months to a year to receive.

Kind regards,
Jahnaia C
CIS Represenative

Please note our mailing address
City Of Camden
PO BOX 871897
Pittsburgh, PA 15250-7897

AMERICAN WATER
Contract Services

From: Erica Corson <erica.corson@hotmail.com>
Sent: Monday, August 25, 2025 2:29 PM
To: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Subject: Re: Final bill

Good afternoon,
There is a credit on the account that I am requesting to have refunded back to me. I have sold the property. Can you please send it to the filling address 2400 McClellan Ave Apt E1006 Pennsauken NJ 08109.

Thank you
Erica Corson

Get Outlook for iOS

From: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Sent: Monday, August 11, 2025 10:13:47 AM
To: Erica Corson <erica.corson@hotmail.com>; AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Subject: RE: Final bill

Good morning,

Final bill requested attached.

Jahnaia C
Please note our mailing address
City Of Camden
PO BOX 371397
Pittsburgh PA 15250-7397

Ebills now available!
Click on the link below to register
Ebilling/Auto-payment/Online
https://umbsportal.amwater.com

From: Erica Corson <erica.corson@hotmail.com>
Sent: Monday, August 11, 2025 10:13 AM
To: AWE - Camden Water and Sewer/AWWSC <CamdenWaterandSewer@amwater.com>
Subject: Final bill

Hello,

I'm requesting a copy of the final water/sewer bill for the property located at 2864 Cushing Rd Camden NJ 08104, account # 77-0463468-7 to be emailed to me. I have settlement this Friday August 15, 2025 and it is needed for closing.

Thank you in advance.

Erica Corson

This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender. Please note that any views or opinions presented in this email are solely those of the author and do not necessarily represent those of American Water Works Company Inc. or its affiliates. The recipient should check this email and any attachments for the presence of viruses. American Water accepts no liability for any damage caused by any virus transmitted by this email. American Water Works Company Inc., 1 Water St. Camden, NJ. 08102 www.amwater.com
This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you have received this email in error, please notify the sender. Please note that any views or opinions presented in this email are solely those of the author and do not necessarily represent those of American Water Works Company Inc. or its affiliates. The recipient should check this email and any attachments for the presence of viruses. American Water accepts no liability for any damage caused by any virus transmitted by this email. American Water Works Company Inc., 1 Water St. Camden, NJ. 08102 www.amwater.com

As of Date Printed	8/27/2025 1:32 PM
Account Number	77-0463468-7
Customer Name	CORSON, ERICA
Mailing Address	2864 CUSHING RD CAMDEN NJ 08104
Service Address	2864 CUSHING RD CAMDEN NJ 08104
Block & Lot	691 17
Account balance	($31.17)

Date	Posted Date	Comment	Invoice Number	Check Number	Code	Description	Amount	Running Balance
8/4/2025	8/4/2025	BILL FOR C23 Water DUE: 9/15/2025, BILL FOR C23 Water DUE: 9/15/2025, BILL FOR C40 Sewer DUE: 9/15/2025, BILL FOR C40 Sewer DUE: 9/15/2025	10664449			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$28.82	($31.17)
7/22/2025	7/22/2025	LOCKBOX PROCESSED BY SYSTEM	0,10664449	00600000109	LB1A	PAYMENT	($26.00)	($59.99)
7/15/2025	7/15/2025	BILL FOR C23 Water DUE: 8/14/2025, BILL FOR C23 Water DUE: 8/14/2025, BILL FOR C40 Sewer DUE: 8/14/2025, BILL FOR C40 Sewer DUE: 8/14/2025	10663357			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$64.44	($33.99)
6/17/2025	6/17/2025	LOCKBOX PROCESSED BY SYSTEM	10663357	00609000541	LB1A	PAYMENT	($26.00)	($98.43)
5/15/2025	5/15/2025	LOCKBOX PROCESSED BY SYSTEM	0	00601000067	LB1A	PAYMENT	($26.00)	($72.43)
4/16/2025	4/16/2025	LOCKBOX PROCESSED BY SYSTEM	10663357	00600000112	LB1A	PAYMENT	($26.00)	($46.43)
4/15/2025	4/15/2025	BILL FOR C23 Water DUE: 5/15/2025, BILL FOR C23 Water DUE: 5/15/2025, BILL FOR C40 Sewer DUE: 5/15/2025, BILL FOR C40 Sewer DUE: 5/15/2025	10642280			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$57.57	($20.43)
3/17/2025	3/17/2025	LOCKBOX PROCESSED BY SYSTEM	10642280,10663357,10664449	00606000318	LB1A	PAYMENT	($26.00)	($78.00)
2/19/2025	2/19/2025	LOCKBOX PROCESSED BY SYSTEM	10642280	00603000078	LB1A	PAYMENT	($26.00)	($52.00)
2/3/2025	2/3/2025	LOCKBOX PROCESSED BY SYSTEM	10642280	00600000185	LB1A	PAYMENT	($1.22)	($26.00)
1/17/2025	1/17/2025	LOCKBOX PROCESSED BY SYSTEM	10620720,10642280	00600000043	LB1A	PAYMENT	($26.00)	($24.78)
1/15/2025	1/15/2025	BILL FOR C23 Water DUE: 2/14/2025, BILL FOR C23 Water DUE: 2/14/2025, BILL FOR C40 Sewer DUE: 2/14/2025, BILL FOR C40 Sewer DUE: 2/14/2025	10620720			INVOICE FOR: Water - Base Fee, Water, Sewer - Base Fee, Sewer	$61.76	$1.22
1/1/2025	1/1/2025	PERIOD END CREDIT 1/1/2025	10620720		PE1	Period End Adjustment	($20.48)	($60.54)
1/1/2025	1/1/2025	PERIOD END CREDIT 1/1/2025	10620720		PE1	Period End Adjustment	($26.90)	($40.06)
1/1/2025	1/1/2025	PERIOD END CREDIT 1/1/2025	10620720		PE1	Period End Adjustment	($5.36)	($13.16)
1/1/2025	1/1/2025	PERIOD END CREDIT 1/1/2025	10620720		PE1	Period End Adjustment	($7.80)	($7.80)

R-46

AV:dh
11-13-25

RESOLUTION AUTHORIZING THE CITY OF CAMDEN TO APPLY FOR A MAYOR'S WELLNESS CAMPAIGN GRANT IN THE AMOUNT OF $15,000.00 TO LAUNCH A COMMUNITY WELLNESS PROGRAM

WHEREAS, the City of Camden desires to apply for a Mayor's Wellness Campaign Grant in the amount of $15,000.00 from the New Jersey Health Care Quality Institute; and

WHEREAS, the grant proceeds will be utilized to provide a comprehensive approach to healing that integrates physical activity, mindfulness, education, and culturally responsive care; and

WHEREAS, the City's Department of Human Services will partner with InILIGHTenUS and Peaceful Minds Haven Services to launch a twelve (12) month community wellness program; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that it is hereby authorized to apply for a Mayors Wellness Campaign Mental Health Initiative Grant in the amount of $15,000.00.

BE IT FURTHER RESOLVED, that the Mayor or his designee is hereby authorized to execute such documentation as is necessary to apply for such Grant.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NEXT MEETING

TO: City Council
FROM: Dorri Brown, Acting Director, Human Services

TITLE OF ORDINANCE/RESOLUTION: The Department of Human Services is seeking to apply for the Mayor's Wellness Campaign grant in the amount of $15,000.00. The City of Camden will partner with InlLIGHTenUS and Peaceful Minds Haven Services to provides services to the residents of the city.

Point of Contact:	Everette Scott	Human Services, Grant Manager	856-757-7319	Everette.scott@camdennj.gov

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y	Dorri L Brown	10-3-25	
Supporting Department Director (if necessary)				
Director of Grants Management	Y	[signature]	10/6/25	
Qualified Purchasing Agent				
Director of Finance		A.F.	10/7/25	

Approved by:
Business Administrator

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney

Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

ATTACHMENT G

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS

DIVISION OF LOCAL GOVERNMENT SERVICES
GRANT APPROVAL FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

PLEASE EXPLAIN THE JUSTIFICATION FOR THE GRANT. PLEASE FULLY EXPLAIN COST ASSOCIATED WITH THE AWARD OF THE GRANT AS WELL AS ANY MATCHING FUNDS OR EMPLOYMENT OBLIGATIONS AS A TERM OF THE GRANT. PLEASE EXPLAIN THE BENEFITS OF THE GRANT OF THE MUNICIPALITY AND THE RESIDENTS. ATTACH THE GRANT APPLICATION AND GRANT AWARD LETTER.

This program is part of the Mayors Wellness Campaign (MWC)-Mental Health Initiative. In partnership with the New Jersey League of Municipalities and funded by Walmart, the Quality Institute's Mayors Wellness Campaign (MWC) has issued a request for proposals focused on addressing community mental health needs. The City of Camden is seeking to address the ask and need.

The Camden City Department of Human Services, in partnership with InLIGHTenUS and Peaceful Minds Haven Services, is seeking $15,000 from the Mayor's Wellness Campaign to launch a 12-month community wellness program. The initiative will provide a comprehensive approach to healing that integrates physical activity, mindfulness, education, and culturally responsive care.

In the first six months, InLIGHTenUS will lead interactive workshops combining breathing exercises, yoga, and self-defense with group discussions to process trauma, grief, and stress. In the following six months, Peaceful Minds Haven will focus on underserved groups, including young adults, postpartum families, teens, and women in perimenopause and menopause. Together, they will create safe spaces for resilience, positive coping, and lifelong wellness habits.

This program emphasizes mental health by reducing stress, supporting trauma recovery, and normalizing conversations on reproductive health, postpartum depression, and men's wellness. It also addresses risk factors for intimate partner violence through education on healthy relationships and boundary-setting. By engaging both youth and adults in community-driven workshops, the program fosters intergenerational healing, reduces social isolation, and builds protective factors against mental decline and substance use. Collectively, it will equip residents with tools, knowledge, and supportive networks to thrive.

The main goal of this project is to improve the mental, emotional, and physical well-being of Camden residents by providing accessible, culturally responsive, and holistic wellness programming over a 12-month period. We aim to engage at least 200 residents through a series of workshops that promote stress reduction, healthy coping strategies, family resilience, and positive community connections. By December 2025, participants will demonstrate measurable improvements in knowledge of mental health resources, reported use of coping skills, and confidence in building supportive relationships, as captured through pre- and post-program surveys. Both InLIGHTenUS and Peaceful Minds Haven

have established models that successfully engage underserved populations in Camden and the surrounding communities. Ultimately, we hope to reduce stigma around mental health, increase access to healing practices, and strengthen community bonds, creating a safer, healthier, and more empowered Camden.

The maximum award is $15,000. There is no required matching of funds or employment obligations. Cost includes contracting of third-party vendors, training, materials and supplies.

Information of key municipal employee or agent applying for grant and responsible for its use:

Name	Everette Scott
Title	Grant Manager
Telephone Number	856.757.7319
Email	Everette.scott@camdennj.gov

If the grant is received and fully expended, what will the continuing financial obligations of the municipality be with respect to staffing, insurance, liability, operations, and/or maintenance?

There is no obligation to continue the program beyond the period of performance.

What will the source of funds be for the staffing, insurance, liability, operations, and /or maintenance?

There will be no funds allocated for staffing as the program will use third party vendors coinciding with existing employees of DHS.

_____ Date_____

Mayor's Signature

_____ Date_____

Business Administrator/Manager Signature

Name, email and fax of contact person for this form:

_____

For LGS use only:

( ) Approved ( ) Denied

_____ Date_____

Director or Designee,
Division of Local Government Services

Number Assigned _____

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: The Department of Human Service is requesting a resolution authorizing the City of Camden to apply for Mayors Wellness Campaign (MWC)-Mental Health Initiative grant. The program will be called the 'Camden Mental Health Program'

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

This program is part of the Mayors Wellness Campaign (MWC)-Mental Health Initiative. In partnership with the New Jersey League of Municipalities and funded by Walmart, the Quality Institute's Mayors Wellness Campaign (MWC) has issued a request for proposals focused on addressing community mental health needs. The City of Camden is seeking to address the ask and need

The main goal of this project is to improve the mental, emotional, and physical well-being of Camden residents by providing accessible, culturally responsive, and holistic wellness programming over a 12-month period. We aim to engage at least 200 residents through a series of workshops that promote stress reduction, healthy coping strategies, family resilience, and positive community connections. By December 2025, participants will demonstrate measurable improvements in knowledge of mental health resources, reported use of coping skills, and confidence in building supportive relationships, as captured through pre- and post-program surveys. Both InLIGHTenUS and Peaceful Minds Haven have established models that successfully engage underserved populations in Camden and the surrounding communities. Ultimately, we hope to reduce stigma around mental health, increase access to healing practices, and strengthen community bonds, creating a safer, healthier, and more empowered Camden.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: Amount of Grant: $15,000.

IMPACT STATEMENT:

The Camden City Department of Human Services, in partnership with InLIGHTenUS and Peaceful Minds Haven Services, is seeking $15,000 from the Mayor's Wellness Campaign to launch a 12-month community wellness program. The initiative will provide a comprehensive approach to healing that integrates physical activity, mindfulness, education, and culturally responsive care.

In the first six months, InLIGHTenUS will lead interactive workshops combining breathing exercises, yoga, and self-defense with group discussions to process trauma, grief, and stress. In the following six months, Peaceful Minds Haven will focus on underserved groups, including young adults, postpartum families, teens, and women in perimenopause and menopause. Together, they will create safe spaces for resilience, positive coping, and lifelong wellness habits.

This program emphasizes mental health by reducing stress, supporting trauma recovery, and normalizing conversations on reproductive health, postpartum depression, and men's wellness. It also addresses risk factors for intimate partner violence through education on healthy relationships and boundary-setting. By engaging both youth and adults in community-driven workshops, the program fosters intergenerational healing, reduces social isolation, and builds protective factors against mental decline and substance use. Collectively, it will equip residents with tools, knowledge, and supportive networks to thrive.

SUBJECT MATTER EXPERTS/ADVOCATES:

COORDINATION:

Prepared by: Everette Scott **856.757.7319/ everette.scott@camdennj.gov**

Name Phone/Email

Initial Report √ Revised Report Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(Green - g; yellow - y; red - r)

Department: Department of Human Services- Recreation Bureau

Grant Analyst: Everette Scott Grant Analyst #: 757-7319

Grant/Project Name:			Mayor's Wellness Campaign – **(Apply)**			
Grant #:						
City Contract Date:				City Contract #:		
Application Resolution #:				Appropriation Code:	G	
Funding Source:			**Mayor's Wellness Campaign-Mental Health Initiative**			
Pass Through:	Y	N	Source:			
Amount of Grant:			**$15,000.00**			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:				Location of Activity:		
Date of Analysis:		**10/03/2025**		Reviewed By:	**Barbara Johnson**	

Summary: The Department of Human Services is seeking to apply for the Mayor's Wellness Campaign grant in the amount of $15,000.00. The City of Camden will partner with InLIGHTenUS and Peaceful Minds Haven Services.

The main goal of this project is to improve the mental, emotional and physical well-being of Camden residents by providing accessible, culturally responsive and holistic wellness programming over a 12 month period. We aim to engage at least 200 residents through a series of workshops that promote stress reduction, healthy coping strategies, family resilience and positive community connections. By December 2025, participants will demonstrate measurable improvements in knowledge of mental health resources reported use of coping skills and confidence in building supportive relationships as captured through pre and post-program surveys. Both InLIGHTenUS and Peaceful Minds have established models that successfully engage underserved populations in Camden and the surrounding communities. Ultimately, we hope to reduce stigma around mental health, increase access to healing practices and strengthen community bonds, creating a safer healthier and more empowered Camden.

Time Lines:

Initial Report √ Revised Report ___ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(Green - g; yellow - y; red - r)

Problematic Areas/Recommendations

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Department of Human Services

Grant Manager: Everette Scott Contact #: 856.757.7319

Grant/Project Name:	Camden Mental Wellness Program				
Grant #:					
City Contract Date:		City Contract #:			
Application Resolution #:		Appropriation Code:			
Funding Source:					
Pass Through:	N	Source:	Mayors Wellness Campaign-Mental Health Initiative		
Amount of Grant:	$ 15,000.00				
Local Match:	Y **No**	Cash:		In-Kind:	None
Budget Insertion Resolution # & Date:		Accepting Grant Resolution # MC:			
Term of Grant:	12 months	Location of Activity:	Camden City		
Date of Analysis:		Reviewed By:			

Summary:

The Camden City Department of Human Services, in partnership with InLIGHTenUS and Peaceful Minds Haven Services, is seeking $15,000 from the Mayor's Wellness Campaign to launch a 12-month community wellness program. The initiative will provide a comprehensive approach to healing that integrates physical activity, mindfulness, education, and culturally responsive care.

In the first six months, InLIGHTenUS will lead interactive workshops combining breathing exercises, yoga, and self-defense with group discussions to process trauma, grief, and stress. In the following six months, Peaceful Minds Haven will focus on underserved groups, including young adults, postpartum families, teens, and women in perimenopause and menopause. Together, they will create safe spaces for resilience, positive coping, and lifelong wellness habits.

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addresses risk factors for intimate partner violence through education on healthy relationships and boundary-setting. By engaging both youth and adults in community-driven workshops, the program fosters intergenerational healing, reduces social isolation, and builds protective factors against mental decline and substance use. Collectively, it will equip residents with tools, knowledge, and supportive networks to thrive.

Time Lines:

Problematic Areas/Recommendations

Mayors Wellness Campaign (MWC) – Mental Health Initiative FY25
City of Camden

1. **Name of the municipality:** Camden City
2. **Mailing address:** 520 Market Street, City Hall, Room 400, P.O. Box 95120, Camden, NJ 08101-5120
3. **Name of individual responsible for the proposed grant reporting:** Barbara Bellamy-Johnson
4. **Email address and telephone number of the individual responsible for the proposed grant reporting:** BaBellam@ci.camdennj.us; 856-757-3506
5. **Secondary name and contact information for proposed grant reporting:** Everette Scott; Everette.Scott@camdennj.gov
6. **Request amount ($5,000, $10,000 or $15,000):** $15,000.00

7. **Project description: Provide an overview of the program.**

The Camden City Department of Human Services, in partnership with InLIGHTenUS and Peaceful Minds Haven Services, is seeking $15,000 from the Mayor's Wellness Campaign to launch a 12-month community wellness program. The initiative will provide a comprehensive approach to healing that integrates physical activity, mindfulness, education, and culturally responsive care.

In the first six months, InLIGHTenUS will lead interactive workshops combining breathing exercises, yoga, and self-defense with group discussions to process trauma, grief, and stress. In the following six months, Peaceful Minds Haven will focus on underserved groups, including young adults, postpartum families, teens, and women in perimenopause and menopause. Together, they will create safe spaces for resilience, positive coping, and lifelong wellness habits.

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8. **Project goals: What is the main goal of your project?**

The main goal of this project is to improve the mental, emotional, and physical well-being of Camden residents by providing accessible, culturally responsive, and holistic wellness programming over a 12-month period. We aim to engage at least 200 residents through a series of workshops that promote stress reduction, healthy coping strategies, family resilience, and positive community connections. By December 2025, participants will demonstrate measurable improvements in knowledge of mental health resources, reported use of coping skills, and confidence in building supportive relationships, as captured through pre- and post-program surveys. Both InLIGHTenUS and Peaceful Minds Haven have established models that successfully engage underserved populations in Camden and

the surrounding communities. Ultimately, we hope to reduce stigma around mental health, increase access to healing practices, and strengthen community bonds, creating a safer, healthier, and more empowered Camden.

9. **Target population: Who is your project for?**

This project will serve historically underserved residents, with a focus on young adults, women, men, and families navigating critical stages of wellness. Peaceful Minds Haven will primarily serve young adults ages 18–35, along with teens and young mothers ages 14–21, who often face compounded challenges related to reproductive health, parenting, and financial strain. The program also includes specialized support for women of color in perimenopause and menopause, and postpartum families, ensuring fathers and partners are engaged in the healing process. InLIGHTenUS will expand its reach by engaging a broader demographic of Camden residents, including youth, adults, and families, through workshops promoting stress management, physical activity, and community healing.

Our community is predominantly Black or African American and Hispanic or Latino, with approximately 37.7% of our population identifying as Black or African American and approximately 36.2% identifying as Hispanic or Latino. These communities historically experience systemic inequities, high poverty rates, and limited access to healthcare resources. These factors contribute to disproportionate mental health challenges, stigma, and intergenerational trauma. By centering programming on families, youth, and women in need, our initiative directly addresses health disparities while creating safe, inclusive spaces for healing.

10. **Underserved communities: Will your project help underserved group(s) in your community?**

Our project is designed to serve underserved groups in Camden, including Black, Latino, and immigrant families, young adults, teens, and women navigating reproductive and maternal health. These groups often face barriers such as poverty, lack of health insurance, language differences, and systemic inequities in access to competent care. Women of color, for example, experience higher rates of postpartum depression and maternal health complications, yet frequently lack inclusive support systems that engage partners and family members in the healing process. Young mothers and teens also face stigma when accessing reproductive or parenting support, which can prevent them from seeking help. Men and fathers, particularly in underserved communities, often encounter stigma around mental health, leaving them isolated and without safe spaces to share or heal.

Our program addresses these challenges by offering free and accessible workshops that center the lived experiences of these populations. Peaceful Minds Haven uses a Whole-Family Wellness model that directly engages parents, partners, and teens, ensuring support is available across all stages of life and family structures. InLIGHTenUS complements this with holistic practices like yoga, breathing, creative expression, and group healing sessions that reduce stress and foster resilience. Together, these approaches destigmatize mental health, create safe spaces for open dialogue, and provide practical tools that participants

can sustain beyond the workshops. By meeting residents where they are and integrating trusted community partnerships, the program breaks down barriers to care and empowers underserved groups to thrive.

11. Community Partners: List the groups or organizations that will help with this project.

This project will be led in partnership with the Camden City Department of Human Services and two community-based organizations: InLIGHTenUS and Peaceful Minds Haven Services. InLIGHTenUS brings the expertise of Dr. Nikhil Bhalla, a Camden-based primary care physician, and Brian Phillips, a certified wellness practitioner, who will guide participants through yoga, breathing practices, and group healing that directly support mental health. Peaceful Minds Haven, led by CEO Jasmine Winters, partners with organizations such as the NAACP GC Chapter, Coalition of Women Advocates, Planned Parenthood, Melinated Moms, and licensed doulas and mental health coaches.

These collaborations ensure that participants receive wraparound support from trusted providers with specialized expertise in maternal mental health, family wellness, and culturally responsive care. Together, we will coordinate workshop delivery, share referral pathways, and engage local networks to connect residents with both preventative and ongoing mental health resources, ensuring long-term impact.

12. Project activities and projected timeline: What are the main activities your project will include?

Below is a timeline of main activities to be conducted through this project.
September 2025 – Project Launch

- Kickoff coordinated by Camden City Department of Human Services.
- Outreach and recruitment of participants through community partners and recreation centers.

September–December 2025 – InLIGHTenUS Workshops

- Four monthly 3-hour workshops (Sept 28, Oct 26, Nov 30, Dec 21).
- Activities include guided breathing, yoga, self-defense through "Healing Thru the Warrior Arts," and group healing discussions.
- Participants receive journals and art supplies to support ongoing reflection and coping strategies.

October 2025–March 2026 – Peaceful Minds Haven Services

- Delivery of 12–18 interactive workshops over 4–6 months, offered in-person and virtually.
- Monthly or bi-monthly sessions cover themes such as maternal wellness, women's health, parenting while healing, and community for fathers.
- Focus on culturally responsive care, reproductive health, family resilience, and stigma reduction.

Ongoing – Community Engagement & Evaluation

- Collection of pre- and post-program surveys to measure participant growth in coping skills, knowledge of mental health resources, and overall well-being.

The City is confident that the timeline above will ensure steady engagement, accessibility, and measurable outcomes across diverse groups in Camden.

13. Project evaluation: How will you know your program is working?

The program will be measured by tracking both quantitative and qualitative outcomes across all workshops. Quantitatively, we will measure the number of participants served and workshop attendance rates. Each participant will be able to complete voluntary pre- and post-program surveys that assess changes in knowledge of mental health resources, confidence in coping strategies, stress management, and attitudes toward stigma. We will also track the number of referrals made to community mental health providers and support services, ensuring that participants are connected to longer-term care if needed.

Qualitatively, we will collect participant feedback through group reflections, journaling activities, and short interviews conducted at the conclusion of selected workshops. These methods will capture stories of personal growth, improvements in family communication, and reduced feelings of isolation. InLIGHTenUS will gather reflections on holistic practices like yoga, breathing, and creative expression, while Peaceful Minds Haven will document participant experiences with maternal health, parenting support, and family healing. Data will be compiled and analyzed by project staff to identify trends, strengths, and areas for improvement.

14. Sustainability: What will happen to the program after the grant ends?

It is our goal for the program to serve as a pilot program that will continue through ongoing partnerships and diversified funding efforts. Both InLIGHTenUS and Peaceful Minds Haven have established networks of community partners, including NAACP, Planned Parenthood, and local coalitions, who are committed to sustaining culturally responsive wellness services in Camden. We will actively seek new funding from state and federal mental health initiatives, private foundations, and local philanthropic organizations that prioritize community-based wellness and maternal health. Additionally, we plan to integrate workshops into Camden City's existing recreation and human services programming, ensuring continuity for residents who rely on these supports. By training community leaders and collecting strong outcome data, we will also build the case for scaling the program and aligning it with broader public health efforts in Camden. These strategies will ensure the program's long-term sustainability and growth.

R-47

MBS:dh
11-13-25

RESOLUTION AUTHORIZING THE CITY OF CAMDEN TO ENTER TO INTO A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF CAMDEN AND COUNTY OF CAMDEN BOROUGH OF LINDENWOLD, CHERRY HILL TOWNSHIP, AND TOWNSHIP OF PENNSAUKEN UNDER THE EDWARD BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT PROGRAM FY-2024

WHEREAS, the City of Camden, Camden County, the Camden County Department of Police Services, the Camden County Sheriff's Office, the Camden County Prosecutors Office, the Borough of Lindenwold, Cherry Hill Township, the Township of Pennsauken and the Township of Winslow (the "Parties") desire to apply to the United States Department of Justice ("DOJ") for the FY 2024 Edward Byrne Memorial Justice Assistance Grant ("JAG") to provide victim witness programming, purchase equipment to effectively execute local law enforcement initiatives, and to promote coordinated investigations within and across municipal and county boundaries; and

WHEREAS, the JAG program requires that the Parties enter into an MOU to establish the terms and responsibilities of the Parties, and to select a fiscal agent/lead agency for the JAG; and

WHEREAS, the Camden County Department of Police Services has been selected as the fiscal agent/lead applicant of the JAG; and

WHEREAS, the City of Camden Youth Leadership Program will receive NINE THOUSAND DOLLARS ($9,000.00) from the JAG; and

WHEREAS, it is necessary for the City of Camden to enter into a Memorandum of Understanding with the Parties to define the terms and conditions for the FY 2024 Edward Byrne Memorial Justice Assistance Grant (JAG) Program; and

WHEREAS, the Mayor of the City of Camden and the Council of the City of Camden supports and deems it in the best interest of the City of Camden to enter into a Memorandum of Understanding respecting the FY 2024 Edward Byrne Memorial Justice Assistance Grant (JAG) Program; now, therefore

BE IT RESOLVED by the City of Camden that the proper officers be and are hereby authorized to enter into a Memorandum of Understanding for the above-stated reasons.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: NEXT MEETING

TO: City Council

FROM: Dorri Brown, Acting Director, Dept. Human Services

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing the City of Camden to enter into a Memorandum of Understanding (MOU) between the City of Camden and Camden County, Borough of Lindenwald, Cherry Hill Township, and Pennsauken Township, under the Edward Byrne Memorial Justice Assistance Grant (JAG) Program FY-2024

Point of Contact:	**Everette Scott**	**Human Services, Grant Manager**	856.757.7319	Everette.Scott@camdennj.gov
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director	Y		10/17/2025	
Supporting Department Director (if necessary)		Dorri-K Brown	10-23-25	
Director of Grants Management		Kelly Morley (BJ)	10-27-25	
Qualified Purchasing Agent				
Director of Finance			10/27/25	

Approved by:
Business Administrator _____

Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:

---

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance

[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

ATTACHMENT G

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS

DIVISION OF LOCAL GOVERNMENT SERVICES
GRANT APPROVAL FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

PLEASE EXPLAIN THE JUSTIFICATION FOR THE GRANT. PLEASE FULLY EXPLAIN COST ASSOCIATED WITH THE AWARD OF THE GRANT AS WELL AS ANY MATCHING FUNDS OR EMPLOYMENT OBLIGATIONS AS A TERM OF THE GRANT. PLEASE EXPLAIN THE BENEFITS OF THE GRANT OF THE MUNICIPALITY AND THE RESIDENTS. ATTACH THE GRANT APPLICATION AND GRANT AWARD LETTER.

The Department of Human Service is requesting the acceptance of a resolution authorizing the City of Camden to accept a MOU with Camden County for the FY-2024 Edward Byrnes Memorial Justice Assistance Grant. Every year the City of Camden enters into a MOU with Camden County other local governments in securing the JAG award to be shared by local entities. Camden County applies, receives and administers the grant. The City of Camden has been awarded $9,000 in grant funds for the Youth Leadership Program. The City of Camden's Youth Leadership offers an exceptional opportunity for young men and women in grades 8-12 to engage in a variety of cultural, academic, and social activities. The program is seven (7) months from October through April. It aims to develop leadership skills, foster community engagement, and prepare participants for future academic and professional endeavors.

Information of key municipal employee or agent applying for grant and responsible for its use:

Name	Everette Scott
Title	Grant Manager
Telephone Number	856-757-7319
Email	Everette.scott@camdennj.gov

If the grant is received and fully expended, what will the continuing financial obligations of the municipality be with respect to staffing, insurance, liability, operations, and/or maintenance?

There will be no continuing financial obligations of the municipality.

What will the source of funds be for the staffing, insurance, liability, operations, and /or maintenance?

This program will be funded by the grant. All expenses will be expended by the grant.

_____ Date_____
Mayor's Signature

_____ Date_____
Business Administrator/Manager Signature

Name, email and fax of contact person for this form:

_____

For LGS use only:
( ) Approved ( ) Denied

_____ Date_____
Director or Designee,
Division of Local Government Services

Number Assigned _____

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF CAMDEN AND COUNTY OF CAMDEN FOR THE FY-2024 EDWARD BYRNES MEMORIAL JUSTICE ASSISTANCE GRANT

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

The FY'24 Edward Byrne Memorial Assistance Grant (JAG) is a multi-jurisdictional grant that provides funding to states and units of local government for law enforcement and criminal justice purposes. Under the terms of the MOU, the City of Camden will receive a total of $9,000.00 in funding from the Edward Byrne Memorial Justice Assistance Grant (JAG) Program FY 2024 Local Solicitation.

The City of Camden will use these funds in accordance with all the requirements of the FY 2024 JAG Program as well as federal and state law, as specified in the terms and conditions outlined in this Memorandum of Understanding. The City of Camden will be responsible for allocating these funds in accordance with the guidelines and restrictions set forth by the JAG Program. The Camden County Department of Police Services will serve as the lead agency and fiscal agent for the grant application and will be responsible for submitting quarterly financial status and progress reports to the U.S. Department of Justice, Bureau of Justice Assistance, in accordance with the requirements of the FY 2024 JAG Program.

Funding can be used for any of the following program areas: Law Enforcement Programs, Prosecution and court programs, Corrections and community corrections programs, Crime witness and witness programs, and Mental Health programs and related law enforcement and corrections programs, including behavioral programs and crisis intervention teams.

The $9,000.00 awarded to the City of Camden will be used to support the City of Camden Youth Leadership Academy, which is a program designed to foster initiatives for the benefit of and by youths residing in the City of Camden. Specifically, the funds will be used to support workshops, experiential learning opportunities; and youth prevention initiatives.

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $9,000.00

IMPACT STATEMENT:

- **The City will receive $9,000 in grant funds for the Youth Leadership Program.**

SUBJECT MATTER EXPERTS/ADVOCATES:

- Dorri Brown, Acting Director, Dept. Human Services Attendance:
- Daniel Blackburn, City Attorney

COORDINATION:

Prepared by: Everette Scott	**856.757.7319; everette.scott@camdennj.gov**
Name	Phone/Email

City Attorney		
	Signature	**Date**

PURCHASE ORDER
Camden County
520 MARKET STREET
6 TH FLOOR
CAMDEN, NJ 08101

camden county

Making It Better, Together.

PURCHASE ORDER NO. 240903

DATE: 9/8/2025

VENDOR ADDRESS: CITY OF CAMDEN
DEPT. OF ADMIN.
CITY HALL-RM 422
520 MARKET STS.
CAMDEN, NJ 08102-1375

VENDOR #: 1564

SHIP TO: CAMDEN COUNTY POLICE
CAMDEN COUNTY POLICE
POLICE ADMIN BLDG - METRO
800 FEDERAL ST.
CAMDEN, NJ 08102

Our P.O. # MUST Appear on ALL Invoices, Packages and Correspondence

DELIVER BY	REQUISITION #	REQUISITION DATE	REQUESTED BY
10/02/2025	9900249658	09/02/2025	
BUYER	**ACCOUNT NUMBER**		
MICHAEL CLANCY	02085437676099		

Line #	Quantity / Unit	Description	Unit Cost	Extended Cost
1	9,000.00 / DL	SHARE OF AWARD FUNDS TO CITY OF CAMDEN THROUGH JUSTICE ASSISTANCE GRANT (JAG) AWARD AMOUNT: $9,000 FY24 (TRAINING WORKSHOPS,COLLEGE TOURS CULTURAL ACTIVITIES,SOCIAL EVENTS) IMPRACTICAL TO SOLICIT QUOTES 40A 11-6.1 RESOULUTION# 54 10/17/2024	1.0000	9,000.00
TOTAL PURCHASE AMOUNT				**$9,000.00**

Terms and Conditions:

1. **Packing Slip should be enclosed with each shipment.**
2. **Deliveries to be made between 8:30AM and 3:00PM**
3. **The County reserves the right to cancel this order if reasonable shipment cannot be made.**
4. **Regardless of language to the contrary, the County of Camden shall not be responsible for the payment of any interest of late fees.**
5. **NOTICE: ALL CONTRACTS WITH COUNTY OF CAMDEN MUST MEET THE EQUAL OPPORTUNITY AND AFFIRMATIVE ACTION REQUIREMENTS SET FORTH BY THE FOLLOWING:**
   a. **N.J.S.A. 10:5-31 ET SEQ. (P.L. 1975, C.127)**
   b. **N.J.A.C. 17:27**

Laura J. Laffourette

PURCHASING AGENT
(Approved as to Certification of Funds)

Initial Report √ Revised Report Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(Green - g; yellow - y; red - r)

Department: Department of Human Services- Recreation Bureau

Grant Analyst: Everette Scott Grant Analyst #: 757-7319

Grant/Project Name:			JAG – MOU with the City of Camden and Camden County in the amount of $9000.00			
Grant #:						
City Contract Date:				City Contract #:		
Application Resolution #:				Appropriation Code:	G	
Funding Source:			**US Dept. of Justice – FY24 Edward Byrnes Memorial Justice Assistance Grant**			
Pass Through:	Y	N	Source:			
Amount of Grant:			**$9,000.00**			
Local Match:	Y	**N**	Cash:		In-Kind:	
Budget Insertion Resolution # & Date:				Accepting Grant Resolution # MC:		
Term of Grant:				Location of Activity:		
Date of Analysis:		**10/27/2025**		Reviewed By:	**Barbara Johnson**	

Summary: The Department of Human Services is requesting a resolution authorizing the City of Camden to enter into a Memorandum of Understanding (MOU) between the City and the County of Camden – Police Department for the FY 2024 Justice Assistance Grant. The City will receive $9,000.00 to support the Camden Youth Leadership Academy, which is designed to foster initiative for the benefit of and by youth residing in the City of Camden.

The funding will be used for workshops, experiential learning opportunities, learning materials and Youth Violence Prevention Initiatives.

Time Lines: October 1, 2024 – September 30, 2026

Problematic Areas/Recommendations

Initial Report __√__ Revised Report ____ Closing Report

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Department of Human Services

Grant Manager: Everette Scott Contact #: 856.757.7319

Grant/Project Name:		*JA-MOU with the City of Camden and the County of Camden, Borough of Lindenwald, Cherry Hill Twp., and Pennsauken Twp.*				
Grant #:						
City Contract Date:			City Contract #:			
Application Resolution #:			Appropriation Code:			
Funding Source:		U.S. Dept. of Justice-FY22 Edward Byrnes Memorial Justice Assistance Grant				
Pass Through:	N	Source:				
Amount of Grant:		$ 9,000.00				
Local Match:	Y **No**	Cash:		In-Kind:	None	
Budget Insertion Resolution # & Date:			Accepting Grant Resolution # MC:			
Term of Grant:	10.1.2024-9.30.25		Location of Activity:	Camden City		
Date of Analysis:			Reviewed By:			

Summary: The Department of Human Services is requesting a resolution authorizing the City of Camden to enter into a Memorandum of Understanding (MOU) between the City of Camden and Camden County, Borough of Lindenwald, Cherry Hill Township, and Pennsauken Township under the Edward Byrne Memorial Justice Assistance Grant (JAG) Program FY 2024 Local Solicitation. The City of Camden will receive $9,000.00 to support the Camden Youth Leadership Academy, which is a program designed to foster initiatives for the benefit of and by youth residing in the City of Camden. The funds will be used to support workshops, experiential learning opportunities, learning materials and youth violence prevention initiatives.

Time Lines: October 1, 2025 to September 2026

Problematic Areas/Recommendations

FY 2024 EDWARD BYRNES MEMORIAL JUSTICE ASSISTANCE GRANT

MEMORANDUM OF UNDERSTANDING

This MEMORANDUM OF UNDERSTANDING ("MOU" or "Agreement"), made and entered into this 1st day of April, 2024, is an agreement by and between the County of Camden ("County") a municipal corporation of the State of New Jersey having its principal place of business at 520 Market Street, 6th Floor, Camden, New Jersey and the following municipalities and/or bodies public: the Camden County Department of Police Services, the Camden County Sheriff's Office, the Camden County Prosecutor's Office, the Borough of Lindenwold, the Cherry Hill Township Police Department, The Township of Pennsauken, the Township of Winslow, and the City of Camden; collectively, herein referred to as the "Parties".

RECITALS

WHEREAS, the Parties desire to apply to the U.S. Department of Justice ("DOJ") for Two Hundred Thousand Two Hundred Twelve dollars ($200,212.00) in grant funding from the FY 2024 U.S. Department of Justice, Bureau of Justice Assistance's ("BJA") Edward Byrne Memorial Justice Assistance Grant ("JAG") to be utilized to provide a victim witness program and to purchase vehicles, laptops, and equipment to effectively execute local law enforcement initiatives, and to promote coordinated investigations within and across municipal and county boundaries; and

WHEREAS, pursuant to the FY 2024 Edward Byrne Memorial JAG Program Solicitation, municipalities that are identified by the BJA as disparate units of local government must select a fiscal agent/lead agency to submit an application for the allocation to include all disparate municipalities; and

WHEREAS, by Resolution adopted October 17, 2024, the Camden County Board of Commissioners authorized the Camden County Department of Police Services to enter into this Agreement;

NOWTHEREFORE, in consideration of the principles, assurances, and promises contained herein, the Parties agree that the Camden County Department of Police Services shall act as the lead applicant and fiscal agent as required by the FY 2024 JAG solicitation rules and applicable federal law, and the Parties further agree on the following terms and conditions contained in this Memorandum of Understanding.

1. GRANT AWARD

By entering into this agreement and receiving FY 2024 JAG Program funds, the Parties understand and confirm that they are responsible to use grant funds in accordance with all the requirements of the FY 2024 JAG Program as well as applicable federal and state law upon approval of the Camden County Department of Police Services' application for Two Hundred Thousand Two Hundred Twelve dollars ($200,212.00) of JAG Program funds, the County shall allocate the funds as follows:

Camden County Dept. of Police Services	Upfits for Police Vehicles	$124,012.00
Camden County Sheriff's	Masks & Helmets	$9,000.00
Camden County Prosecutor's Office	Victim & Witness Program	$9,000.00
City of Camden	Youth Leadership Program	$9,000.00
Borough of Lindenwold	Radar Speed Signs	$13,764.00
Cherry Hill Township Police	ALPR Camera	$11,142.00

Pennsauken Township Police	Rental Expense for Evidence Storage	$13,633.00
Winslow Township Police	Computers	$10,661.00

2. RESPONSIBILITIES

a. The Camden County Department of Police Services will be the fiscal agent/lead agency for the submission of the grant application and shall submit quarterly financial status and progress reports to the U.S. Department of Justice, Bureau of Justice Assistance in accordance with the requirements of the FY 2024 JAG Program. The Camden County Department of Police Services will be responsible for submitting quarterly financial status and progress reports to the U.S. Department of Justice, BJA.

b. Each municipality, the Camden County Prosecutor's Office, and the Sheriff's Office will be responsible for establishing separate trust accounts. Each municipality, the Camden County Prosecutor's Office and the Sheriff's Office shall purchase their respective equipment and/or fund their victim witness program to effectuate the purpose of this grant and submit purchase orders/receipts, serial numbers and photographs of items submitted for reimbursement to the lead agency for the purposes of this grant.

c. Reimbursement for allowable overtime and/or training initiatives must be submitted to the County and must include time keeping/payroll records and activity reports of all allowable overtime initiatives and/or training. The time keeping/payroll records and activity reports for all related overtime must be maintained separately from unrelated overtime and training records.

d. All Parties, law enforcement agencies, or other entities receiving JAG funds will ensure that vendors do not appear on the Excluded Parties List System ("EPLS") by searching the System for Award Management's ("SAM") website at https://www.sam.gov/SAM/ before purchasing equipment and supplies.

3. ADHERENCE TO LOCAL PUBLIC CONTRACTS LAW

If any Party performing a service on behalf of another Party or Parties of this Agreement utilizes the services of a private contractor to perform all or most of such service, or all or most of a specific and separate segment of the services so contracted for, such Party shall be required to award the agreement for the work to be performed by a private contractor under such agreement in accordance with the Local Public Contracts Law (N.J.S.A.40:A:11-1 et seq.).

4. AUDIT

Pursuant to the Single Audit Act of 1984, 31 U.S.C. Chapter 75, the County agrees to permit the Parties and/or their agents to examine any and all records relevant to this Agreement and shall make the same available upon demand at a reasonable time and place for the purpose of auditing the relative records, reports and documents.

5. RIGHT TO INSPECT

The Parties shall permit the County or its authorized representative to make visits to the site or sites where the specified services are being provided, at a time convenient and agreed upon by the Parties, for the purpose of assuring compliance with the terms of this Agreement.

6. CONSTRUCTION OF THIS AGREEMENT

The Parties acknowledge that this Agreement was prepared under New Jersey Law and shall, therefore, be interpreted under the Laws of the State of New Jersey and is binding upon all Parties hereto.

7. AMENDMENTS

This Agreement may not be amended, altered or modified in any manner except in writing signed by the Parties hereto.

8. FUNDING

This Agreement is contingent upon the County's successful application for $200,212.00 of FY 2024 JAG Program funding.

9. ASSIGNABILITY

This Agreement and all rights, duties and obligations contained herein may not be assigned without all of the Parties' prior written permission.

10. WAIVER

It is understood and agreed by the Parties that a failure or delay in the enforcement of any of the provisions of this Agreement by any or all of the Parties shall not be construed as a waiver of those provisions.

11. ENTIRE AGREEMENT

This written Agreement represents the entire understanding of the Parties and sets forth all the promises, covenants and agreements between the Parties with respect to this

Agreement, and hereby and supersedes all prior or contemporaneous agreements and inducements, express or implied, oral or written between the Parties hereto.

12. TERM

This Agreement shall be in effect for the life of the entire term of the FY 2024 JAG Grant Agreement, the content of which is incorporated by reference as though set forth fully herein at length.

IN WITNESS WHEREOF, the Parties have caused these present to be signed by its proper officers and sealed with its common or corporate seals, the day and year first aforesaid.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

[signature page to follow]

ATTEST:

Karyn Gilmore, Clerk,
Board of Commissioners

COUNTY OF CAMDEN

Ross Angilella
County Administrator

ATTEST:

Name:
Title:

CAMDEN COUNTY DEPARTMENT OF POLICE SERVICES

Name:
Title:

ATTEST:

Name:
Title:

CAMDEN COUNTY OFFICE OF THE SHERIFF

Name:
Title:

ATTEST:

Name:
Title:

CAMDEN COUNTY OFFICE OF THE PROSECUTOR

Name:
Title:

ATTEST:

Name:
Title:

CITY OF CAMDEN

Name:
Title:

ATTEST:

KARYN GILMORE, Clerk,
Board of Commissioners

ATTEST:

Name: Michael Shams
Title: Deputy Chief

ATTEST:

Name:
Title:

ATTEST:

Name:
Title:

ATTEST:

Name:
Title:

COUNTY OF CAMDEN

ROSS G. ANGILELLA
County Administrator

CAMDEN COUNTY DEPARTMENT
OF POLICE SERVICES

Name: Gabriel Rodriguez
Title: Chief

CAMDEN COUNTY OFFICE OF
THE SHERIFF

Name:
Title:

CAMDEN COUNTY OFFICE OF
THE PROSECUTOR

Name:
Title:

CITY OF CAMDEN

Name:
Title:

ATTEST:

KARYN GILMORE, Clerk,
Board of Commissioners

ATTEST:

Name:
Title:

ATTEST:

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Title:

ATTEST:

Name:
Title:

ATTEST:

Name:
Title:

COUNTY OF CAMDEN

ROSS G. ANGILELLA
County Administrator

CAMDEN COUNTY DEPARTMENT
OF POLICE SERVICES

Name:
Title:

CAMDEN COUNTY OFFICE OF
THE SHERIFF

Name: Gilbert L. Whitehead Jr.
Title: Sheriff

CAMDEN COUNTY OFFICE OF
THE PROSECUTOR

Name:
Title:

CITY OF CAMDEN

Name:
Title:

ATTEST:

COUNTY OF CAMDEN

KARYN GILMORE, Clerk,
Board of Commissioners

ROSS G. ANGILELLA
County Administrator

ATTEST:

CAMDEN COUNTY DEPARTMENT
OF POLICE SERVICES

Name:
Title:

Name:
Title:

ATTEST:

CAMDEN COUNTY OFFICE OF
THE SHERIFF

Name:
Title:

Name:
Title:

ATTEST:

CAMDEN COUNTY OFFICE OF
THE PROSECUTOR

Name:
Title:

Name: Grace C MacAulay
Title: Prosecutor

ATTEST:

CITY OF CAMDEN

Name:
Title:

Name:
Title:

ATTEST:

KARYN GILMORE, Clerk,
Board of Commissioners

ATTEST:

Name:
Title:

ATTEST:

Name:
Title:

ATTEST:

Name:
Title:

ATTEST:

Name: LUIS PABERZA
Title: CITY CLERK

COUNTY OF CAMDEN

ROSS G. ANGILELLA
County Administrator

CAMDEN COUNTY DEPARTMENT
OF POLICE SERVICES

Name:
Title:

CAMDEN COUNTY OFFICE OF
THE SHERIFF

Name:
Title:

CAMDEN COUNTY OFFICE OF
THE PROSECUTOR

Name:
Title:

CITY OF CAMDEN

Name: Victor G. Carstarphen
Title: Mayor

ATTEST:

Madeline Randall

Name:
Title: Acting Borough Clerk

BOROUGH OF LINDENWOLD

Name:
Title: Mayor

ATTEST:

Name:
Title:

CHERRY HILL TOWNSHIP POLICE

Name:
Title:

ATTEST:

Name:
Title:

PENNSAUKEN TOWNSHIP POLICE

Name:
Title:

ATTEST:

Name:
Title:

WINSLOW TOWNSHIP POLICE

Name:
Title:

ATTEST:

BOROUGH OF LINDENWOLD

Name:
Title:

Name:
Title:

ATTEST:

CHERRY HILL TOWNSHIP POLICE

Name:
Title: PATTI CHACKER, RMC
MUNICIPAL CLERK
TOWNSHIP OF CHERRY HILL

Name: DAVID FLEISHER
Title: MAYOR
TOWNSHIP OF CHERRY HILL

ATTEST:

PENNSAUKEN TOWNSHIP POLICE

Name:
Title:

Name:
Title:

ATTEST:

WINSLOW TOWNSHIP POLICE

Name:
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ATTEST:

BOROUGH OF LINDENWOLD

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ATTEST:

CHERRY HILL TOWNSHIP POLICE

Name:
Title:

Name:
Title:

ATTEST:

PENNSAUKEN TOWNSHIP POLICE

Name: Pamela Scott-Forman
Title: Clerk

Name: Tim Killion
Title: Administrator

ATTEST:

WINSLOW TOWNSHIP POLICE

Name:
Title:

Name:
Title:

ATTEST:

BOROUGH OF LINDENWOLD

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ATTEST:

CHERRY HILL TOWNSHIP POLICE

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Title:

ATTEST:

PENNSAUKEN TOWNSHIP POLICE

Name:
Title:

Name:
Title:

ATTEST:

WINSLOW TOWNSHIP POLICE

Name: Starlet Farinelli
Title: Administrative Assistant

Name: ~~Donald~~ Lemons
Title: Chief of Police

Award Letter

9/30/22 - sent to Sonia for Commissioner Mtg.

September 26, 2022

Dear Ross Angiletta,

On behalf of Attorney General Merrick B. Garland, it is my pleasure to inform you the Office of Justice Programs (OJP) has approved the application submitted by CAMDEN, COUNTY OF for an award under the funding opportunity entitled 2022 BJA FY 22 Edward Byrne Memorial Justice Assistance Grant Program - Local Solicitation. The approved award amount is $201,480.

Review the Award Instrument below carefully and familiarize yourself with all conditions and requirements before accepting your award. The Award Instrument includes the Award Offer (Award Information, Project Information, Financial Information, and Award Conditions) and Award Acceptance. For COPS Office and OVW funding the Award Offer also includes any Other Award Documents.

Please note that award requirements include not only the conditions and limitations set forth in the Award Offer, but also compliance with assurances and certifications that relate to conduct during the period of performance for the award. These requirements encompass financial, administrative, and programmatic matters, as well as other important matters (e.g., specific restrictions on use of funds). Therefore, all key staff should receive the award conditions, the assurances and certifications, and the application as approved by OJP, so that they understand the award requirements. Information on all pertinent award requirements also must be provided to any subrecipient of the award.

Should you accept the award and then fail to comply with an award requirement, DOJ will pursue appropriate remedies for non-compliance, which may include termination of the award and/or a requirement to repay award funds.

Prior to accepting the award, your Entity Administrator must assign a Financial Manager, Grant Award Administrator, and Authorized Representative(s) in the Justice Grants System (JustGrants). The Entity Administrator will need to ensure the assigned Authorized Representative(s) is current and has the legal authority to accept awards and bind the entity to the award terms and conditions. To accept the award, the Authorized Representative(s) must accept all parts of the Award Offer in the Justice Grants System (JustGrants), including by executing the required declaration and certification, within 45 days from the award date.

To access your funds, you will need to enroll in the Automated Standard Application for Payments (ASAP) system. If you haven't already completed the enrollment process in ASAP, the Entity Administrator should have already received an email from ASAP to initiate this process.

Congratulations, and we look forward to working with you.

Maureen Henneberg
Deputy Assistant Attorney General

Office for Civil Rights Notice for All Recipients

The Office for Civil Rights (OCR), Office of Justice Programs (OJP), U.S. Department of Justice (DOJ) has been delegated the responsibility for ensuring that recipients of federal financial assistance from the OJP, the Office of Community Oriented Policing Services (COPS), and the Office on Violence Against Women (OVW) are not engaged in discrimination prohibited by law. Several federal civil rights laws, such as Title VI of the Civil Rights Act of 1964 and Section 504 of the

RESOLUTION

RESOLUTION REQUESTING THE INSERTION OF A SPECIAL ITEM OF REVENUE
IN THE 2022 CAMDEN COUNTY BUDGET

WHEREAS, N.J.S. 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 or 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 2022 Budget; and

WHEREAS, said director may also approve the insertion of any item of appropriation for equal amount;

NOW, THEREFORE, BE IT RESOLVED that the Camden County Board of Commissioners 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 $201,480.00 which is now available as a revenue from the US Department of Justice, Office of Justice Programs; and

BE IT FURTHER RESOLVED that a like sum of $201,480.00 be and the same is hereby appropriated under the caption of Edward Byrne Memorial Justice Assistance Grant Program – CCED FY 2022; and

BE IT RESOLVED that the above is the result of a contract with the US Department of Justice, Office of Justice Programs.

Introduced on [illegible]
Adopted on
Certified Resolution

FY23 – Goal/Funding Use #1: Youth Leadership Orientation (COMPLETED)

1. Program Goals / Planned Funding Use
The goal was to deliver a Youth Leadership Orientation for at-risk and justice-impacted youth ages 13–17 to build confidence, communication, collaboration, and community accountability. The desired outcome was to reduce juvenile justice risk factors by providing positive structure, leadership development, and early intervention.

2. Current Status
This activity has been **completed.**

3. Progress or Barriers in the Last 6 Months
The program successfully served **80 students**, divided into small rotating groups who attended **4-hour sessions** over **three days.**

- Total cost: **$5,000**
- **$500** was paid using FY22 funds
- **$4,500** was paid using FY23 JAG funds
- Three facilitators were hired and paid **$1,666.67 each**, which equates to approximately **$555.56 per day.**

Training topics included teamwork, financial literacy, personal branding, hands-on learning, and networking. No barriers were encountered.

4. Major Activities Planned in the Next 6 Months
No additional activities are planned for this goal, as it has been fully completed.

FY23 – Goal/Funding Use #2: Camden Youth News Network (CYNN) – IN PROGRESS

1. Program Goals / Planned Funding Use
Remaining FY23 funds are being used to support the **Camden Youth News Network (CYNN)**, a prevention-based media and leadership program designed to reduce juvenile justice involvement. CYNN provides structured, skill-building sessions that keep youth engaged during high-risk hours and encourage civic participation, communication, conflict resolution, and decision-making.

FY23 funding is supporting **32 CYNN sessions**, and some funds from FY24 may be reallocated to cover facilitator costs to ensure high-quality youth engagement.

2. Current Status
This goal is **in progress.** Sessions are being scheduled, and funds are being used to secure facilitators and program materials.

3. Progress or Barriers in the Last 6 Months
Planning is underway, and participant numbers are being finalized to secure accurate facilitator quotes. The only minor barrier has been adjusting funds to ensure coverage for facilitator payments, but reallocations are being addressed as allowed.

4. Major Activities Planned in the Next 6 Months
Over the next six months, FY23 funds will support:

- Delivery of **32 CYNN leadership and prevention sessions**
- Facilitator engagement for media-based youth development
- Programming focused on communication skills, conflict resolution, and community engagement

All remaining FY23 expenditures will be tied to CYNN activities.

FY24 – Goal/Funding Use #1: Uniforms, Service Projects & Leadership Workshops (PLANNING PHASE)

1. Program Goals / Planned Funding Use
FY24 funds will support youth participation in community service projects, leadership workshops, college and career sessions, and public events. A portion of funds will be used to provide **program-branded uniforms and clothing** for youth participants.

These uniforms are essential for:

- Safety and visibility during fieldwork
- Professionalism and legitimacy when engaging partners
- Group identity and accountability
- Reducing stigma and ensuring all youth have appropriate attire
- Supporting confidence and public representation

Additional funds will support leadership and career pathway workshops.

2. Current Status
This goal is in the **planning stage.** No FY24 funds have been spent yet.

3. Progress or Barriers in the Last 6 Months

Quotes are being gathered for uniforms, and student counts are being finalized to ensure accurate ordering. Planning for workshops and service projects is underway. No major barriers have occurred.

4. Major Activities Planned in the Next 6 Months

The following activities are planned using FY24 funds:

- Purchase and distribution of uniforms/apparel for youth service and leadership events
- Leadership development workshops
- College and career readiness sessions
- Participation in structured community projects and events

R-48

SE:dh
11-13-25

RESOLUTION AUTHORIZING THE CAMDEN FIRE DEPARTMENT TO ACCEPT THE FEDERAL EMERGENCY MANAGEMENT AGENCY ("FEMA") - ASSISTANCE TO FIREFIGHTERS GRANT FROM THE U.S. DEPARTMENT OF HOMELAND SECURITY, IN THE AMOUNT OF $45,000.00 WITH A CITY MATCH OF $15,000.00 FOR A TOTAL OF $60,000.00

WHEREAS, the U.S. Department of Homeland Security's, Federal Emergency Management Agency (FEMA) has awarded the City of Camden a Grant in the amount of FORTY-FIVE THOUSAND DOLLARS ($45,000.00) for the purpose of providing a Cobra Cold Cut Skid Unit, which is a gasoline-powered tool (TPGS), the required hardware and training for Twenty-Four (24) Firefighters who will be assigned to rescue operations and maintain the unit; and

WHEREAS, the City will be required to contribute matching funds of FIFTEEN THOUSAND DOLLARS ($15,000.00); and

WHEREAS, it is in the best interest of the City to accept the Grant from FEMA; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the City is hereby authorized to accept said Grant in the amount of FORTY-FIVE THOUSAND DOLLARS ($45,000.00) from FEMA and the City will matching funds of FIFTEEN THOUSAND DOLLARS ($15,000.00) and the total amount for the unit, hardware and training will be SIXTY THOUSAND DOLLARS ($60,000.00).

BE IT FURTHER RESOLVED, that the proper officers of the City of Camden are hereby authorized to execute the necessary documents in order to accept said grant.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: OCTOBER 17, 2025

TO: City Council
FROM: **Chief Jesse M. Flax**

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing the Camden Fire Department/ City of Camden to accept funding from the **F**ederal **E**mergency **M**anagement **A**gency (**FEMA**) for the **2025 Port Security Grant** which requires a ~~25% match~~ minimum match of $15,000.

Point of Contact:	**Jesse Flax**	**Fire Department**	**(856) 757-7518**	**Jeflax@ci.camden.nj.us**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director			10/17/25	
Supporting Department Director (if necessary)				
Director of Grants Management			10/20/25	
Qualified Purchasing Agent				
Director of Finance		A.T.	10/24/25	

Approved by:
Business Administrator _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

Obligating document

1. Agreement No.	2. Amendment No.	3. Recipient No.	4. Type of Action	5. Control No.
EMW-2025-PU-05373	N/A	216000418	AWARD	WX04780N2025T

6. Recipient Name and Address	7. Issuing FEMA Office and Address	8. Payment Office and Address
CITY OF CAMDEN 520 MARKET ST CAMDEN, NJ 08102	Grant Programs Directorate 500 C Street, S.W. Washington DC, 20528-7000 1-866-927-5646	FEMA, Financial Services Branch 500 C Street, S.W., Room 723 Washington DC, 20742

9. Name of Recipient Project Officer	9a. Phone No.	10. Name of FEMA Project Coordinator	10a. Phone No.
Kelly Mobley	856-7577689	Port Security Grant Program Grant Program	1-877-585-3242

11. Effective Date of This Action	12. Method of Payment	13. Assistance Arrangement	14. Performance Period
09/27/2025	OTHER - FEMA GO	COST SHARING	09/01/2025 to 08/31/2028 **Budget Period** 09/01/2025 to 08/31/2028

15. Description of Action a. (Indicate funding data for awards or financial changes)

Program Name Abbreviation	Assistance Listing No.	Accounting Data (ACCS Code)	Prior Total Award	Amount Awarded This Action + or (-)	Current Total Award	Cumulative Non-Federal Commitment
PSGP	97.056	2025-FA-GC01 - P410-xxxx-4101-D	$0.00	$45,000.00	$45,000.00	See Totals
		Totals	$0.00	$45,000.00	$45,000.00	$15,000.00

b. To describe changes other than funding data or financial changes, attach schedule and check here:
N/A

~~**16.FOR NON-DISASTER PROGRAMS: RECIPIENT IS REQUIRED TO SIGN AND RETURN THREE (3) COPIES OF THIS DOCUMENT TO FEMA (See Block 7 for address)**~~
This field is not applicable for digitally signed grant agreements

17. RECIPIENT SIGNATORY OFFICIAL (Name and Title) Kelly Mobley	DATE 10/01/2025
18. FEMA SIGNATORY OFFICIAL (Name and Title) Stacey Street, Deputy Assistant Administrator Grant Programs Directorate	DATE 09/27/2025

Initial Report √ Revised Report ____ Closing Report ____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Fire Department

Grant Administrator: Chief Jessie Flax Grant Administrator #: 757-7518

Project Name:		EMW-2025-PU-05373 - Port Security Grant Program (PSGP)			
Grant/Funding Agency Program:		FEMA – 2025 PSGP			
Grant Federal CFDA or State GIMS Number:					
City Contract Date:			City Contract #:		
Application Resolution #:			Appropriation Code :		
Funding Source:		FEMA			
Pass Through: ***circle one***	Y or N	Source:			
Amount of Grant:		$45,000			
Local Match: ***circle one***	(Y) or N	Cash:	$15,000 (minimum)	In-Kind:	
Budget Insertion Resolution # & Date:			Accepting Grant Resolution # MC:		
Term of Grant:	9/1/25 – 8/31/28		Location of Activity:	City wide	
Date of Analysis:	10/20/25		Reviewed By:	Kelly Mobley	

Summary:

20-Oct-25: The Camden Fire Department is requesting City Council authorization to accept the FY 25 FEMA Port Security Grant Award # EMW-2025-PU-05373 in the amount of $45,000. The grant was awarded for the purpose of providing 03SR-02 TPGS Tools to include the unit and hardware. There is a minimum match requirement of $15,000 (non-federal share) upon acceptance of this grant agreement.

With this equipment 24 firefighters will be trained/assigned to rescue operations and will maintain the Cobra Cold Cut Skid Unit.

Time Lines: Performance/Budget Period: 9/1/25 – 8/31/28

Problematic Areas/Recommendations:

FEMA Port Security EMW-2025-PU-05373

Award Letter

U.S. Department of Homeland Security
Washington, D.C. 20472

FEMA

Effective date: 09/27/2025

Kelly Mobley
CITY OF CAMDEN
P O BOX 95120 ROOM 213, CITY HALL
CAMDEN, NJ 08101

EMW-2025-PU-05373

Dear Kelly Mobley,

Congratulations on behalf of the Department of Homeland Security, your application submitted for the Fiscal Year 2025 Port Security Grant Program (PSGP), has been approved in the amount of $45,000.00 in Federal funding. This award of federal assistance is executed as a Grant. As a condition of this award, you are required to contribute non-Federal funds equal to or greater than $15,000.00 for a total approved budget of $60,000.00. Please see the Fiscal Year 2025 Port Security Grant Program (PSGP) for information on how to meet this cost share requirement.

Before you request and receive any of the Federal funds awarded to you, you must establish acceptance of the award through the FEMA Grants Outcomes (FEMA GO) system. By accepting this award, you acknowledge that the terms of the following documents are incorporated into the terms of your award:

- Award Summary - included in this document
- Agreement Articles - included in this document
- Obligating Document - included in this document
- Fiscal Year 2025 Port Security Grant Program (PSGP) Notice of Funding Opportunity
- The Preparedness Grant Manual (PGM)

Please make sure you read, understand, and maintain a copy of these documents in your official file for this award.

Sincerely,

Stacey Street

Deputy Assistant Administrator
Grant Programs Directorate

Award Summary

Program: Fiscal Year 2025 Port Security Grant Program
Recipient: CITY OF CAMDEN
UEI-EFT: L5MTYJ62P314
Award number: EMW-2025-PU-05373

Summary description of award

The Port Security Grant Program provides funds to state, local, and private sector maritime partners to support increased port-wide risk management and protect critical surface transportation infrastructure from acts of terrorism, major disasters, and other emergencies.

Amount awarded table

The amount of the award is detailed in the attached Obligating Document for Award.

The following are the budgeted estimates for object classes for this award (including Federal share plus your cost share, if applicable):

Object Class	Total
Personnel	$0.00
Fringe benefits	$0.00
Travel	$0.00
Equipment	$60,000.00
Supplies	$0.00
Contractual	$0.00
Construction	$0.00
Other	$0.00
Indirect charges	$0.00
Federal	$45,000.00
Non-federal	$15,000.00
Total	$60,000.00
Program Income	$0.00

Approved scope of work

After review of your application, FEMA has approved the below scope of work. Justifications are provided for any differences between the scope of work in the original application and the approved scope of work under this award. You must submit scope or budget revision requests for FEMA's prior approval, via an amendment request, as appropriate per 2 C.F.R. § 200.308 and the FY2025 PSGP NOFO.

Changes to program income:

Below are the approved changes to program income. Justifications are provided for the differences in the original application and the approved funding under this award.

~~Personnel~~

Ineligible

DESCRIPTION

This item accounts for the backfill costs of 4 Captains to attend Fireboat Operations Training for 2 days, at a rate of $752 per day, per member.

QUANTITY	UNIT PRICE	TOTAL
4	$1,504.00	$6,016.00

BUDGET CLASS

Personnel

CHANGE FROM APPLICATION

Item marked **ineligible**

JUSTIFICATION

not funded

~~Personnel~~

Ineligible

DESCRIPTION

This item accounts for the backfill costs of 4 Battalion Chiefs to attend Fireboat Operations Training for 2 days, at a rate of $829 per day, per member.

QUANTITY	UNIT PRICE	TOTAL
4	$1,658.00	$6,632.00

BUDGET CLASS

Personnel

CHANGE FROM APPLICATION

Item marked **ineligible**

JUSTIFICATION

not funded

Program Income

$0.00

CHANGE FROM APPLICATION

Program income changed from **$0.00 to $0.00**

JUSTIFICATION

n/a

Approved request details:

Investment

~~Personnel~~

Ineligible

DESCRIPTION

This item accounts for the backfill costs of 16 Firefighters to attend FDNY Fireboat Training for 1 day, at a rate of $660 per day, per member.

QUANTITY	UNIT PRICE	TOTAL
16	$660.00	$10,560.00

BUDGET CLASS

Personnel

CHANGE FROM APPLICATION

Item marked **ineligible**

JUSTIFICATION

not funded

~~Personnel~~

Ineligible

DESCRIPTION

This item accounts for the backfill costs of 4 CFD Captains to attend FDNY Fireboat Training for 1 day, at a rate of $752 per day, per member.

QUANTITY	UNIT PRICE	TOTAL
4	$752.00	$3,008.00

BUDGET CLASS

Personnel

CHANGE FROM APPLICATION

Item marked **ineligible**

JUSTIFICATION

not funded

~~Personnel~~

Ineligible

DESCRIPTION

This item accounts for the backfill costs of 16 Firefighters to attend Fireboat Operations Training for 2 days, at a rate of $660 per day, per member

QUANTITY	UNIT PRICE	TOTAL
16	$1,320.00	$21,120.00

BUDGET CLASS

Personnel

CHANGE FROM APPLICATION

Item marked **ineligible**

JUSTIFICATION

not funded

~~Personnel~~

Ineligible

DESCRIPTION

This item accounts for the backfill costs of 4 Battalion Chiefs to attend FDNY Fireboat Training for 1 day, at a rate of $829 per day, per member.

QUANTITY	UNIT PRICE	TOTAL
4	$829.00	$3,316.00

BUDGET CLASS

Personnel

CHANGE FROM APPLICATION

Item marked **ineligible**

JUSTIFICATION

not funded

~~Contractual~~

Ineligible

DESCRIPTION

This item accounts for the curriculum and prerequisite costs for the Fireboat Operations for two days of training, at a rate of $8,000 per day.

QUANTITY	UNIT PRICE	TOTAL
2	$8,000.00	$16,000.00

BUDGET CLASS

Contractual

CHANGE FROM APPLICATION

Item marked **ineligible**

JUSTIFICATION

not funded

03SR-02-TPGS Tools, Gasoline-Powered

DESCRIPTION

The training component of this project will ensure 24 Camden Fire Department firefighters assigned to rescue operations are fully prepared to operate and maintain the Cobra Cold Cut Skid Unit. Training is included in the overall project cost of $60,000, which also covers the unit itself and all required hardware. No backfill will be required during training, minimizing additional costs and staffing impacts. The City of Camden will contribute a $15,000 cost share toward the project, with $45,000 requested through the grant program.

QUANTITY	UNIT PRICE	TOTAL
1	$60,000.00	$60,000.00

BUDGET CLASS

Equipment

~~**Contractual**~~

Ineligible

DESCRIPTION

This item accounts for the curriculum and prerequisite costs for the FDNY Simulator for one day of training.

QUANTITY	UNIT PRICE	TOTAL
1	$9,000.00	$9,000.00

BUDGET CLASS

Contractual

CHANGE FROM APPLICATION

Item marked **ineligible**

JUSTIFICATION

not funded

Of the total Federal funds, $45000.00 has been placed on hold. See the following terms in the Agreement Articles for more details:

Article number	Title	Payment hold
Article 55	Summary Description of Award	$45000.00

Agreement Articles

Program: Fiscal Year 2025 Port Security Grant Program
Recipient: CITY OF CAMDEN
UEI-EFT: L5MTYJ62P314
Award number: EMW-2025-PU-05373

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Article 1 **Assurance, Administrative Requirements, Cost Principles, Representations, and Certifications**

I. Recipients must complete either the Office of Management and Budget (OMB) Standard Form 424B Assurances – Non- Construction Programs, or OMB Standard Form 424D Assurances – Construction Programs, as applicable. Certain assurances in these documents may not be applicable to your program and the DHS financial assistance office (DHS FAO) may require applicants to certify additional assurances. Applicants are required to fill out the assurances, as instructed.

Article 2 **General Acknowledgements and Assurances**

Recipients are required to follow the applicable provisions of the Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards in effect as of the federal award date and located in Title 2, Code of Federal Regulations, Part 200 and adopted by DHS at 2 C.F.R. § 3002.10. All recipients and subrecipients must acknowledge and agree to provide DHS access to records, accounts, documents, information, facilities, and staff pursuant to 2 C.F.R. § 200.337. I. Recipients must cooperate with any DHS compliance reviews or compliance investigations. II. Recipients must give DHS access to examine and copy records, accounts, and other documents and sources of information related to the federal award and permit access to facilities and personnel. III. Recipients must submit timely, complete, and accurate reports to the appropriate DHS officials and maintain appropriate backup documentation to support the reports. IV. Recipients must comply with all other special reporting, data collection, and evaluation requirements required by law, federal regulation, Notice of Funding Opportunity, federal award specific terms and conditions, and/or DHS Component program guidance. Organization costs related to data and evaluation are allowable. The definition of data and evaluation costs is in 2 C.F.R. § 200.455(c), the full text of which is incorporated by reference. V. Recipients must complete DHS Form 3095 within 60 days of receipt of the Notice of Award for the first award under which this term applies. For further instructions and to access the form, please visit: https://www.dhs.gov/civil-rightsresources-recipients-dhs-financial-assistance.

Article 3 **Acknowledgement of Federal Funding from DHS**

Recipients must acknowledge their use of federal award funding when issuing statements, press releases, requests for proposal, bid invitations, and other documents describing projects or programs funded in whole or in part with federal award funds.

Article 4 **Activities Conducted Abroad**

Recipients must coordinate with appropriate government authorities when performing project activities outside the United States obtain all appropriate licenses, permits, or approvals.

Article 5	**Age Discrimination Act of 1975** Recipients must comply with the requirements of the Age Discrimination Act of 1975, Pub. L. No. 94-135 (codified as amended at Title 42, U.S. Code § 6101 et seq.), which prohibits discrimination on the basis of age in any program or activity receiving federal financial assistance.
Article 6	**Americans with Disabilities Act of 1990** Recipients must comply with the requirements of Titles I, II, and III of the Americans with Disabilities Act, Pub. L. No. 101-336 (1990) (codified as amended at 42 U.S.C. §§ 12101- 12213), which prohibits recipients from discriminating on the basis of disability in the operation of public entities, public and private transportation systems, places of public accommodation, and certain testing entities.
Article 7	**Best Practices for Collection and Use of Personally Identifiable Information** (1) Recipients who collect personally identifiable information (PII) as part of carrying out the scope of work under a federal award are required to have a publicly available privacy policy that describes standards on the usage and maintenance of the PII they collect. (2) Definition. DHS defines "PII" as any information that permits the identity of an individual to be directly or indirectly inferred, including any information that is linked or linkable to that individual. Recipients may also find the DHS Privacy Impact Assessments: Privacy Guidance and Privacy Template as useful resources respectively.

Article 8 **CHIPS and Science Act of 2022, Public Law 117-167 CHIPS**

(1) Recipients of DHS research and development (R&D) awards must report to the DHS Component research program office any finding or determination of sex based and sexual harassment and/or an administrative or disciplinary action taken against principal investigators or co-investigators to be completed by an authorized organizational representative (AOR) at the recipient institution. (2) Notification. An AOR must disclose the following information to agencies within 10 days of the date/the finding is made, or 10 days from when a recipient imposes an administrative action on the reported individual, whichever is sooner. Reports should include: (a) Award number, (b) Name of PI or Co-PI being reported, (c) Awardee name, (d) Awardee address, (e) AOR name, title, phone, and email address, (f) Indication of the report type: (i) Finding or determination has been made that the reported individual violated awardee policies or codes of conduct, statutes, or regulations related to sexual harassment, sexual assault, or other forms of harassment, including the date that the finding was made. (ii) Imposition of an administrative or disciplinary action by the recipient on the reporting individual related to a finding/determination or an investigation of an alleged violation of recipient policy or codes of conduct, statutes, or regulations, or other forms of harassment. (iii) The date and nature of the administrative/disciplinary action, including a basic explanation or description of the event, which should not disclose personally identifiable information regarding any complaints or individuals involved. Any description provided must be consistent with the Family Educational Rights in Privacy Act. (3) Definitions. (a) An "authorized organizational representative (AOR)" is an administrative official who, on behalf of the proposing institution, is empowered to make certifications and representations and can commit the institution to the conduct of a project that an agency is being asked to support as well as adhere to various agency policies and award requirements. (b) "Principal investigators and co-principal investigators" are award personnel supported by a grant, cooperative agreement, or contract under Federal law. (c) A "reported individual" refers to recipient personnel who have been reported to a federal agency for potential sexual harassment violations. (d) "Sex based harassment" means a form of sex discrimination and includes harassment based on sex, sex stereotypes, sex characteristics, pregnancy or related conditions, sexual orientation, and gender identity. (e) "Sexual harassment" means unwelcome sexual advances, requests for sexual favors, and other verbal or physical conduct of a sexual nature when this conduct explicitly or implicitly affects an individual's employment, unreasonably interferes with an individual's work performance, or creates an intimidating, hostile, or offensive work environment, whether such activity is carried out by a supervisor or by a co-worker, volunteer, or contractor.

Article 9 **Civil Rights Act of 1964 – Title VI**

Recipients must comply with the requirements of Title VI of the Civil Rights Act of 1964, Pub. L. No. 88-352 (codified as amended at 42 U.S.C. § 2000d et seq.), which provides that no person in the United States will, on the grounds of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving federal financial assistance. DHS implementing regulations for the Act are found at 6 C.F.R. Part 21. Recipients of a federal award from the Federal Emergency Management Agency (FEMA) must also comply with FEMA's implementing regulations at 44 C.F.R. Part 7.

Article 10 **Civil Rights Act of 1968**

Recipients must comply with Title VIII of the Civil Rights Act of 1968, Pub. L. No. 90284 (codified as amended at 42 U.S.C. § 3601 et seq.) which prohibits recipients from discriminating in the sale, rental, financing, and advertising of dwellings, or in the provision of services in connection. therewith, on the basis of race, color, national origin, religion, disability, familial status, and sex, as implemented by the U.S. Department of Housing and Urban Development at 24 C.F.R. Part 100. The prohibition on disability discrimination includes the requirement that new multifamily housing with four or more dwelling units—i.e., the public and common use areas and individual apartment units (all units in buildings with elevators and ground-floor units in buildings without elevators)—be designed and constructed with certain accessible features. (See 24 C.F.R. Part 100, Subpart D.)

Article 11 **Communication and Cooperation with the Department of Homeland Security and Immigration Officials**

(1) All recipients and other recipients of funds under this award must agree that they will comply with the following requirements related to coordination and cooperation with the Department of Homeland Security and immigration officials: (a) They must comply with the requirements of 8 U.S.C. §§ 1373 and 1644. These statutes prohibit restrictions on information sharing by state and local government entities with DHS regarding the citizenship or immigration status, lawful or unlawful, of any individual. Additionally, 8 U.S.C. § 1373 prohibits any person or agency from prohibiting, or in any way restricting, a Federal, State, or local government entity from doing any of the following with respect to information regarding the immigration status of any individual: 1) sending such information to, or requesting or receiving such information from, Federal immigration officials; 2) maintaining such information; or 3) exchanging such information with any other Federal, State, or local government entity; (b) They must comply with other relevant laws related to immigration, including prohibitions on encouraging or inducing an alien to come to, enter, or reside in the United States in violation of law, 8 U.S.C. § 1324(a)(1)(A)(iv), prohibitions on transporting or moving illegal aliens, 8 U.S.C. § 1324(a)(1)(A)(ii), prohibitions on harboring, concealing, or shielding from detection illegal aliens, 8 U.S.C. § 1324(a)(1)(A)(iii), and any applicable conspiracy, aiding or abetting, or attempt liability regarding these statutes; (c) That they will honor requests for cooperation, such as participation in joint operations, sharing of information, or requests for short term detention of an alien pursuant to a valid detainer. A jurisdiction does not fail to comply with this requirement merely because it lacks the necessary resources to assist in a particular instance; (d) That they will provide access to detainees, such as when an immigration officer seeks to interview a person who might be a removable alien; and (e) That they will not leak or otherwise publicize the existence of an immigration enforcement operation. (2) The recipient must certify under penalty of perjury pursuant to 28 U.S.C. § 1746 and using a form that is acceptable to DHS, that it will comply with the requirements of this term. Additionally, the recipient agrees that it will require any subrecipients or contractors to certify in the same manner that they will comply with this term prior to providing them with any funding under this award. (3) The recipient agrees that compliance with this term is material to the Government's decision to make or continue with this award and that the Department of homeland Security may terminate this grant, or take any other allowable enforcement action, if the recipient fails to comply with this term.

Article 12 **Copyright**

Recipients must affix the applicable copyright notices of 17 U.S.C. §§ 401 or 402 to any work first produced under federal awards and also include an acknowledgement that the work was produced under a federal award (including the federal award number and federal awarding agency). As detailed in 2 C.F.R. § 200.315, a federal awarding agency reserves a royalty-free, nonexclusive, and irrevocable right to reproduce, publish, or otherwise use the work for federal purposes and to authorize others to do so.

Article 13 **Debarment and Suspension**

Recipients must comply with the non-procurement debarment and suspension regulations implementing Executive Orders 12549 and 12689 set forth at 2 C.F.R. Part 180 as implemented by DHS at 2 C.F.R. Part 3000. These regulations prohibit recipients from entering into covered transactions (such as subawards and contracts) with certain parties that are debarred, suspended, or otherwise excluded from or ineligible for participation in federal assistance programs or activities.

Article 14 **Drug-Free Workplace Regulations**

Recipients must comply with drug-free workplace requirements in Subpart B (or Subpart C, if the recipient is an individual) of 2 C.F.R. Part 3001, which adopts the Government- wide implementation (2 C.F.R. Part 182) of the Drug-Free Workplace Act of 1988 (41 U.S.C. §§ 8101-8106).

Article 15 **Duplicative Costs**

Recipients are prohibited from charging any cost to this federal award that will be included as a cost or used to meet cost sharing requirements of any other federal award in either the current or a prior budget period. See 2 C.F.R. § 200.403(f). However, recipients may shift costs that are allowable under two or more federal awards where otherwise permitted by federal statutes, regulations, or the federal award terms and conditions.

Article 16 **Education Amendments of 1972 (Equal Opportunity in Education Act) – Title IX**

Recipients must comply with the requirements of Title IX of the Education Amendments of 1972, Pub. L. No. 92-318 (codified as amended at 20 U.S.C. § 1681 et seq.), which provide that no person in the United States will, on the basis of sex, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any educational program or activity receiving federal financial assistance. DHS implementing regulations are codified at 6 C.F.R. Part 17. Recipients of a federal award from the Federal Emergency Management Agency (FEMA) must also comply with FEMA's implementing regulations at 44 C.F.R. Part 19.

Article 17 **Energy Policy and Conservation Act**

Recipients must comply with the requirements of the Energy Policy and Conservation Act, Pub. L. No. 94-163 (1975) (codified as amended at 42 U.S.C. § 6201 et seq.), which contain policies relating to energy efficiency that are defined in the state energy conservation plan issued in compliance with this Act.

Article 18 **Equal Treatment of Faith-Based Organizations**

It is DHS policy to ensure the equal treatment of faith-based organizations in social service programs administered or supported by DHS or its component agencies, enabling those organizations to participate in providing important social services to beneficiaries. Recipients must comply with the equal treatment policies and requirements contained in 6 C.F.R. Part 19 and other applicable statutes, regulations, and guidance governing the participations of faith-based organizations in individual DHS programs.

Article 19 **Anti-Discrimination**

Recipients must comply with all applicable Federal anti-discrimination laws material to the government's payment decisions for purposes of 31 U.S.C. § 372(b)(4). (1) Definitions. As used in this clause – (a) DEI means "diversity, equity, and inclusion." (b) DEIA means "diversity, equity, inclusion, and accessibility." (c) Discriminatory equity ideology has the meaning set forth in Section 2(b) of Executive Order 14190 of January 29, 2025. (d) Federal anti-discrimination laws mean Federal civil rights law that protect individual Americans from discrimination on the basis of race, color, sex, religion, and national origin. (e) Illegal immigrant means any alien, as defined in 8 U.S.C. § 1101(a)(3), who has no lawful immigration status in the United States.(2) Grant award certification. (a) By accepting the grant award, recipients are certifying that: (i) They do not, and will not during the term of this financial assistance award, operate any programs that advance or promote DEI, DEIA, or discriminatory equity ideology in violation of Federal anti-discrimination laws; and (ii) They do not engage in and will not during the term of this award engage in, a discriminatory prohibited boycott. (iii) They do not, and will not during the term of this award, operate any program that benefits illegal immigrants or incentivizes illegal immigration. (3) DHS reserves the right to suspend payments in whole or in part and/or terminate financial assistance awards if the Secretary of Homeland Security or her designee determines that the recipient has violated any provision of subsection (2). (4) Upon suspension or termination under subsection (3), all funds received by the recipient shall be deemed to be in excess of the amount that the recipient is determined to be entitled to under the Federal award for purposes of 2 C.F.R. § 200.346. As such, all amounts received will constitute a debt to the Federal Government that may be pursued to the maximum extent permitted by law.

Article 20 **False Claims Act and Program Fraud Civil Remedies**

Recipients must comply with the requirements of the False Claims Act, 31 U.S.C. §§ 3729- 3733, which prohibit the submission of false or fraudulent claims for payment to the Federal Government. (See 31 U.S.C. §§ 3801-3812, which details the administrative remedies for false claims and statements made.)

Article 21	**Federal Debt Status** All recipients are required to be non-delinquent in their repayment of any federal debt. Examples of relevant debt include delinquent payroll and other taxes, audit disallowances, and benefit overpayments. See OMB Circular A-129.
Article 22	**Federal Leadership on Reducing Text Messaging while Driving** Recipients are encouraged to adopt and enforce policies that ban text messaging while driving recipient-owned, recipient-rented, or privately owned vehicles when on official government business or when performing any work for or on behalf of the Federal Government. Recipients are also encouraged to conduct the initiatives of the type described in Section 3(a) of Executive Order 13513.
Article 23	**Fly America Act of 1974** Recipients must comply with Preference for U.S. Flag Air Carriers (a list of certified air carriers can be found at: Certificated Air Carriers List | US Department of Transportation, https://www.transportation.gov/policy/aviation-policy/certificated-aircarriers-list)for international air transportation of people and property to the extent that such service is available, in accordance with the International Air Transportation Fair Competitive Practices Act of 1974, 49 U.S.C. § 40118, and the interpretative guidelines issued by the Comptroller General of the United States in the March 31, 1981, amendment to Comptroller General Decision B-138942.
Article 24	**Hotel and Motel Fire Safety Act of 1990** Recipients must ensure that all conference, meeting, convention, or training space funded entirely or in part by federal award funds complies with the fire prevention and control guidelines of Section 6 of the Hotel and Motel Fire Safety Act of 1990, 15 U.S.C. § 2225a.
Article 25	**John S. McCain National Defense Authorization Act of Fiscal Year 2019** Recipients, subrecipients, and their contractors and subcontractors are subject to the prohibitions described in section 889 of the John S. McCain National Defense Authorization Act for Fiscal Year 2019, Pub. L. No. 115-232 (2018) and 2 C.F.R. §§ 200.216, 200.327, 200.471, and Appendix II to 2 C.F.R. Part 200. The statute – as it applies to DHS recipients, subrecipients, and their contractors and subcontractors – prohibits obligating or expending federal award funds on certain telecommunications and video surveillance products and contracting with certain entities for national security reasons.

Article 26 **Limited English Proficiency (Civil Rights Act of 1964, Title VI)**

Recipients must comply with Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d et seq.) prohibition against discrimination on the basis of national origin, which requires that recipients of federal financial assistance take reasonable steps to provide meaningful access to persons with limited English proficiency (LEP) to their programs and services. For additional assistance and information regarding language access obligations, please refer to the DHS Recipient Guidance: https://www.dhs.gov/guidance-published-help- department-supported-organizationsprovide-meaningful-access-people-limited and additional resources on http://www.lep.gov.

Article 27 **Lobbying Prohibitions**

Recipients must comply with 31 U.S.C. § 1352 and 6 C.F.R. Part 9, which provide that none of the funds provided under a federal award may be expended by the recipient to pay any person to influence, or attempt to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with any federal action related to a federal award or contract, including any extension, continuation, renewal, amendment, or modification. Per 6 C.F.R. Part 9, recipients must file a lobbying certification form as described in Appendix A to 6 C.F.R. Part 9 or available on Grants.gov as the Grants.gov Lobbying Form and file a lobbying disclosure form as described in Appendix B to 6 C.F.R. Part 9 or available on Grants.gov as the Disclosure of Lobbying Activities (SF-LLL).

Article 28 **National Environmental Policy Act**

Recipients must comply with the requirements of the National Environmental Policy Act of 1969, Pub. L. No. 91-190 (1970) (codified as amended at 42 U.S.C. § 4321 et seq.) (NEPA) and the Council on Environmental Quality (CEQ) Regulations for Implementing the Procedural Provisions of NEPA, which require recipients to use all practicable means within their authority, and consistent with other essential considerations of national policy, to create and maintain conditions under which people and nature can exist in productive harmony and fulfill the social, economic, and other needs of present and future generations of Americans.

Article 29 **National Security Presidential Memorandum-33 (NSPM-33) and provisions of the CHIPS and Science Act of 2022, Pub. L. 117-167, Section 10254**

(1) Recipient research institutions ("covered institutions") must comply with the requirements in NSPM-33 and provisions of Pub. L.117-167, Section 10254 (codified at 42 U.S.C. § 18951) certifying that the institution has established and operates a research security program that includes elements relating to: (a) cybersecurity; (b) foreign travel security; (c) research security training; and (d) export control training, as appropriate. (2) Definition. "Covered institutions" means recipient research institutions receiving federal Research and Development (R&D) science and engineering support "in excess of $50 million per year."

Article 30 **Non-Supplanting Requirement**

Recipients of federal awards under programs that prohibit supplanting by law must ensure that federal funds supplement but do not supplant non-federal funds that, in the absence of such federal funds, would otherwise have been made available for the same purpose.

Article 31 **Notice of Funding Opportunity Requirements**

All the instructions, guidance, limitations, scope of work, and other conditions set forth in the Notice of Funding Opportunity (NOFO) for this federal award are incorporated by reference. All recipients must comply with any such requirements set forth in the NOFO. If a condition of the NOFO is inconsistent with these terms and conditions and any such terms of the federal award, the condition in the NOFO shall be invalid to the extent of the inconsistency. The remainder of that condition and all other conditions set forth in the NOFO shall remain in effect.

Article 32 **Patents and Intellectual Property Rights**

Recipients are subject to the Bayh-Dole Act, 35 U.S.C. § 200 et seq. and applicable regulations governing inventions and patents, including the regulations issued by the Department of Commerce at 37 C.F.R. Part 401 (Rights to Inventions Made by Nonprofit Organizations and Small Business Firms under Government Awards, Contracts, and Cooperative Agreements) and the standard patent rights clause set forth at 37 C.F.R. § 401.14.

Article 33 **Presidential Executive Orders**

Recipients must comply with the requirements of Presidential Executive Orders related to grants (also known as federal assistance and financial assistance), the full text of which are incorporated by reference.

Article 34 **Procurement of Recovered Materials**

States, political subdivisions of states, and their contractors must comply with Section 6002 of the Solid Waste Disposal Act, Pub. L. No. 89-272 (1965) (codified as amended by the Resource Conservation and Recovery Act at 42 U.S.C. § 6962) and 2 C.F.R. § 200.323. The requirements of Section 6002 include procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 C.F.R. Part 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition.

Article 35 **Rehabilitation Act of 1973**

Recipients must comply with the requirements of Section 504 of the Rehabilitation Act of 1973, Pub. L. No. 93-112 (codified as amended at 29 U.S.C. § 794), which provides that no otherwise qualified handicapped individuals in the United States will, solely by reason of the handicap, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving federal financial assistance.

Article 36 **Reporting Recipient Integrity and Performance Matters**

If the total value of any currently active grants, cooperative agreements, and procurement contracts from all federal awarding agencies exceeds $10,000,000 for any period of time during the period of performance of the federal award, then the recipient must comply with the requirements set forth in the government-wide federal award term and condition for Recipient Integrity and Performance Matters is in 2 C.F.R. Part 200, Appendix XII, the full text of which is incorporated by reference.

Article 37 **Reporting Subawards and Executive Compensation**

For federal awards that total or exceed $30,000, recipients are required to comply with the requirements set forth in the government-wide federal award term and condition on Reporting Subawards and Executive Compensation set forth at 2 C.F.R. Part 170, Appendix A, the full text of which is incorporated by reference.

Article 38 **Required Use of American Iron, Steel, Manufactured Products, and Construction Materials**

(1) Recipients of a federal award from a financial assistance program that provides funding for infrastructure are hereby notified that none of the funds provided under this federal award may be used for a project for infrastructure unless: (a) all iron and steel used in the project are produced in the United States—this means all manufacturing processes, from the initial melting stage through the application of coatings, occurred in the United States; (b) all manufactured products used in the project are produced in the United States—this means the manufactured product was manufactured in the United States; and the cost of the components of the manufactured product that are mined, produced, or manufactured in the United States is greater than 55 percent of the total cost of all components of the manufactured product, unless another standard for determining the minimum amount of domestic content of the manufactured product has been established under applicable law or regulation; and (c) all construction materials are manufactured in the United States—this means that all manufacturing processes for the construction material occurred in the United States. (2) The Buy America preference only applies to articles, materials, and supplies that are consumed in, incorporated into, or affixed to an infrastructure project. As such, it does not apply to tools, equipment, and supplies, such as temporary scaffolding, brought to the construction site and removed at or before the completion of the infrastructure project. Nor does a Buy America preference apply to equipment and furnishings, such as movable chairs, desks, and portable computer equipment, that are used at or within the finished infrastructure project but are not an integral part of the structure or permanently affixed to the infrastructure project. (3) Waivers When necessary, recipients may apply for, and the agency may grant, a waiver from these requirements. The agency should notify the recipient for information on the process for requesting a waiver from these requirements. (a) When the Federal agency has determined that one of the following exceptions applies, the federal awarding official may waive the application of the domestic content procurement preference in any case in which the agency determines that: (i) applying the domestic content procurement preference would be inconsistent with the public interest; (ii) the types of iron, steel, manufactured products, or construction materials are not produced in the United States in sufficient and reasonably available quantities or of a satisfactory quality; or (iii) the inclusion of iron, steel, manufactured products, or construction materials produced in the United States will increase the cost of the overall project by more than 25 percent. (b) A request to waive the application of the domestic content procurement preference must be in writing. The agency will provide instructions on the format, contents, and supporting materials required for any waiver request. Waiver requests are subject to public comment periods of no less than 15 days and must be reviewed by the Made in America Office. (c) There may be instances where a federal award qualifies, in whole or in part, for an existing waiver described at "Buy America" Preference in FEMA Financial Assistance Programs for Infrastructure | FEMA.gov. (4) Definitions. The definitions applicable to this term are set forth at 2 C.F.R. § 184.3, the full text of which is incorporated by reference.

Article 39 **SAFECOM**

Recipients receiving federal awards made under programs that provide emergency communication equipment and its related activities must comply with the SAFECOM Guidance for Emergency Communication Grants, including provisions on technical standards that ensure and enhance interoperable communications. The SAFECOM Guidance is updated annually and can be found at Funding and Sustainment | CISA.

Article 40 **Subrecipient Monitoring and Management**

Pass-through entities must comply with the requirements for subrecipient monitoring and management as set forth in 2 C.F.R. §§ 200.331-333.

Article 41 **System for Award Management and Unique Entity Identifier Requirements**

Recipients are required to comply with the requirements set forth in the governmentwide federal award term and condition regarding the System for Award Management and Unique Entity Identifier Requirements in 2 C.F.R. Part 25, Appendix A, the full text of which is incorporated reference.

Article 42 **Termination of a Federal Award**

(1) By DHS. DHS may terminate a federal award, in whole or in part, for the following reasons: (a) If the recipient fails to comply with the terms and conditions of the federal award; (b) With the consent of the recipient, in which case the parties must agree upon the termination conditions, including the effective date, and in the case of partial termination, the portion to be terminated; or (c) Pursuant to the terms and conditions of the federal award, including, to the extent authorized by law, if the federal award no longer effectuates the program goals or agency priorities. (3) By the Recipient. The recipient may terminate the federal award, in whole or in part, by sending written notification to DHS stating the reasons for such termination, the effective date, and in the case of partial termination, the portion to be terminated. However, if DHS determines that the remaining portion of the federal award will not accomplish the purposes for which the federal award was made, DHS may terminate the federal award in its entirety. (4) Notice. Either party will provide written notice of intent to terminate for any reason to the other party no less than 30 calendar days prior to the effective date of the termination. (5) Compliance with Closeout Requirements for Terminated Awards. The recipient must continue to comply with closeout requirements in 2 C.F.R. §§ 200.344200.345 after an award is terminated.

Article 43 **Terrorist Financing**

Recipients must comply with Executive Order 13224 and applicable statutory prohibitions on transactions with, and the provisions of resources and support to, individuals and organizations associated with terrorism. Recipients are legally responsible for ensuring compliance with the Executive Order and laws.

Article 44	**Trafficking Victims Protection Act of 2000(TVPA)** Recipients must comply with the requirements of the government-wide federal award term and condition which implements Trafficking Victims Protection Act of 2000, Pub. L. No. 106-386, § 106 (codified as amended at 22 U.S.C. § 7104). The federal award term and condition is in 2 C.F.R. § 175.105, the full text of which is incorporated by reference.
Article 45	**Uniting and Strengthening America by Providing Appropriate Tools Required to Intercept and Obstruct Terrorism (USA PATRIOT) Act of 2001, Pub. L. 107-56** Recipients must comply with the requirements of Pub. L. 107-56, Section 817 of the USA PATRIOT Act, which amends 18 U.S.C. §§ 175–175c.
Article 46	**Use of DHS Seal, Logo and Flags** Recipients must obtain written permission from DHS prior to using the DHS seals, logos, crests, or reproductions of flags, or likenesses of DHS agency officials. This includes use of DHS component (e.g., FEMA, CISA, etc.) seals, logos, crests, or reproductions of flags, or likenesses of component officials.
Article 47	**Whistleblower Protection Act** Recipients must comply with the statutory requirements for whistleblower protections in 10 U.S.C § 470141 U.S.C. § 4712.

Article 48 **Environmental Planning and Historic Preservation (EHP) Review**

DHS/FEMA funded activities that could have an impact on the environment are subject to the FEMA EHP review process. This review does not address all federal, state, and local requirements. Acceptance of federal funding requires the recipient to comply with all federal, state, and local laws. DHS/FEMA is required to consider the potential impacts to natural and cultural resources of all projects funded by DHS/FEMA grant funds, through its EHP review process, as mandated by: the National Environmental Policy Act; Endangered Species Act; National Historic Preservation Act of 1966, as amended; Clean Water Act; Clean Air Act; National Flood Insurance Program regulations; and any other applicable laws, regulations and executive orders. General guidance for FEMA's EHP process is available on the DHS/FEMA Website. Specific applicant guidance on how to submit information for EHP review depends on the individual grant program. Applicants should contact their grant Program Officer to be put into contact with EHP staff responsible for assisting their specific grant program. The FEMA EHP review process must be completed before funds are released to carry out the proposed project, otherwise, DHS/FEMA may not be able to fund the project due to noncompliance with EHP laws, executive orders, regulations, and policies. DHS/FEMA may also need to perform a project closeout review to ensure the applicant complied with all required EHP conditions identified in the initial review. If ground disturbing activities occur during construction, the applicant will monitor the ground disturbance, and if any potential archaeological resources are discovered, the applicant will immediately cease work in that area and notify the pass-through entity, if applicable, and DHS/FEMA. EO 11988, Floodplain Management, and EO 11990, Protection of Wetlands, require that all federal actions in or affecting the floodplain or wetlands be reviewed for opportunities to relocate, and be evaluated for social, economic, historical, environmental, legal, and safety considerations. FEMA's regulations at 44 C.F.R. Part 9 implement the EOs and require an eight-step review process if a proposed action is in a floodplain or wetland or has the potential to affect or be affected by a floodplain or wetland. The regulation also requires that the federal agency provide public notice of the proposed action at the earliest possible time to provide the opportunity for public involvement in the decision-making process (44 C.F.R. § 9.8). Where there is no opportunity to relocate the federal action, FEMA is required to undertake a detailed review to determine what measures can be taken to minimize future damages to the floodplain or wetland.

Article 49 **Applicability of DHS Standard Terms and Conditions to Tribal Nations**

The DHS Standard Terms and Conditions are a restatement of general requirements imposed upon recipients and flow down to sub-recipients as a matter of law, regulation, or executive order. If the requirement does not apply to Tribal Nations, or there is a federal law or regulation exempting its application to Tribal Nations, then the acceptance by Tribal Nations, or acquiescence to DHS Standard Terms and Conditions does not change or alter its inapplicability to a Tribal Nation. The execution of grant documents is not intended to change, alter, amend, or impose additional liability or responsibility upon the Tribal Nations where it does not already exist.

Article 50 **Acceptance of Post Award Changes**

In the event FEMA determines that an error in the award package has been made, or if an administrative change must be made to the award package, recipients will be notified of the change in writing. Once the notification has been made, any subsequent requests for funds will indicate recipient acceptance of the changes to the award. Please email FEMA Grant Management Operations at: ASK-GMD@fema.dhs.gov for any questions.

Article 51 **Disposition of Equipment Acquired Under the Federal Award**

When original or replacement equipment acquired under this award is no longer needed for the original project or program or for other activities currently or previously supported by a federal awarding agency, the non-state recipient or subrecipient (including subrecipients of a State or Tribal Nation), must request instructions from FEMA to make proper disposition of the equipment pursuant to 2 C.F.R. section 200.313(e). State recipients must follow the disposition requirements in accordance with State laws and procedures. 2 C.F.R. section 200.313(b). Tribal Nations must follow the disposition requirements in accordance with Tribal laws and procedures noted in 2 C.F.R. section 200.313(b); and if such laws and procedures do not exist, then Tribal Nations must follow the disposition instructions in 2 C.F.R. section 200.313(e).

Article 52 **Prior Approval for Modification of Approved Budget**

Before making any change to the FEMA approved budget for this award, a written request must be submitted and approved by FEMA as required by 2 C.F.R. section 200.308. For purposes of non-construction projects, FEMA is utilizing its discretion to impose an additional restriction under 2 C.F.R. section 200.308(i) regarding the transfer of funds among direct cost categories, programs, functions, or activities. For awards with an approved budget where the federal share is greater than the simplified acquisition threshold (currently $250,000) and where the cumulative amount of such transfers exceeds or is expected to exceed ten percent (10%) of the total budget FEMA last approved, transferring funds among direct cost categories, programs, functions, or activities is unallowable without prior written approval from FEMA. For purposes of awards that support both construction and non-construction work, 2 C.F.R. section 200.308((f)(9) requires the recipient to obtain prior written approval from FEMA before making any fund or budget transfers between the two types of work. Any deviations from a FEMA approved budget must be reported in the first Federal Financial Report (SF-425) that is submitted following any budget deviation, regardless of whether the budget deviation requires prior written approval.

Article 53 **Indirect Cost Rate**

2 C.F.R. section 200.211(b)(16) requires the terms of the award to include the indirect cost rate for the federal award. If applicable, the indirect cost rate for the award is stated in the budget documents or other materials approved by FEMA and included in the award file.

Article 54 **Build America, Buy America Act (BABAA) Required Contract Provision & Self-Certification**

In addition to the DHS Standard Terms & Conditions regarding Required Use of American Iron, Steel, Manufactured Products, and Construction Materials, recipients and subrecipients of FEMA financial assistance for programs that are subject to BABAA must include a Buy America preference contract provision as noted in 2 C.F.R. section 184.4 and a self-certification as required by the FEMA Buy America Preference in FEMA Financial Assistance Programs for Infrastructure (FEMA Interim Policy #207-22-0001). This requirement applies to all subawards, contracts, and purchase orders for work performed, or products supplied under the FEMA award subject to BABAA.

Article 55 **Summary Description of Award**

The terms of the approved Investment Justification(s) and Budget Detail Worksheet(s) submitted by the recipient at any time before or after the award date are incorporated into the terms of this Federal award, subject to the additional description and limitations stated in this Agreement Article and subsequent reviews by FEMA. Post-award documents uploaded into FEMA GO for this award will be incorporated into the terms and conditions of this award, subject to any limitations stated in subsequent reviews by FEMA. All projects must receive approval from FEMA prior to commencing.

Article 56 **PSGP Performance Goal**

In addition to the Performance Progress Report (PPR) submission requirements outlined in the Preparedness Grants Manual, recipients must demonstrate how the grant-funded project addressed the capability gaps identified in their vulnerability assessment or other relevant documentation or sustains existing capabilities per the FEMA-approved Investment Justification. The capability gap reduction or capability sustainment must be addressed in the PPR.

Article 57 **Compliance with Federal Immigration Law**

1. Prohibition a. The state, territorial, or local government recipient is prohibited from being designated by the Department of Homeland Security or Department of Justice as a sanctuary jurisdiction. If the Department of Homeland Security or Department of Justice designates the state, territory, or local government as a sanctuary jurisdiction after the Department of Homeland Security has made the grant award, the state, territorial, or local government recipient is prohibited from making any financial obligations under the grant award on or after the date of designation until the Department of Homeland Security or Department of Justice removes that designation. The Department of Homeland Security will suspend the grant award and not make payments to the state, local, or territorial recipient on or after the date of designation until the Department of Homeland Security or Department of Justice removes that designation. b. The state, local, or territorial recipient is prohibited from making subawards to a state, local, or territorial government that the Department of Homeland Security or Department of Justice has designated as sanctuary jurisdiction. If the Department of Homeland Security or Department of Justice designates a state, local, or territorial government as a sanctuary jurisdiction after the recipient makes a subaward, the recipient must suspend the subaward, the recipient must not make any additional payments to the subrecipient, and the subrecipient is prohibited from making any financial obligations under the subaward on and after the date of designation until the Department of Homeland Security or Department of Justice removes that designation. c. The Department of Homeland Security designates a state, local, or territorial government as a sanctuary jurisdiction if it fails to comply with the requirements set forth in paragraphs 2.a.i to v of this term and condition. 2. Certification a. The state, territorial, or local government recipient and all state, territorial, and local government subrecipients must certify under penalty of perjury pursuant to 28 U.S.C. § 1746, and using a form that is acceptable to the Department of Homeland Security, that they will comply with the following requirements related to coordination and cooperation with the Department of Homeland Security and immigration officials: i. They will comply with the requirements of 8 U.S.C. §§ 1373 and 1644. These statutes prohibit restrictions on information sharing by state and local government entities with the Department of Homeland Security regarding the citizenship or immigration status, lawful or unlawful, of any individual. Additionally, 8 U.S.C. § 1373 prohibits any person or agency from prohibiting, or in any way restricting, a Federal, state, or local government entity from doing any of the following with respect to information regarding the immigration status of any individual: (1) sending such information to, or requesting or receiving such information from, Federal immigration officials; (2) maintaining such information; or (3) exchanging such information with any other federal, state, or local government entity. ii. They will comply with other relevant laws related to immigration, including prohibitions on encouraging or inducing an alien to come to, enter, or reside in the United States in violation of law, 8 U.S.C. § 1324(a)(1)(A)(iv), prohibitions on transporting or moving illegal aliens, 8 U.S.C. § 1324(a)(1)(A)(ii), prohibitions on harboring, concealing, or shielding from detection illegal aliens, 8 U.S.C. § 1324(a)(1)(A)(iii), and any applicable conspiracy, aiding or abetting, or attempt liability regarding these statutes. iii. They will honor

requests for cooperation, such as participating in joint operations, sharing of information, or requests for short term detention of an alien pursuant to a valid detainer. A jurisdiction does not fail to comply with this requirement merely because it lacks the necessary resources to assist in a particular instance. iv. They will provide access to detainees, such as when an immigration officer seeks to interview a person who might be a removable alien. v. They will not leak or otherwise publicize the existence of an immigration enforcement operation. b. The state, local, or territorial recipient must require a state, local, or territorial subrecipient to make the certification above before providing them with any funding under the subaward. 3. Materiality and Remedies for Noncompliance This term and condition is material to the Department of Homeland Security's decision to make this grant award and the Department of Homeland Security may take any remedy for noncompliance, including termination, if the state, territorial, or local government recipient or any state, territorial, or local government subrecipient fails to comply with this term and condition.

Article 58 **Non-Applicability of Specific Terms and Agreement Articles**

Notwithstanding their inclusion in this award package, the following terms and Agreement Articles do not apply to this grant award: (1) paragraph C.IX (Communication and Cooperation with the Department of Homeland Security and Immigration Officials) of the DHS Standard Terms and Conditions and the Agreement Article titled "Communication and Cooperation with the Department of Homeland Security and Immigration Officials" in this award package; and (2) paragraph C.XVII(2)(a)(iii) (Anti-Discrimination Grant Award Certification regarding immigration) of the DHS Standard Terms and Conditions and paragraph (2)(a)(iii) of the Agreement Article titled "Anti-Discrimination" in this award package.

Article 59 **Impact of San Francisco v. Trump Preliminary Injunction**

Pursuant to the preliminary injunction order issued on August 22, 2025, in City and County of San Francisco, et al. v. Trump, et al., No. 3:25-cv-01350 (N.D. Cal.), the following terms and conditions do not apply to awards or subawards issued to any of the plaintiffs subject to the preliminary injunction order while the order remains in effect: (1) paragraph C.IX (Communication and Cooperation with the Department of Homeland Security and Immigration Officials) of the DHS Standard Terms and Conditions and the Agreement Article titled "Communication and Cooperation with the Department of Homeland Security and Immigration Officials" in this award package; (2) paragraph C.XVII(2)(a)(iii) (Anti-Discrimination Grant Award Certification regarding immigration) of the DHS Standard Terms and Conditions and paragraph (2)(a)(iii) of the Agreement Article titled "Anti-Discrimination" in this award package; and (3) the "Compliance with Federal Immigration Law" Agreement Article. If the preliminary injunction is stayed, vacated, or extinguished, the "Compliance with Federal Immigration Law" Agreement Article will immediately become effective.

Article 60 **Impact of State of Illinois v. FEMA Injunction**

Pursuant to the memorandum and order issued on September 24, 2025, in State of Illinois, et al. v. Federal Emergency Management Agency, et. al, No. 25-206 (D. R.I.), the following terms and conditions do not apply to awards or subawards issued to any of the plaintiffs subject to the injunction order while the order remains in effect: (1) paragraph C.IX (Communication and Cooperation with the Department of Homeland Security and Immigration Officials) of the DHS Standard Terms and Conditions and the Agreement Article titled "Communication and Cooperation with the Department of Homeland Security and Immigration Officials" in this award package; (2) paragraph C.XVII(2)(a)(iii) (Anti-Discrimination Grant Award Certification regarding immigration) of the DHS Standard Terms and Conditions and paragraph (2)(a)(iii) of the Agreement Article titled "Anti-Discrimination" in this award package; and (3) the "Compliance with Federal Immigration Law" Agreement Article. If the injunction is stayed, vacated, or extinguished, the "Compliance with Federal Immigration Law" Agreement Article will immediately become effective.

Article 61 **Non-Applicability of Specific Agreement Articles**

Notwithstanding its inclusion in this award package, the following Agreement Article does not apply to this grant award: 1. Termination of a Federal Award. This provision is consistent with any terms of the Notice of Funding Opportunity that state Paragraph C.XL (Termination of a Federal Award) of the FY 2025 DHS Standard Terms and Conditions does not apply to this award. Refer to the Notice of Funding Opportunity for the terms governing award termination.

Article 62 **Funding Hold: Detailed Cost Breakdown & Justification Required**

FEMA has placed a funding hold on this award, and $45,000.00 is on hold in the FEMA financial systems. The recipient is prohibited from obligating, expending, or drawing down the funds associated with the following investments/projects. Investment/project - Camden Fire Department - Cobra Cold Cut Equipment To release the funding hold, the recipient must provide a detailed cost breakdown and justification for the investments/projects listed above. FEMA will rescind the funding hold upon its review and approval of the detailed cost breakdown and justification. If you believe this funding hold was placed in error, please contact the relevant Program Analyst or Preparedness Officer or Grants Management Specialist.

R-49

AV:dh
11-13-25

RESOLUTION AUTHORIZING THE PURCHASE OF A FERRARA INFERNO WALK-IN HEAVY RESCUE FIRE APPARATUS FROM FF1 APPARATUS, LLC VIA A NATIONAL COOPERATIVE

WHEREAS, there exists a need to purchase a Ferrara Inferno Walk-in Heavy Rescue Fire Apparatus to replace an out of service rescue apparatus through Sourcewell National Cooperative Purchasing Agreement #113021-RVG-2; and

WHEREAS, N.J.S.A. 52:34-6.2(b)(3) authorizes municipalities to participate into nationally-recognized cooperative purchasing agreements for the procurement of goods and services, provided that the contracting unit determines that such participation will result in cost savings after consideration of all factors, including price, service, materials, and delivery; and

WHEREAS, the Purchasing Agent has determined that the purchase of a Ferrara Inferno Walk-in Heavy Rescue Fire Apparatus from FF1 Apparatus, LLC, through the Sourcewell National Cooperative Agreement #113021-RVG-2, will result in cost savings to the City, and has recommended that the City authorize said purchase in an amount not to exceed ONE MILLION FOUR HUNDRED THOUSAND DOLLARS ($1,400,000.00); and

WHEREAS, pursuant to the directive of the Division of Local Government Services, a certification has been attached hereto which certifies that the funds for this expenditure are available and appropriated under the reserve for state and federal grant budget of the City of Camden under line item "H-25-BG-108-025" for an amount not to exceed ONE MILLION FOUR HUNDRED THOUSAND DOLLARS ($1,400,000.00) and said certification has been signed by the Chief Financial Officer and approved as to form by the City Attorney; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden, that the Contract be awarded to FF1 Apparatus, LLC through Sourcewell National Cooperative Purchasing Cooperative Agreement #113021-RVG-2, for the purchase of an Ferrara Inferno Walk-in Heavy Rescue Fire Apparatus, in the amount of ONE MILLION FOUR HUNDRED THOUSAND DOLLARS ($1,400,000.00), according to Public Contracts Law, P.L. 1971, Chapter 198, and that the proper City Officials shall execute said contract on behalf of the City of Camden.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: 11/14/2025

TO: City Council
FROM: Jesse Flax, Fire Chief

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING THE PURCHASE OF A FERRARA INFERNO WALK-IN HEAVY RESCUE FIRE APPARATUS FROM FF1 APPARATUS, LLC VIA A NATIONAL COOPERATIVE

Point of Contact:	Lateefah Chandler	Admin-Purchasing	856-757-7475	lachandl@ci.camden.nj.us
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director			10-22-25	
Supporting Department Director (if necessary)				
Director of Grants Management				
Qualified Purchasing Agent	Y		10/22/2025	
Director of Finance			10/22/25	

Approved by:
Business Administrator _____ **Signature** **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney **Signature** **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

CITY OF CAMDEN

CERTIFICATION AS TO THE AVAILABILITY OF FUNDS

I CERTIFY, DIRECTOR FOR THE FINANCE DEPARTMENT FOR THE CITY OF CAMDEN, THAT WITH RESPECT TO THE AWARD OF A CONTRACT OR EXPENDITURE OF FUNDS TO: **FF1 APPARATUS, LLC**

THAT THE FUNDS ARE AVAILABLE AS OF THE DATE OF THIS RESOLUTION/CERTIFICATION, FROM ONE OF THE FOLLOWING:

- BUDGET APPROPRIATION:

AMOUNT:

- DEDICATED BY RIDER:

AMOUNT:

- RESERVE FOR STATE AND FEDERAL GRANT: **H-25-BG-108-025**

AMOUNT: **$1,400,000.00**

- RESERVE FOR STATE AND FEDERAL GRANT:

AMOUNT:

- CAPITAL ORDINANCE:

AMOUNT:$

DETERMINATION OF VALUE CERTIFICATION

I CERTIFY, AS CHIEF FINANCIAL OFFICER, THAT THE ANTICIPATED VALUE OF THE CONTRACT, OVER THE FULL LIFE, WILL BE: $1,400,000.00

DESCRIPTION OF THE GOODS AND SERVICES TO BE PROCURED: **RESOLUTION AUTHORIZING THE PURCHASE OF A FERRARA INFERNO WALK-IN HEAVY RESCUE FIRE APPARATUS FROM FF1 APPARATUS, LLC VIA A NATIONAL COOPERATIVE**

Scott Z. Parker
Chief Financial Officer
Date: 10/22/2025

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: RESOLUTION AUTHORIZING THE PURCHASE OF A FERRARA INFERNO WALK-IN HEAVY RESCUE FIRE APPARATUS FROM FF1 APPARATUS, LLC VIA A NATIONAL COOPERATIVE

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- Walk-in Rescue built per specifications for Broadway and Liberty (1300 Broadway) fire house
- Scheduled completion by June 30, 2027
- FF1 Service Centers in Sparta and Browns Mills – both provide mobile service work
- Purchase based on pricing from the Source well national co-operative #113021-RVG-2

AMOUNT OF PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: $1,400,000.00
APPROPRIATION NUMBER: H-25-BG-108-025
PROCUREMENT: NJSA 52:34-6.2(b)(3)

IMPACT STATEMENT:

- The purchase of this truck will replace a Out of Service Rescue apparatus
- This ladder truck will slowly increase the aged frontline vehicles currently in the City's fleet.

SUBJECT MATTER EXPERTS/ADVOCATES:

- N/A

COORDINATION:

- Camden Fire Chief- Jesse Flax

Prepared by: LATEEAH CHANDLER **856-757-7159**

Name Phone/Email

ATTACHMENT D

STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF LOCAL GOVERNMENT SERVICES
CONTRACT REQUEST FORM

This form must be filled out in its entirety and is intended to provide the Division with appropriate information to determine whether to approve a new or extended service. Please provide any additional information you believe will help the Division make an informed decision.

Municipality	CITY OF CAMDEN

Professional Service or EUS Type	N/A
Name of Vendor	FF1 APPARATUS LLC
Purpose or Need for service:	PURCHASE OF FERRARA INFERNO WALK-IN RESCUE APPARATUS
Contract Award Amount	$1,400,000.00
Term of Contract	JUNE 30, 2027
Temporary or Seasonal	N/A
Grant Funded (attach appropriate documentation allowing for service through grant funds)	
Please explain the procurement process (i.e. bids, RFQ, competitive contracting, etc.)	NJSA 52:34-6.2(b)(3)
Were other proposals received? If so, please attach the names and amounts for each proposal received?	YES

Please attach the RFP, evaluation memoranda or evaluation forms used to evaluate the vendors and a list of all bidders and the bid amounts associated with each bidder.

If the lowest bidder was not selected, please have the appropriate personnel sign the certification on page 2.

_____ Date_____

Mayor's Signature*

_____ Date_____

Business Administrator/Manager Signature

*For direct appointments of the Governing Body, Council President or at the discretion of the Director, the most senior member of the Governing Body may sign the waiver in lieu of the Mayor.

The Financial Officer affirms that there is adequate funding available for this action.

A-V.

Financial Officer Signature

I certify that the vendor selected is in compliance with the adopted Pay to Play Ordinance and that the vendor was notified of any restrictions with respect to campaign contributions.

_____ Date_____

Certifying Officer

For LGS use only:

( ) Approved ( ) Denied

_____ Date_____

Director or Designee,
Division of Local Government Services

Number Assigned_____

CAMDEN CITY
520 MARKET STREET
CAMDEN, NJ 08102
TEL (856)757-7000

REQUISITION
NO. R2501555

CITY OF CAMDEN
PURCHASING BUREAU
2025 OCT 14 AM 9:00

SHIP TO	
	FRANK SANDROCK, DEPUTY CHIEF FIRE ADMINISTRATION 4 N 3RD STREET CAMDEN, NJ 08102
VENDOR	VENDOR #: FFI01 FFI PROFESSIONAL SAFETY SRV 34 WILSON DRIVE SPARTA,, NJ 07871

ORDER DATE: 09/17/25
DELIVERY DATE:
STATE CONTRACT:
F.O.B. TERMS:

QTY/UNIT	DESCRIPTION	ACCOUNT NO.	UNIT PRICE	TOTAL COST
1.00 EA	FERRARA INFERNO WALK IN RESCUE Catalog #: RESCUE APPARATU	H-25-BG-108-025	1,400,000.0000	1,400,000.00
1.00	DESCRIPTION REPLACEMENT OF OUTDATED/OUT OF SERVICE RESCUE APPARATUS ONE FERRARA INFERNO WALK IN RESCUE VEHICKLE RECOMMENDED VENDER: FF1 APPARATUS 34 WILSON DRIVE SPARTA, NEW JERSEY 07871	H-25-BG-108-025	0.0000	0.00
			TOTAL	1,400,000.00

10/10/25

Approved:

Department Head — 5/24/25 Date

I hereby certify that the work or supplies specified are necessary for the proper transaction of the business of this bureau or office.

Receiver of Goods — 9-24-25 Date

FORWARD THIS COPY OF THE REQUISITION TO THE PURCHASING BUREAU

Initial Report _____ Revised Report __√__ Closing Report _____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Fire Department

Grant Administrator: Chief Jesse Flax Grant Administrator #: 757-7518

Project Name:		Fire Equipment			
Grant/Funding Agency Program:		Department of Housing and Urban Development – Section 108 Loan			
Grant Federal CFDA or State GIMS Number:		CFDA 14.218			
City Contract Date:			City Contract #:		
Application Resolution #:			Appropriation Code :		
Funding Source:		Community Development Block Grant – Section 108 Loan			
Pass Through:	Y or N	Source:			
Amount of Grant:		$6,462,000.00			
Local Match:	Y or (N)	Cash:	$0	In-Kind:	
Budget Insertion Resolution # & Date:			Accepting Grant Resolution # MC:		
Term of Grant:			Location of Activity:	City wide	
Date of Analysis:	5-Aug-25		Reviewed By:	Kelly Mobley	

Summary:

10-Oct-25: The Fire Department is currently processing the following requisitions for two fire trucks:

- FFI Professional Safety – R2501555: $1.4 million (Ferrara Inferno Walk-in Rescue)

5-Aug-25: The Fire Department is seeking council authorization to accept $6,462,000 from the Department of Housing and Urban Development through the Section 108 Loan Guarantee Program. Funding will be utilized to rehabilitate fire houses throughout the city and to purchase additional fleet (fire trucks).

Time Lines:

Problematic Areas, Recommendations or Comments:

Range of Accounts: H-25-BG-108-025 to H-25-BG-108-025 Include Cap Accounts: Yes As Of: 10/10/25
Current Period: 09/01/25 to 10/10/25 Skip Zero Activity: Yes
Audit Report Type: Standard
Note: Transaction Beginning Balance includes all Adds/Changes occurring on or prior to the As of Date
Note: Requisitions charged to Existing Blanket PO's are not included in Requested YTD.
* Transaction is included in Previous and/or Begin Balance ** Transaction is not included in Balance
En = PO Line Item First Encumbrance Date BC = Blanket Control BS = Blanket Sub

Account No / Description	Adopted / Expended YTD / Expended Curr	Amended / Encumber YTD / Requested YTD	Transfers / Reimbrsd YTD / Reimbrsd Curr	Modified / Canceled / Pd/Chrgd YTD	Balance YTD %Used / Unexpended			
Date Transaction Data/Comment			Vendor/Reference			Trans Amount	Trans Balance	User
H-25-BG-108-025 Fire - Section 108 Loan	0.00	6,462,000.00	0.00	6,462,000.00	3,662,000.00	0		
	0.00	0.00	0.00	0.00	6,462,000.00			
	0.00	2,800,000.00	0.00	0.00				
Begin Balance: 09/01/25							6,462,000.00	
09/05/25 RQ R2501501 1 REPLACE OUTDATED SQD 7 APPARAT	Appl: BA		UNK01	UNKNOWN VENDOR		1,400,000.00-	5,062,000.00	BA
09/05/25 RQ R2501501 3 DEESCRIPTION	Appl: BA		UNK01	UNKNOWN VENDOR		0.00	5,062,000.00	BA
09/17/25 RQ R2501555 1 FERRARA INFERNO WALK IN RESCUE	Appl: BA		FFI01	FFI PROFESSIONAL SAFETY SRV		1,400,000.00-	3,662,000.00	BA
09/17/25 RQ R2501555 2 DESCRIPTION	Appl: BA		FFI01	FFI PROFESSIONAL SAFETY SRV		0.00	3,662,000.00	BA
Department: 108 Total	0.00	6,462,000.00	0.00	6,462,000.00	3,662,000.00	0		
	0.00	0.00	0.00	0.00	6,462,000.00			
	0.00	2,800,000.00	0.00	0.00				
CAFR: BG Total	0.00	6,462,000.00	0.00	6,462,000.00	3,662,000.00	0		
	0.00	0.00	0.00	0.00	6,462,000.00			
	0.00	2,800,000.00	0.00	0.00				

FF1 Apparatus
34 Wilson Drive
Sparta, New Jersey 07871

August 4, 2025

FIRE APPARATUS PROPOSAL CITY OF CAMDEN/CAMDEN FIRE DEPARTMENT

FF1 Apparatus proposes to furnish the following Ferrara Fire Apparatus vehicle and equipment, as described in the accompany specifications and per the terms and conditions of Sourcewell contract 113021-RVG-2. The apparatus and equipment will be delivered to **City of Camden Fire Department, 4 North Third Street, Camden, New Jersey** within the time allotted in our proposed specifications.

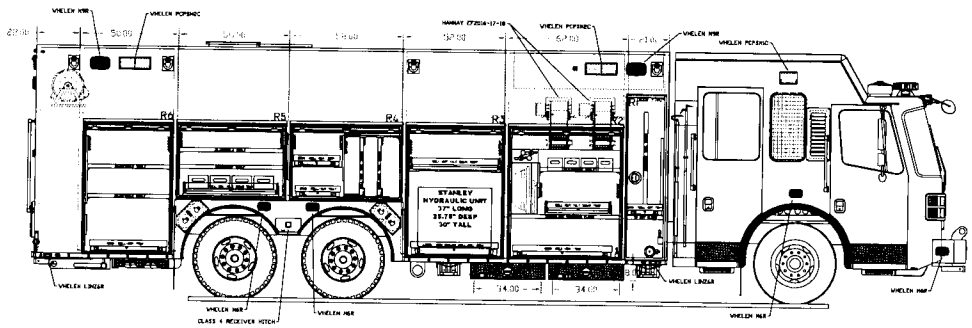
DESCRIPTION	**AMOUNT**
Ferrara Inferno Walk In Heavy Rescue	$1,400,000.00

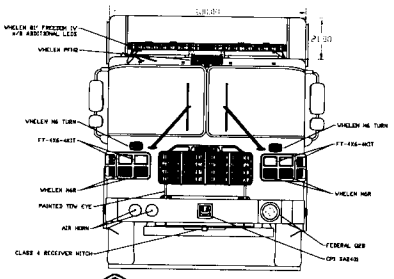
This offer is valid thru end of business **September 3, 2025** and may be extended, in writing, at the discretion of FF1 Apparatus.

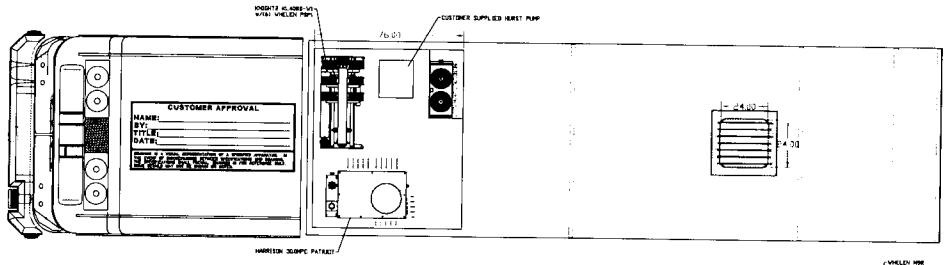
The purchase order should be made out to FF1 Apparatus, 34 Wilson Drive, Sparta, New Jersey 07871.

Respectfully submitted,

Jonathon Van Norman
Owner, Founder & President
FF1 Apparatus & Firefighter One, LLC
NJ, PA, DE Dealer For Ferrara Fire Apparatus



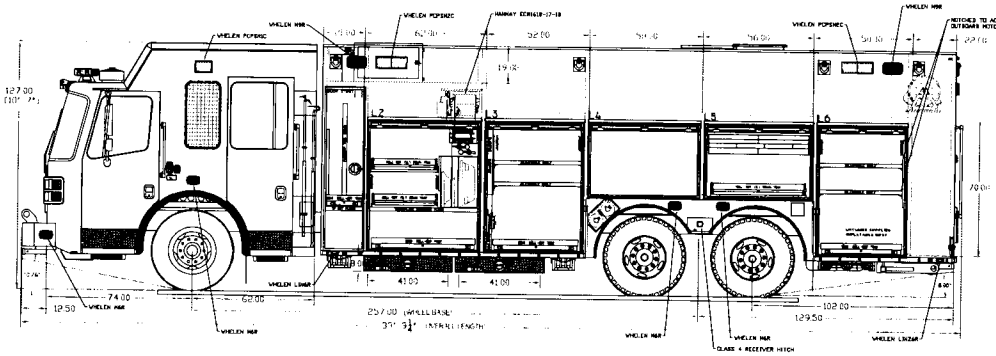


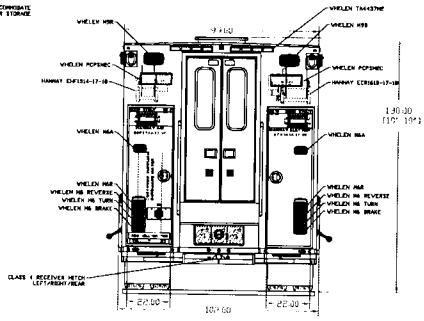


FERRARA

CAMDEN FIRE DEPT.
CAMDEN, NJ
JOB NO.: H-7214

EXTERIOR COMPARTMENT DIMENSIONS		
COMPT.	OPENING	INTERIOR
L1	18.75W X 61.00H	21.00W X 81H X TRANSVERSE/29D
L2	54.75W X 61.00H	62.00W X 81H X TRANSVERSE/29D
L3	47.00W X 61.00H	52.00W X 70H X 29D
L4	54.25W X 32.25H	58.00W X 40H X 29D
L5	32.25W X 32.25H	36.00W X 40H X 29D
L6	42.75W X 61.00H	50.00W X 70H X 29D
R1	18.75W X 61.00H	21.00W X 81H X TRANSVERSE/29D
R2	54.75W X 61.00H	62.00W X 81H X TRANSVERSE/29D
R3	47.00W X 61.00H	52.00W X 70H X 29D
R4	54.25W X 32.25H	58.00W X 40H X 29D
R5	32.25W X 32.25H	36.00W X 40H X 29D
R6	42.75W X 61.00H	50.00W X 70H X 29D
B1	22.00W X 70.00H	22.00W X 70H X 22D
B2	22.00W X 70.00H	22.00W X 70H X 22D





05-09-24 APPROVAL (AS)
*HEIGHT COULD VARY +- 2" BASED ON LOADING OF VEHICLE

Current Date: 09/17/2025

Customer Information
Camden Fire Department
4 North 3rd Street
Camden, NJ 08102
856-757-7511
856-757-7243
fire@ci.camden.nj.us

Shipping Information
FF1 Apparatus, LLC
Jonathon Van Norman
34 Wilson Drive
Sparta, NJ 07871
O: 833-FF1-FIRE
C: 201-787-4953
jvn@FF1.com

Exp. Date: 10/16/2025

Quote No: 10093-0024
Job/Order No:

PART NO	DESCRIPTION	QTY	BASE PRICE	OPTION PRICE, EACH	OPTION PRICE, EXTENDED
	FERRARA INFERNO WALK-IN HEAVY RESCUE		$753,222		
	Line items with no dollar amount assigned are included in the base price				
00-02-2820	Proposal Response (Rescue)	1			
00-12-0420	Manufacturer - Virtual	1			
00-12-0620	Principal Dimensions	1			
	The apparatus shall have the following dimensions: Overall Length: 39'- 9 1/4" Overall Height: 10' - 10" Wheelbase: 257"				
00-12-0820	Certified Welders	1			
00-14-0220	Drawings - Proposal	1			
00-14-0620	Drawings - Approval	1			
00-18-1820	Delivery Time	1			
00-22-0220	FF1 Service Contacts	1			
00-22-0620	FF1 Mobile Service Vehicles	13			
00-22-0820	FF1 Replacement Parts	1			
00-22-1025	Service Centers - FF1 Service Centers in Sparta and Browns Mills	1			
00-B2-0420	Custom XD Full Tilt Cab - INFERNO	1		$10,420	$10,420
	WHEELBASE / FRAMERAILS / COMPONENTS / ACCESSORIES				

02-A2-0220	Wheelbase: 257"	1			
02-A4-0820	Frame Rails - Triple	1			
	Note: The chassis frame shall consist of three rails. The outer and middle rails shall be full length. The third, innermost rail, shall extend from the front suspension spring hanger to the rear suspension spring hanger. This modification making the middle rail full length is taking into consideration the rough streets in Camden.				
02-A4-2420	Paint - Frame Rail, Hot Dipped Galvanized	1		$2,819	$2,819
02-A6-1220	Tow Eyes - Painted, Thru Gravelshield	1		$1,604	$1,604
	FRONT BUMPERS / COMPONENTS / ACCESSORIES				
02-B2-1420	Front Bumper - 12" High, Steel Channel Style	1		$4,277	$4,277
	Note: The bumper will be painted job color red.				
02-B2-2020	Bumper Notch - Q2 Siren Mounting	1		$850	$850
	Location: P7				
02-C4-0620	Front Bumper Extension - 12-1/2"	1		$662	$662
02-D2-0220	Gravelshield - Front Bumper Extension	1			
02-K2-1020	Receiver Hitch - Below Front Bumper, Class 4	1		$3,060	$3,060
02-K2-6420	Receiver Hitches (3) - Left/Right/Rear of Body, Class 4	1		$9,181	$9,181
02-K4-4041	Wheel Well Receiver Hitches (2) - Left/Right Side of Body, Class 4	1		$8,884	$8,884
	Note: Two-(2) Class 4 receiver hitches shall be installed, one-(1) each side below the left and right side rear wheel well area utilizing grade eight bolts. Location: Body side hitches shall be located between the rear axles (Ref. H6570, Wildwood, NJ)				
02-K6-0220	Additional 12V Power Connector - Trailer Lights	1		$253	$253
	One (1) trailer plug shall be provided at the rear of the apparatus. A 12 volt seven (7) pin electrical connector shall be wired to the chassis stop, running and turn lights.				
02-K6-0620	Additional 12V Power Connectors (5) - Portable Winch	1		$758	$758
	Location(s): All 4 body side receivers and the receiver under the rear step.				
02-M2-0220	Mechanical Siren - Federal Q2B, Surface Mounted	1		$3,913	$3,913
	Location: The siren will be surface mounted on the front bumper in position P7. **The siren brake switch will be located on the officer's side switch panel**				

02-M8-0220	Siren Wiring - Active in Response Mode Only	1			
02-M8-1820	Switch - Siren, Officer's Side Floor	1		$238	$238
02-P2-0220	Air Horn - Driver's Side Thru Bumper, Hadley Round E-Tone	1			
	Location: The air horn will be located on the driver's side of the front bumper in position P1.				
02-P2-0420	Air Horn - Passenger's Side Thru Bumper, Hadley Round E-Tone	1			
	Location: The air horn will be located on the passenger's side of the front bumper in position P2.				
02-P8-0420	Air Horn Wiring - Active All Modes	1			
02-P8-1220	Switch - Air Horn, Officer's Side Floor	1		$238	$238
02-R4-0420	Siren Speaker - Cast Product SA2401	1			
	Location: The speaker will be located on the driver's side of the front bumper in position P4.				
	FRONT AXLES / COMPONENTS / ACCESSORIES				
04-A2-1020	Front Axle - 24,000 Pounds, Hendrickson Steertek	1			
04-A6-0820	Steering System - Sheppard, 18,000 to 24,000 Pounds	1			
04-A8-0220	Chassis Alignment	1			
04-B2-1220	Front Suspension - 24,000 Pounds, Hendrickson Steertek	1			
04-C2-0620	Front Brakes - Disc, Meritor EX-225	1			
04-C4-0820	Cramp Angle - 45 Degrees	1			
04-D4-1620	Front Tires - Michelin 425/65R 22.5 "L" XFE 24,000 Pounds	1			
04-E2-2820	Front Wheels - 22-1/2" x 12-1/4", Alcoa Aluminum	1			
04-E4-0220	Wheel Trim - Front, Baby Moons / Lug Nut Covers	1		$218	$218
04-E4-2020	Mud Flaps - Front	1			
	TANDEM REAR AXLES / COMPONENTS / ACCESSORIES				
04-G4-0620	Rear Axle - 52,000 Pounds, Meritor RT-50-160	1			
04-K4-0420	Rear Suspension - Tandem Hendrickson FireMaax	1			
04-M2-0420	Differential Lock - Inter-Axle, Tandem Rear Axle	1			
04-M6-0220	Vehicle Top Speed: 60 MPH (Over 50,000 Pound GVWR)	1			
04-P2-0820	Rear Brakes - S-Cam 16-1/2" x 8.62"	1		$1,250	$1,250
04-R4-2020	Rear Tires - Michelin 12R22.5 "H" XDS 52,000 Pounds	1			
04-S2-4020	Rear Wheels - 22-1/2" x 8-1/4", Alcoa Aluminum	1			
04-S2-6220	Wheel Trim - Rear, High Hat Cover / Lug Nut Covers	1		$728	$728
04-S4-0420	Valve Stem Extensions (4) - Tandem Rear Axle	1		$950	$950
04-S6-1420	Tire Pressure Monitor (Tandem Rear Axles) - LED Alert	1			
	AIR BRAKE SYSTEM / COMPONENTS				
06-A2-0220	Harness and Hose Routing System	1			
06-A2-1220	Air Brake System - Color Coded Nylon w/1/4 Turn Drain Valves	1			
06-A2-4020	Chassis Air System Fittings - Push-Lock Type	1			
06-A2-6620	Air Compressor - Wabco 37.4 CFM	1			
06-A4-4220	ABS/ATC/ESC System - TANDEM AXLE	1			
06-B4-2020	Air Dryer - Bendix AD-9	1			

06-B4-8020	Air Auto Eject - Kussmaul 091-28	1		$689	$689
	Location: Behind driver's door				
06-B8-0620	Cover - Air Auto Eject Blue, Kussmaul 091-55BL	1			
	ENGINES / COMPONENTS / ACCESSORIES				
08-A4-1020	Engine - 565 HP, Cummins X15 (MY2022)	1		$6,239	$6,239
08-B2-0420	Engine Brake - Cummins X Series Engines	1			
	ENGINE / COMPONENTS / COOLING SYSTEM - X SERIES ENGINES				
08-C2-0220	Cooling System - Cummins Engine	1			
08-C2-1020	Skid Plate, Radiator Protection Igniter/Inferno Standard)	1			
08-C2-1220	Cooling System Fan - Cummins X Series Engines	1			
08-C2-1820	Filter - Engine Coolant, Cummins	1		$244	$244
08-C2-2620	Radiator Coolant - Extended Life	1			
08-C2-4020	Coolant Hoses - Silicone	1			
08-C2-4420	Coolant Hose Clamps - Gates PowerGrip	1			
	ENGINE / COMPONENTS / CHARGING SYSTEMS				
08-D2-2220	Alternator - 430 AMP, Delco Remy 55SI	1			
08-E2-0630	Battery System (6) - DEKA D-31AGM-925 (925 CCA Each)	1		$3,421	$3,421
08-E4-0220	Battery Boxes - Stainless Steel	1			
08-E4-4220	Battery Jumper Studs	1		$376	$376
08-E4-6620	Termination Point - Driver's Step Area	1			
08-E6-0220	Battery Master Load Disconnect	1			
08-E8-0620	Battery Charger - Auto Charge 1200, Kussmaul 091-187-12-REMOTE	1		$1,262	$1,262
08-G4-2020	Receptacle - 20 AMP, Kussmaul Super Auto-Eject 091-55-20-120	1		$685	$685
08-G4-4020	Receptacle Location - Driver's Side Cab Wheel Well Area	1			
08-G6-0430	Cover - Super Auto Eject Red, Kussmaul 091-55-234-RD w/Bar Graph Display	1		$613	$613
08-G8-8220	Plate - Shore Power Inlet	1		$156	$156
	TRANSMISSION / COMPONENTS / ACCESSORIES				
10-A2-1220	Transmission - Allison 4000 EVS	1			
10-A4-0620	Transmission Push Button Shifter - 5 Speed	1			
10-H2-0420	Drive line - 1810 Series	1			
10-H4-2020	Permanent Drive lines - Rescue Applications	1			
	FUEL SYSTEM / COMPONENTS - X SERIES ENGINES				
10-J2-0620	Fuel Tank - 65 Gallon	1		$2,384	$2,384
10-J4-0220	Fuel Lines - Reinforced Wire Braided	1			
10-J4-0420	Valve - Fuel Shutoff	2		$135	$270
	Note: The shut off valves shall be either side of the fuel water separator.				
10-J4-2420	Fuel Water Separator - Primary Filter, Racor 3150R	1			
10-J4-2620	Fuel Filter - Secondary Filter	1			
10-J6-1620	DEF System w/10 Gallon Tank - Left Rear Under Cab	1		$6,218	$6,218
10-J8-2020	DEF Fill w/Door - Left Crew Cab Extension	1		$490	$490

	There shall be a DEF fuel fill assembly mounted in the left crew cab extension. The fill assembly shall have a flat, painted aluminum door. The assembly shall be properly labeled "DIESEL EXHAUST FLUID ONLY".				
10-M2-0820	Exhaust System - EPA 2022	1			
10-M4-0220	Tailpipe Adapter - MagnaGrip	1		$735	$735
	The exhaust tip adapter shall be compatible with the customer's MagnaGrip exhaust vent system.				
	CAB CONFIGURATIONS - INFERNO XD - SMFD thru XLFD				
12-C2-0220	Custom Cab - Ferrara Extreme Duty	1			
12-C4-1820	Custom Cab - Ferrara XD 100 XMFD	1			
	Note: 21" raised roof to match body height.				
12-C5-1020	Sealed Engine Tunnel - Raised, Inferno Chassis	1			
12-C6-1620	Cab Roof - 21" Raised	1		$5,291	$5,291
12-P2-2620	Cab Doors - Barrier Style, 4 Door Raised Roof Cab	1			
12-P4-0220	Cab Door Hinges - Piano	1			
12-P6-0820	Cab Door Locks - Manual Paddle Type (4 Door Cab)	1			
12-P8-1020	Window Regulators - Electric (4 Door Cab)	1			
12-R2-0620	Window - Left Side Fixed, 16-1/2"W x 33-1/2"H	1			
12-R2-0820	Window - Right Side Fixed, 16-1/2"W x 33-1/2"H	1			
12-R2-0830	Window Guard - Stainless Steel Expanded Metal	2		$500	$1,000
	1 each side over the canopy windows				
12-R4-0420	Cab Tilt Lock Suspension (Full Tilt Cab)	1			
12-R4-2220	Cab Tilt Electric Pump w/Manual Back-Up (Standard Location)	1			
	Note: Floor mounted against the forward wall of R1				
	CUSTOM CAB - EXTERIOR TRIM COMPONENTS				
14-A2-0220	Front Grille - Cast Aluminum	1			
14-A2-1620	Front Grille Logo - Ferrara/NON-Lighted	1			
14-A2-6220	Side Grille w/Ember Separator - Notched Right Side	1			
14-A4-0420	Cab Mirrors - Heated/Remote, Lang Mekra 300 Series AERO	1		$1,570	$1,570
14-A4-8240	Cab Mirrors - Housings, Chrome	1		$406	$406
14-A4-8420	Mirror - Right Side Eyeball, Rosco 801DSSP	1		$768	$768
14-A6-0220	Exterior Trim - Cab Handrails, Knurled Stainless Steel	1			
14-A6-0300	Dual Roof Hook Storage - Rear Cab Extension Both Sides	2		$1,614	$3,228

	There shall be storage each side in the rear cab extension for a total of four (4) hooks, two (2) each side. Each hook shall be 6' in length. On each side of the rear cab extension, there shall be a brushed stainless overlay provided. Driver side, the over lay shall be split above/below the DEF door. At the bottom of the overlay, there shall be a cup or retainer for the ram end of each hook. At the top of the overlay, there shall be two pocket style retainers to accommodate one roof hook and one Boston rake. Okay to stagger the pockets if necessary. Hooks to be stored with the "working end" facing up				
14-A6-1820	Fenderettes - Black Rubber	1		$565	$565
14-A6-2020	Exterior Trim - Rear Step Well w/Removable Battery Access Covers	1			
14-A8-0220	Exterior Trim - Tread Plate, Cab Roof	1			
	CUSTOM CAB - INTERIOR TRIM COMPONENTS				
14-G2-1020	Corrosion Protection/Sound Deadening - "F-Shield"	1			
14-G4-0620	Interior Cab Finish - "F-Shield" Black	1			
14-G4-2420	Interior Trim - Black Floor Mats/Engine Tunnel Covering	1			
14-G4-6220	Interior Trim - Tread Plate, Rear Wall	1			
14-G6-0420	Interior Trim - Grab Handles (4 Door Cab)	1			
14-G6-4020	Interior Trim - Officer's Dash, Glove Box	1			
14-G6-6020	Interior Trim - Sun Visors (3)	1			
14-H2-0820	Interior Trim - Upper Door Panels "F-Shield" (4 Door Cab)	1			
14-H4-1220	Interior Trim - Lower Door Panels Reflective Stop Sign (4 Door Cab)	1			
14-H4-2420	Interior Trim - Mounting Plate, Raised Engine Tunnel Section	1		$512	$512
	CUSTOM CAB - INSTRUMENTS AND CONTROLS				
14-K2-0420	Cab Instrumentation & Controls - Standard Gauges	1			
14-K2-0620	Driver's Information Display Panel	1			
14-K2-0810	Electrical System - Chassis, E2020	1			
14-K2-2020	Doghouse Mounted Switch Panel - Ferrara XD Aluminum	1			
14-K4-4020	Steering Column w/Self Canceling Turn Signals - Douglas	1			
14-P2-1820	Heat/Air Conditioning - Under Dash and Rear Crew Area (X Series Engines)	1			
14-P2-2820	A/C Condenser Housings: White	1			
	CUSTOM CAB - SEATING				
16-A2-1220	Seating / EMS Compartments - Bostrom	1			

16-A8-0620	Seat Material - Bostrom Low Seam Durawear Plus	1		$423	$423
16-A8-1420	Seat Color - Black	1			
16-A8-4020	Seat Belts - Standard 3-Point NON ABTS	1			
16-A8-6420	SCBA Seats Brackets - IMMI Smart Dock	5		$920	$4,600
16-A8-8020	No Filler Panels Required	1			
16-B4-0220	Seat - Driver, Bostrom Sierra Air-100 RX	1			
16-B4-2820	Seat - Officer Bostrom Tanker 450 SCBA	1			
16-B4-9020	Compartment Under Officer's Seat	1			
16-C2-0620	Seat - DS Rear Facing Crew, Bostrom Tanker 450 SCBA	1			
16-D2-0620	Seat - OS Rear Facing Crew, Bostrom Tanker 450 SCBA	1			
16-E2-1820	Seats (2) - IB Forward Facing Crew, Bostrom Tanker 450 SCBA	1			
16-J3-9999	Storage Compartment - Front Wall, Full Width in Raised Portion	1		$2,851	$2,851
	Note: There shall be a storage compartment that is the full width of the cab mounted on the front sloped wall of the cab above the engine tunnel and cab interior compartments. The compartment shall have two (2) lift up aluminum doors with pistons to hold the doors in the open position. The compartment shall be finished to match the interior of the cab.				
16-K1-9999	Storage Shelf - Rear Wall	1		$1,410	$1,410
	Note: There shall be a storage shelf the full width of the interior of the cab, notched around the A/C riser, mounted on the rear wall of the cab above the forward facing seats and as deep as the cab extension. The shelf shall be finished to match the interior of the cab and shall have a cargo net closure. Reference Mount Laurel H-6727				
	CUSTOM CAB - ACCESSORIES				
16-M2-0620	Accessory Panel - Blue Sea 4365	1		$376	$376
16-M2-0820	Fuse Block - 12-Volt 6-Place, Blue Sea 5025	1		$386	$386
	Location: Behind officer's seat				
16-M2-1420	12-Volt Dual USB Charging Port - Cab Mounted, Kussmaul 091-219-5	2		$176	$352
	Location(s): Both to be located above the shelf on the rear wall of the cab to the P/S of the A/C duct.				
16-M2-2020	Map Book Holder	1		$1,293	$1,293
16-M2-2920	Radio Antenna Mount / Wiring - NMO	3		$454	$1,362
	Note: Customer to provide radio make and model Location: Ends to terminate behind the officer's side of the light bar and the center dash.				
16-M2-4020	Radio 12-Volt Power Circuit	1		$338	$338
	Location: Center dash				
16-M2-6020	Accessory Power & Ground Stud	1		$656	$656

16-M4-2420	Electronic Siren - Whelen 295HFSA7	1		$572	$572
16-M6-0620	Electric Horn - Single	1			
16-M6-2020	Back Up Alarm - NFPA Compliant	1			
	CUSTOM CAB - INTERIOR LIGHTING				
16-P2-0220	Lights (4) - LED Cab Dome, 6" Red/Clear Whelen 60CREGCS	1			
16-P2-6020	Light - Open Door, Whelen OS LED	1			
16-P4-0220	Lights (6) - Step Well, LED	1			
16-R4-0420	Lights (2) - Engine Maintenance, LED	1			
	CUSTOM CAB - EXTERIOR ILLUMINATION				
18-A2-0620	Front Cab Lighting - Whelen "M" Series LED	1			
18-A4-0830	Headlights - LED, FireTech FT-4X6-4KIT	1			
18-A6-0625	Lights (2) - Turn Signal, Whelen "M" Series LED (Above Module Mounted)	1			
18-A6-1220	Lights (2) - Turn Signal/Marker, Whelen 400 Series LED	1			
18-A6-6020	Lights (2) - Cornering, LED	1			
18-A6-6220	Lights - DOT, LED	1			
18-B4-1020	Lights (2) - Inboard Lower Front Warning, Whelen M6R LED (Red)	1			
18-B4-6000	Lights (2) - Outboard Lower Front Warning, Whelen M6R LED (Red)	1			
18-D2-1220	Lights (4) - 12" LED Cab Ground, Luma Bar H20 AY-9500-012	1			
	AUDIO / VISUAL COMMUNICATION SYSTEMS				
18-M2-0420	Camera/Video System - Fire Research inView360 SNB100-C00	1		$2,579	$2,579
	Note: Requires four (4) 256GB SD memory cards if customer wishes to enable record function.				
18-M2-0620	Monitor - 7" Color, Fire Research SNB1option-MH0	1		$635	$635
	Location: The monitor will be located in the left front cab corner.				
22-10-0120	FRC ACT Series Intercom - #ICA900	1		$2,815	$2,815
	Note: Fire Research ACT Intercom model ICA900 series shall be provided with two (2) base units with push to talk on both bases. ** The intercom in the body shall have a 3/16" aluminum shield around it to protect it from getting damaged** Locations: Rear walk-in D/S above middle seat, and cab D/S overhead panel.				
	NFPA SAFETY SIGNS				

18-P2-0220	Safety Signs - General Requirements	1			
18-P2-0420	Safety Signs - Battery Explosion, FAMA01	1			
18-P2-0620	Safety Signs - Rotating Shafts, FAMA02	1			
18-P2-0820	Safety Signs - Hot Surfaces, FAMA03	1			
18-P2-1020	Safety Sign - Hot Exhaust, FAMA04	1			
18-P2-1220	Safety Sign - Spinning Fan, FAMA05	1			
18-P2-1420	Safety Signs - Seated & Belted, FAMA07	1			
18-P2-1620	Safety Sign - Air Conditioning Refrigerant, FAMA09	1			
18-P2-1820	Safety Sign - Cab Equipment Mounting, FAMA10	1			
18-P2-2020	Safety Sign - Fire Service Tire Rating, FAMA12	1			
18-P2-2220	Safety Sign - Electronic Stability Control, FAMA13	1			
18-P2-2420	Safety Sign - Cab Seating, FEMA14	1			
18-P2-2620	Safety Signs - Helmet Worn in Cab, FAMA15	1			
18-P2-2820	Safety Sign - Vehicle Backing, FAMA17	1			
18-P2-4020	Safety Signs - Intake/Discharge Cap Pressure, FAMA18	1			
18-P2-4220	Safety Signs - Hose Restraint Required, FAMA22	1			
18-P2-4420	Safety Signs - Climbing Method Instruction, FAMA23	1			
18-P2-4620	Safety Signs - Riding on Exterior, FAMA24	1			
18-P2-4820	Safety Sign - Pump Training, FAMA25	1			
18-P2-6020	Safety Signs - No-Step, FAMA26	1			
18-P2-6220	Safety Sign - Siren Noise, FAMA42	1			
18-P4-1020	Safety Sign - Apparatus Movement Warning	1			
18-P6-0220	Plate - Fluid Capacity	1			
18-P6-0420	Plate - Overall Height / Length / Weight	1			
42-A6-0820	Body - Heavy Duty Walk In Rescue, 102" Wide Stainless Steel	1		$16,225	$16,225
42-A8-1020	Body Sub Frame - Stainless Steel	1		$6,050	$6,050
42-A8-2220	Body/Compartment Construction - 102" Wide Body	1			
42-A8-2820	Upper Compartment Floors - Transverse Area, Extended	1		$716	$716
	Location: L1, L2, R1 and R2				
42-A8-4220	Wheel Well Panels & Fenders - Body, Painted	1			
42-A8-4620	Fenderettes - Black Rubber	1		$565	$565
42-B8-2620	Compartments - Left Side (21/62/52/58/56/50 w/70" Interior Height) - TANDEM	1			
42-D8-2620	Compartments - Right Side (21/62/52/58/56/50 w/70" Interior Height) - TANDEM	1			
44-A4-1020	Compartment - Center Rear Entry w/Dual Hinged Doors	1			
44-A6-0620	Compartment - Outside Rear Compartments (2) w/Hinged Doors	1			
46-A2-1220	Interior Finish - Heavy Duty Rescue, Brushed Stainless Steel	1			
46-A2-4820	Compartment - Inside Walk-in/Cab w/Adjustable Shelf and Cargo Net Closure	2			

	Location(s): - D/S of the apparatus beginning at the L2/L3 partition. Compartment to be sized width wise as wide as possible in space remaining next to air cylinder storage. - D/S of the apparatus beginning at the L5/L6 partition. Compartment to be sized width wise as wide as possible in the space remaining aft of the air cylinder storage. Note: Compartment to have a single adjustable shelf and a cargo net closure with the release across the top.				
46-A2-4821	Compartment - Inside Walk-in/Body w/Cargo Net Closure	4			
	Location: P/S of the apparatus beginning at the R2/R3 partition. Aft most compartment to extend to the rear of the body. Note: Height of compartments to be reduced as necessary to accommodate the walk-in HVAC ducting. All compartments to have a cargo net closure with the release across the top.				
46-A2-4822	Compartment - Inside Walk-in Body w/Air Cyliner Storage	1		$9,155	$9,155
	There shall be a single compartment located in the D/S side of the walk-in body designed to hold the Fire Department required air cylinders in a "wine rack" configuration. The compartment shall be aft of the D/S compartment with the cargo net closure. Each cylinder tube shall be angled towards the outside of the body sightly to prevent the bottles from lodging against the compartment door. The floor and sides of the tubes shall be lined with a polypropylene sheet and the back wall shall be lined with rubber matting to provide scuff protection. The compartment shall hold eight (8) one hour 5500psi cylinders and sixteen (16) 45 minute 5500psi cylinders. The compartment shall have an "up-over" roll-up type door to keep the contents secure.				
46-A2-6820	Seat Belts (6) - Bench Seat, Red	1			
46-A2-6999	Bench Seat w/Ladder/Pike Pole Storage	1		$11,488	$11,488
46-A2-8220	Escape Hatch	1			
46-A2-8221	Drop Down Ladder - Escape Hatch	1		$713	$713
	Note: Reference NYPD HAZMATs and attached photo				
46-A2-9999	Interior Body Heater/Air Conditioning 12v	1			
	Location: Over R3.				
46-A4-4020	Compartment - Light Tower Storage, Top of Body	1		$3,813	$3,813

	Location: Over L1/R1 and L2/R2. Compartment to hold specified light tower, generator, body A/C components, and customer supplied hydraulic rescue pump. Rooftop compartment to be configured and light tower to be positioned to allow for exterior and interior components of walk-in A/C to be located on the P/S over R2. Reference H-6451 Paterson, NJ for similar layout with roof top depth notched deeper for light tower. Note: Light fixtures to face curb side of apparatus upon initial deployment. **Customer to provide dimensions of Fire Department supplied Hurst pump**				
56-D8-0220	Compartment Doors - Hinged, Flush Look	4		$519	$2,076
	Location(s): L1/R1, B1 and B2 To allow for easier access to the forward side of the roll out tool board, the L1 and R1 doors shall open past 90 degrees.				
56-D8-0820	Compartment Door - Roll Up, Painted	10		$620	$6,200
	Location(s): L2-6 and R2-6				
56-D8-1420	Pull Down Strap - Compartment Door	10		$83	$830
	Location(s): All roll-up doors				
56-D8-4020	Keyed Lock - Compartment Door	15		$136	$2,040
	Location: All body compartment doors				
56-D8-4021	Electric Activation - Compartment Door Lock	10		$517	$5,170
	Location: All body roll-up doors.				
56-D8-4620	Drip Pan - Door Interior (Roll Up Doors Only)	10		$536	$5,360
62-B2-1620	Tubes (4) - Hook Storage Tubes	1		$1,297	$1,297
	Location: L2/R2 above the stokes and backboard storage slots. **For customer supplied ice rescue equipment**				
62-I2-1020	Storage Slot - Backboard Storage	1		$520	$520
	Location(s): - Vertical in L2/R2 next to the stokes storage along the aft wall.				
62-I2-1021	Storage Slot - Stokes Storage	1		$520	$520

	Location(s): - Vertical in L2/R2 against the aft wall immediately above the frame rails. Note: Customer to provide make and model so slot size and compartment divider can be placed.				
62-I2-1022	Storage Slot - FAST Board	1		$520	$520
	There shall be one-(1) storage slot with the capacity to hold one-(1) FAST Board. The board shall be located in the L2 compartment next to the backboard storage with access from the D/S only. The minimum dimensions of the slot shall be 45" long x 18" wide x 4.5" deep.				
62-I2-4020	Equipment Rack - Air Bag Storage	1		$3,827	$3,827
	Note: Compartment L5 will carry all bags except the 32" x 32". That will be in a storage slot on the forward wall of L1. **Approximate size of space available for module is 50"W x 16"H x 28"D** Total of 7 high pressure bags in L5, 6" x 6" to 21" x 21". Total of 1 high pressure 32" x 32" bag on the forward wall of L1. Total of 2 low pressure bags in a single carry case. Bags measure 24" diameter x 2" thick each.				
62-I2-4420	Compartment - Underbody	4		$2,001	$8,004
	Location: Under L2/L3 and R2/R3, side-by-side, allowing for enough space for one (1) of the specified wheel chocks to be mounted forward of the rear axles on both sides. **Each underbody compartment shall have a retention chain to hold the door just part 90 degrees from open** The two (2) left side under body compartments shall each measure approximately 41" wide x 8" high x 28" deep. The two (2) right side under body compartments shall each measure approximately 34" wide x 8" high x 25" deep.				
62-I2-4421	Second Latch For Underbody Compartment	4		$138	$552
	Each of the underbody compartments shall have a secondary latch. In addition to the D-Ring in the center of the door, there shall be a stainless steel butterfly latch provided on the forward side of the forward compartment and the aft side of the aft compartment.				

62-I2-4422	Heat Shield - Underbody Compartment	2		$1,492	$2,984
	The right side under body compartments shall have a heat shield installed along the back wall to insulate the compartments from the heat from the exhaust system.				
62-I2-6620	Air Hose Storage Module, Compartment L5	1		$2,919	$2,919
	** Not shown in initial proposal drawing. Exact measurements needed of current truck to accurately depict. Approximate size of space available for module is 50"W x 16"H x 28"D**** Note: There shall be a storage module located in compartment L5 above the air bag storage. The module shall be fabricated from 1/8" smooth aluminum and shall be finished to match the compartment interior. The module shall be divided into eight (8) separate equal sized storage areas for air hose.				
62-I2-6820	Rope Storage Module, Compartment R5	1		$6,994	$6,994
	Note: There shall be a storage module located in compartment R5. The module shall be fabricated from 1/8" smooth aluminum and shall be finished to match the compartment interior. The module shall be divided into twenty four (24) separate, equally sized storage areas. Location: R5 on the permanent shelf as high as possible without interfering with the roll-up door.				
62-I2-6920	Compartment Pan/Notch	1		$1,218	$1,218
	There shall be a pan or notch in the back of the B1 compartment extending into the L6 compartment to allow for the storage of the customer supplied outboard motor. The pan shall be the full width of B1 and start 36" from the floor extending to the ceiling. The depth shall be 4". Customer motor is 41" high x 12" wide x 23" deep at the motor head.				
62-I2-6921	Custom Outboard Motor Mount	1		$1,328	$1,328
	There shall be a custom outboard motor mount in the roll-out tray in the B1 compartment. The mount shall hold the motor in an upright position and hold the motor securely in position while the vehicle is in transit. Customer motor is 41" high x 12" wide x 23" deep at the motor head.				

62-I2-9998	Compartment - Rear of Body, Under Walk-in Step w/Extinguisher Storage	1		$1,344	$1,344
	There will be a compartment as large as possible located under the rear walk-in door. It will have a slam door hinged horizontally at the bottom to allow for the door to drop down out of the way. It will have a slam D-ring style latch. The face of the door will be covered with a diamond plate kick panel. The compartment shall have three individual compartments for the storage of a 2-1/2 gallon water can or 20# ABC extinguisher in each. The floors shall have a polypropylene slide and the the rear walls shall have a rubber pad to protect the extinguisher.				
64-B2-0430	Compartment - Wheel Well Double Air Bottle (FFA)	3		$1,524	$4,572
	Location(s): D/S front, P/S front, P/S rear **One (1) hour, 5500psi cylinders**				
64-B8-0220	Doors - Wheel Well Compartments, Stainless Steel	1			
66-A2-0420	Body Trim Package	1			
66-A2-1020	Body Trim - Vertical Handrails (2), Knurled Stainless Steel	1			
	Location; Rear of the body, left and right side of the walk-in doors.				
66-A2-2420	Fuel Fill - Recessed w/Door, Left Side	1			
66-A2-4420	Mud Flaps - Rear	1			
66-A2-8020	Rub Rail - Poly, Below Lower Compartments	1		$3,812	$3,812
66-A4-0820	Step - 10" Rear, Aluminum Tread Plate	1			
	Note: Rear step recessed between B1 and B2 only, does not extend past back of body.				
66-A4-8620	Step - Slide Out	2		$2,344	$4,688
	Location(s): Under L6 and R6, the full width of the available space under the compartment openings.				
66-A4-8801	Rope Tie Down Point - Crosby 1065024, Side	8		$2,131	$17,048
	Location(s): - Sides of body, upper front and upper rear corners. - Sides of body over L3/L4 and R3/R4 compartment mullion. - Sides of body over the L5/L6 and R5/R6 compartment mullion				
66-A4-8815	Rope Tie Down Point - Crosby 1065064, Rear	2		$2,573	$5,146
	Location: Rear of body, upper corners.				
66-A4-8820	Tow Eyes (2) - Rear, Below Body	1			
66-B2-0420	Shelf - Permanent, Smooth Aluminum	1		$532	$532

	Location(s): - R5 supporting the rope storage module.				
66-B2-0620	Unistruts - Aluminum, Per Compartment	8		$269	$2,152
	Location(s): - Upper portion of L2 forward of the stokes/backboard storage - L3 - L6 - Upper portion of R2 forward of the stokes/backboard storage - R3 - Horizontal in R4, forward of the divider, for use with the adjustable toolboards. - Aft of the divider in R4 - R6				
66-B2-4620	Shelf - Adjustable, 24-28" Deep	7		$667	$4,669
	Location(s): - Two (2) in L3 - Two (2) in L6 - Upper portion of R2 (shown as high as possible under the rollers with four (4) poly boxes on it. - Two (2) in R6				
66-C2-2020	Tray - 600 Pound Roll-Out, 24-28" Deep	8		$2,154	$17,232
	Location(s): - Floor mounted in L2 - Floor mounted in L3 - Floor mounted in L6 - Floor mounted in R2 - Floor mounted and adjustable aft of the divider in R4 - Floor mounted in R6 - Floor mounted in B1(Full Extension for outboard motor)				
66-C2-2021	Tray - 1000 Pound Roll-Out, 24-28" Deep, Full Extension	1		$2,524	$2,524
	Location: Floor mounted in R3 Note: 1000# capacity, 100% extension.				
66-C2-2620	Tray - 600 Pound Roll-Out, 45" Deep, Full Extension	2		$2,698	$5,396
	Location(s): L1 and R1, both to have 100% extension capability.				
66-C2-6620	Tray - Roll-Out/Tilt, 24-28" Deep, 30-Degree Tilt	3		$2,210	$6,630
	Location(s): - Adjustable in R3 - Floor mounted in L5 - Floor mounted in R5				
66-C2-8620	Tray - Roll-Out/Tilt, 45" Deep, 30-Degree Tilt	3		$2,637	$7,911

	Location(s): - Floor mounted and adjustable in the upper portion of L2 (width of floor mounted tray to be adjusted to accommodate the additional FAST Board storage slot on the D/S next to the backboard slot. - Floor mounted in R2				
66-D4-0220	Tool Board - Vertical Roll Out, 24-28" Deep x Full Height	2		$1,209	$2,418
	Location(s): - R4, forward of the divider and equally spaced.				
66-D4-9999	Tool Board - 45" W x Full Height w/Pactrac on Both Sides	2		$2,099	$4,198
	Location: Mounted and centered in each 500# tray in L1/R1				
66-F4-0420	Divider - Compartment	1		$484	$484
	Location(s): - R4, midpoint				
66-F4-2820	Tool Box - Poly w/Open Top	8		$597	$4,776
	Location(s): - Four (4) small in R2 on the adjustable shelf just below the hydraulic hose rollers. - Four (4) medium in R5 in the floor mounted roll-out/tilt-down tray				
70-A2-2020	Electrical System - Apparatus Body, E2020	1			
70-A2-4020	Electrical System - 12 Volt Testing	1			
70-A2-6020	12-Volt Wiring Protection - Split Loom	1			
70-A2-8020	EMI/RFI Protection	1			
	INTERIOR COMPARTMENT LIGHTING				
70-D6-0220	Light - LED Compartment, ROM DuroStrip	24		$388	$9,312
	Location: Two (2) per compartment except one (1) each in L1/R1, B1 and B2.				
70-G2-0220	Light - 12 Volt LED, Interior Dome - Tecniq LED	8		$295	$2,360
	Note: 12v lights to be wired constant hot so they can be utilized when the vehicle master battery switch is off. Location: One (1) pair centered over the walkway between each interior compartment.				
70-H2-0220	Switch - Compartment Door Ajar Indicator	1			
72-G8-6420	Zone A Upper Light Bar - 81" LED, Whelen Freedom IV F4N1QLED w/8 Additional LEDs	1		$3,233	$3,233
72-M8-4820	Zone B/D Upper Body Side Front Lights (2) - Red M9 LED, Whelen M9R	1		$1,826	$1,826

72-P8-6020	Zone B/D Upper Body Side Rear Lights (2) - Red M9 LED, Whelen M9R	1			
72-S6-6420	Zone C Upper Outboard Lights (2) - Amber M6 LED, Whelen M6A	1			
	Location: Rear of the body, mid height on both sides.				
72-S6-6820	Zone C Upper Outboard Lights (2) - M9 LED, Whelen M9*; Red Left And Blue Right	1			
74-C8-9020	Zone B & D Lower Front (2) - Red M6 LED, Whelen M6R	1			
	Location: Sides of the front bumper.				
74-D8-8020	Zone B & D Lower Midship (2) - Red M6 LED, Whelen M6R	2		$1,374	$2,748
	(3rd pair, 1 pair is standard) Location: Over cab wheels and both rear wheel wells.				
74-G8-1020	Zone B & D Lower Rear (2) - Red w/Clear Lens LINZ6 LED, Whelen LINZ6R	1		$879	$879
	(2nd pair, 1 pair is standard) Location: Under the forward portion of L1/R1 and the aft portion of L6/R6.				
74-H8-1820	Zone C Lower Lights (2) - Red M6 LED, Whelen M6R	1			
74-J4-0620	Stop/Turn/Reverse Lights - LED, Whelen M6	1			
74-J4-2620	Housing - Rear Tail Light Assembly, M6FCV4	1			
74-J8-1421	Light - LED Rear Directional, Whelen TA4437M2	1		$2,853	$2,853
	Location: Over the rear entry door, split on either side of the rear camera.				
74-J9-0220	Rear Directional Light Mounting - Surface Mount	1			
74-J9-6420	Control Head Location - Traffic Light, Officer's Side Overhead	1			
	12-VOLT APPARATUS LIGHTING / ACCESSORIES				
74-L0-2220	Lights - LED Clearance and Maker	1			
74-L0-4020	Lights (2) - Rear Body Corners, Britax 427 LED	1		$350	$350
74-L2-0620	Light - 12" LED Underbody, Luma Bar H20 AY-9500-012	2			
	Location: Two (2) equally spaced under the rear step. Note: In addition to the cab mounted switch, the lights shall activate when the parking brake is set and with the reverse circuit.				
74-L2-4020	Light - LED License, Whelen OAOCEDCR	1			
74-L2-4420	Light - LED Perimeter Illumination, Whelen 3SC0CDCR	1			
	Location: Over the exterior of the rear entry door. Activation shall be when the emergency brake is activated.				
74-L4-4020	Fuse Block - 12-Volt 6-Place, Blue Sea 5025	1		$386	$386

	Location: Interior of walk-in body, mounted on the aft wall of the forward most interior P/S compartment, next to 120v power strip and switch panel.				
74-L4-6020	12-Volt Power Outlet - Compartment Mounted	2		$219	$438
	Location(s): - Interior of walk-in body, mounted on the aft wall of the forward most interior P/S compartment next to the master switch panel. - Interior of walk-in body towards the rear entry doors, on the same side as the bench seat, centered side to side and top to bottom				
74-L4-6220	Wiring - 12-Volt Outlet, Battery Direct	2			
74-L4-8020	Switch - Additional Rocker	2		$283	$566
	Location: Inside rear walk-in door, left side, controlling the overhead 12v LED lights, one (1) switch for the red LED lights and one (1) for the white.				
74-L4-8620	Master Switch Panel - Inside Walk-In Rescue	1			
	Location: Interior of walk-in body, mounted on the aft wall of the forward most interior P/S compartment #1 - Interior LED Lights - White #2 - Interior LED Lights - Red #3 - #4 - #5 - Dual USB port #6 - Dual USB port				
74-L4-9999	12-Volt Dual USB Charging Port - Body Mounted, Kussmaul 091-219-4	2		$166	$332
	Location: Master switch panel in walk-in body				
74-P2-2220	Lights (2) - Single Pioneer LED Scene, Whelen Pioneer Plus PCPSM1C	1		$2,696	$2,696
	Location: Cab sides between the front and rear doors.				
74-P2-2420	Lights (2) - Dual Pioneer LED Scene, Whelen Pioneer Plus PCPSM2C	3		$4,932	$14,796
	Location(s): - Body sides, upper front, aft of the warning lights. - Body sides, upper rear, forward of the warning lights - Rear of the body, centered on the body panel below the warning lights.				
74-P4-0620	Cab Scene Light Activation - Respective Cab Door	1		$513	$513
74-P4-6420	Upper Rear Scene Light Activation - Reverse Circuit	1		$513	$513

	Note: In addition to the dash mounted switch and body mounted switch controlling the reverse and rear scene lights, the rear lights shall activate with the reverse circuit,				
74-Q4-0820	Light - 12 Volt 150 Watt LED Brow, Whelen Pioneer Plus PFH2	1		$2,668	$2,668
	Location: Centered over the windshield. **Brow light switch to be located in the center dash panel within reach of the driver and officer**				
74-W2-0220	Light Tower - 12-Volt w/Whelen PSP1 LED Lights (6), Knight 2 KL408D-W1	1		$29,909	$29,909
	Location: Recessed roof top compartment in the forward portion of the body. Lights to point to the D/S of the vehicle when the tower is initially deployed. Note: Tower should be located towards the P/S and front of the vehicle to allow for the walk-in HVAC components.				
74-W8-0220	Controls - Light Tower, Remote	1			
	Location: L3 compartment, forward wall, next to breaker panel				
74-W8-2420	Strobe Light - Light Tower Option, Amber	1		$563	$563
74-W8-4220	Color - Light Tower Option, Powder Coat Gray	1			
76-A0-1400	Generator Package - Roof Top	1			
	Location: Rooftop recessed compartment, over L1/L2				
76-A8-6620	Generator - 30 KW Hydraulic, Harrison 30.0MPC Patriot	1		$36,915	$36,915
76-B6-0220	Generator Power Take Off (PTO)	1			
76-B6-0420	Light - Indicator, Generator PTO	1			
76-B8-6020	Plate - Generator Power Source Specification	1			
76-C2-0820	Breaker Panel - 240/120V 16-Leg, General Electric	1		$3,262	$3,262
	Location: L3 compartment, forward wall.				
76-C4-1020	120-Volt Wiring Protection - Split Loom	1			
76-C6-0220	Electrical System Requirements/Testing - 120-Volt	1		$2,023	$2,023
76-D4-1020	Receptacle - 20 AMP/120V Duplex Household	2			
	Location(s): - Cab interior, above the shelf on the rear wall next to the A/C duct, D/S - R3, EXACT LOCATION TBD Note: To be powered off shore power only.				
76-D4-4220	Receptacle - 30 AMP/240V Twist-Lock, NEMA L6-30	1		$525	$525

	Location: Rooftop recess for use with customer supplied Hurst pump.				
76-H2-0220	Junction Box - Circle P51-G	2			
76-H2-8020	Bracket - Junction Box	2			
76-H4-0220	Receptacle - PF51G-1 Straight Blade 5-20	2			
	Note: Four (4) Duplex GFCI 5-20 receptacles with straight blades shall be provided. Each shall be rated at 20A-120V. Each leg of the input power shall supply two (2) of the junction box receptacles.				
76-H6-0620	Pigtail - NEMA 20 A 125/250V Twist-Lock L6-20	2		$101	$202
76-H8-0420	Outlet Strip - Six (6) Place, 120-Volt AC	1		$1,255	$1,255
	Location: Interior of walk-in body, mounted on the aft wall of the forward most interior P/S compartment next to 12v power strip and switch panel.				
76-H8-4020	Switch - Automatic Power Transfer, 30 AMP/120 VOLT	1		$651	$651
78-A2-1620	Reel - Electric Rewind Cord w/150' of 10-4, Hannay ECR1618-17-18	2		$3,534	$7,068
	Note: The electric cord shall terminate with a weather tight L6-20 receptacle.				
78-A2-2040	Electrical Cord Color - Yellow	2		$73	$146
78-A2-4620	Reel Location - Compartment Mounted	2			
	Location(s): - Mounted in the void space above B2 compartment with cord to discharge through the rear compartment when open. There is to be a service access panel on each side of the interior of the body. - Ceiling mounted in L2 towards the aft wall.				
78-A4-0220	Hose/Cord Rollers	2		$371	$742
78-A4-0420	Hose/Cord Stop - Hannay HS-3	2		$126	$252
78-A4-0620	Plate - Power Rewind Reel	2		$156	$312
78-B2-0820	Reel - Electric Rewind Air w/100' of Hose, Hannay EHF1514-17-18	1		$3,759	$3,759
	Location(s): Mounted in the void space above B1 compartment with cord to discharge through the rear compartment when open. There is to be a service access panel on each side of the interior of the body.				
78-B6-0220	Hose/Cord Rollers	1		$371	$371
78-B6-0420	Hose/Cord Stop - Hannay HS-3	1		$126	$126

78-C2-0620	Reel - Electric Rewind Hydraulic, Hannay EF2016-17-18	2		$3,743	$7,486
78-C2-1220	Hose - Hydraulic Hurst Compatible High Pressure, 100' Twin Hose	2		$4,808	$9,616
78-C2-4620	Hose Color: Blue/Blue	1			
	One reel shall have blue/blue hose and one shall have orange/orange hose.				
78-C2-4820	Hose Color: Orange/Orange	2			
78-C4-0820	Reel Location - Compartment Mounted	2			
	Location(s): - Two (2) ceiling mounted to the underside of the recessed roof compartment and as far forward as possible in R2 with the rollers as high as possible in the door opening.				
78-C6-0220	Hose/Cord Rollers	2		$371	$742
	Note: Hose rollers to be mounted as high as possible in the R2 opening.				
78-C6-0420	Hose/Cord Stop - Hannay HS-3	2		$126	$252
80-C2-0220	Paint - Body/Cab	1			
80-C2-0420	Paint Color/Code: Red FLNA 31979 (FFA Red 1)	1			
	Note: Color to be selected from standard FFA offerings.				
80-C4-0220	Paint - Custom Cab, Two Tone	1			
80-C4-0420	Paint Color/Code: White FLNA 41477 (FFA White 1)	1			
	Note: Color to be selected from standard FFA offerings.				
80-C4-4020	Paint - Body, Two Tone	1		$5,031	$5,031
	Note: Paint break to be above the L1/R1 opening				
80-C4-4220	Paint Color/Code: White FLNA 41477 (FFA White 1)	1			
80-D2-1220	Interior Compartment Finish - Natural	1		$733	$733
80-D2-2420	Paint - Front Bumper Lip, "F-Shield"	1		$630	$630
	Note: The upper lip of the front bumper shall be painted black F-Shield.				
80-E8-0220	Striping - Rear Body, Reflective Chevron	1			
80-E8-0820	Chevron Striping Colors: 3M Red & Gold	1			
80-E8-4020	Reflective Material - Designated Walking Surfaces	1			
90-A2-0820	Equipment Package - NFPA 1901 2016, Fire Department Supplied	1			
	Note: The loose equipment as outlined in NFPA 1901, 2016 edition, section 10.9 thru 10.9.3 shall be provided by the fire department unless it is listed in this proposal. All loose equipment shall be installed on the apparatus before placed in emergency service, unless the Fire Department authorized agent signs the State of Exception as listed in the NFPA 1901 Standard for Automotive Fire Apparatus sections 4.21 thru 4.21.2.				
90-C2-0420	Ladder - 10' Folding Attic, Alco-Lite FL-10	1		$470	$470

	Location: Bench seat ladder storage compartment in body walk-in.				
90-C6-0620	Ladder - 16' Roof, Alco-Lite PRL-16	1		$663	$663
	Location: Bench seat ladder storage compartment in body walk-in.				
90-D6-0820	Ladder - 20' 2-Section Extension, Alco-Lite PEL-20	1		$1,431	$1,431
	Location: Bench seat ladder storage compartment in body walk-in.				
90-L8-2020	Roof Hook - 6' New York, Fire Hooks Unlimited RH-6	2		$201	$402
	Location: One each side in the rear cab extension.				
90-L8-2220	Roof Hook - 8' New York, Fire Hooks Unlimited RH-8	1		$222	$222
	Locations: One (1) in the bench seat ladder storage compartment in body walk-in.				
90-L8-2420	Roof Hook - 10' New York, Fire Hooks Unlimited RH-10	1		$249	$249
	Location: Bench seat ladder storage compartment in body walk-in.				
96-C2-0220	Wheel Chocs (2) - Folding, Ziamatic SAC-44-E	1			
	Location: Forward and aft of the underbody compartments on both sides of the body				
96-C2-0420	Holders (2) - Wheel Chocs, Ziamatic SQCH-44-H	1			
98-A2-0420	Warranty - Body Material & Workmanship, 2-Year / 36,000 Miles	1			
98-A2-1020	Warranty - Custom Chassis Material & Workmanship, 2-Year / 36,000 Miles	1			
98-A4-0210	Warranty - Cab Structural, 10-Year / 100,000 Miles (Aluminum)	1			
98-A4-0420	Warranty - Body Structure, 10-Year / 100,000 Miles (Aluminum)	1			
98-A6-0210	Warranty - Cab Paint / Perforation, 10 Year	1			
98-A6-0220	Warranty - Body Paint / Perforation, 10 Year	1			
98-A6-1020	Warranty - Frame Corrosion Zinc Plate, 20-Year / 132,000 Mile (RFW0314)	1			
98-A8-0220	Warranty - Frame Assembly Structure, 20-Year / 100,000 Mile	1			
98-A8-1220	Warranty - Axles, Hendrickson / Meritor	1			
98-A8-4220	Warranty - Cummins Engine, 5-Year/100,000 Miles	1			
98-A8-4420	Warranty - Allison Automatic Transmission, 5-Year/Unlimited Miles	1			
98-A8-4620	Warranty - Anti Lock Brake System, 3-Year/300,000 Miles	1			
98-B2-0220	Manuals (2) - Chassis Operation, Digital	1			
98-B2-1220	Manuals (2) - Engine/Transmission Operations	1			
98-B2-1820	Manuals - Apparatus Body & Components	1			
98-B2-2220	Safety Guide - FAMA	1			

98-B2-6020	Wiring Diagrams - Cab/Chassis, Standard	1			
98-B2-6620	Wiring Diagrams - Apparatus Body, Standard	1			
	== Dealer Supplied Items ==				
95-10-0300	Fire Hooks Unl Boston Rake, 6', Steel Shaft w/Ram End	2		$235	$470
	One (1) each side in the rear cab extension.				
95-10-0400	Portable Tow Eye For Winch Anchor Point	1		$370	$370
	There shall be one (1) portable tow eye/loop provided. This shall be sized to easily connect to any of the four winch anchor points around the truck. The tow eye shall be painted black.				
95-10-0500	Paratech Airbags	1		$32,000	$32,000
	The following Paratech high pressure airbags shall be provided at delivery of the rescue apparatus: One (1) 22-888110G2 Kpi-1 Alb 6x6 One (1) 22-888120G2 Kpi-3 Alb 6x12 One (1) 22-888135G2 Kpi-8 Alb 12x12 One (1) 22-888140G2 Kpi-12 Alb 15x15 One (1) 22-888150G2 Kpi-17 Alb 15x21 One (1) 22-888160G2 Kpi-22 Alb 20x20 One (1) 22-888165G2 Kpi-28 Alb 20x26 One (1) 22-888195G2 Kpi-55 Alb 32x32 One (1) 22-890300G2-150 150 Psi Master Control Kit (1) G3 Dual Deadman Controller (1) G3 Pre-Set Regulator (4) 165psi Inline Relief/Shut-Off Valves (2) Paratech Y (5) Colored Hoses (1) Industrial Fitting (1) Chicago Gland (1) Locking Tire Chuck Spare Fittings (1) Pelican Box The following Paratech low pressure airbags shall be provided at delivery of the rescue apparatus: One (1) 22-887100K A/k 6 Ton Cushion Kit (2) 22-887005K A/K Cushion 3.3 Ton, 24" diameter x 2" (1) 22-887006 A/K Cushion Carrying Case (1) 22-887305G3 Dual Controller with gauges and safety relief valves (1) 14.5 psi / 1 bar 22-887400 Air Hose 1 in dia. x 20 ft RED (1) 22-887401 Air Hose 1 in dia. x 20 ft BLUE (1) 22-890513 Air Hose 3/8 in dia. x 16 ft BLACK (1) 22-887099K Repair Kit				
95-10-0600	Installation Of Fire Department Equipment	1		$50,000	$50,000
95-10-0800	Fire Department Equipment Allowance	1		$131,874	$131,874
97-10-1100	Apparatus Training, On Site, Per Day (3 additional days)	3		$1,745	$5,235
98-10-1020	Pre-Construction Conference - At The Fire Department	1		$342	$342
98-10-1111	Mid-Point Inspection At Factory - Price Per Person	4		$2,296	$9,184
98-10-1200	Final Inspection At Factory - Price per person	4		$2,296	$9,184
98-11-1000	Delivery To Customer From Holden	1		$5,816	$5,816
98-11-1110	Dealer Supplied Graphics	1		$6,979	$6,979
98-12-1010	Pre-Delivery Inspection By Firefighter One	1			

98-12-1050	FF1 Annual PM and Apparatus Inspection	1			
Base price			**$753,222**		
Total options					
					$718,620
Sub-total	**(base price + options)**				**$1,471,842**
Administration fee	**Sourcewell contract fee**				**$1,750**
Sourcewell discount					**-$73,592**
Total purchase price					**$1,400,000**

R-50

SE:dh
11-13-25

RESOLUTION AUTHORIZING THE CAMDEN FIRE DEPARTMENT TO ACCEPT THE FEDERAL EMERGENCY MANAGEMENT AGENCY ("FEMA") - ASSISTANCE TO FIREFIGHTERS GRANT FROM THE U.S. DEPARTMENT OF HOMELAND SECURITY, IN THE AMOUNT OF $558,00.00 WITH A CITY MATCH OF $55,800.00 FOR A TOTAL OF $613,800.00

WHEREAS, the U.S. Department of Homeland Security's, Federal Emergency Management Agency (FEMA) has awarded the City of Camden a Grant in the amount of FIVE HUNDRED FIFTY-EIGHT THOUSAND DOLLARS ($558,000.00) for the purpose of providing training in Special Operations to firefighters; and

WHEREAS, the City will be required to contribute matching funds of Ten percent (10%) which is FIFTY-FIVE THOUSAND EIGHT HUNDRED DOLLARS ($55,800.00); and

WHEREAS, it is in the best interest of the City to accept the Grant from FEMA, which will be used for Special Operations training for Fire Suppression and Protection for Rescue Emergencies ; now, therefore

BE IT RESOLVED, by the City Council of the City of Camden that the City is hereby authorized to accept said grant in the amount of FIVE HUNDRED FIFTY-EIGHT THOUSAND DOLLARS ($558,000.00) from FEMA, the City will pay Ten Percent (10%) matching funds of FIFTY-FIVE THOUSAND EIGHT HUNDRED DOLLARS ($55,800.00) and the total amount for the training is SIX HUNDRED THIRTEEN THOUSAND DOLLARS ($613,800.00).

BE IT FURTHER RESOLVED, that the proper officers of the City of Camden are hereby authorized to execute the necessary documents in order to accept said grant.

BE IT FURTHER RESOLVED, that pursuant to N.J.S.A. 52:27BBB-23, a true copy of this Resolution shall be forwarded to the State Commissioner of Community Affairs, who shall have ten (10) days from the receipt thereof to veto this Resolution. All notices of veto shall be filed in the Office of the Municipal Clerk.

Date: November 13, 2025

The above has been reviewed
and approved as to form.

DANIEL S. BLACKBURN
City Attorney

ANGEL FUENTES
President, City Council

ATTEST:

LUIS PASTORIZA
Municipal Clerk

CITY OF CAMDEN — CITY COUNCIL ACTION REQUEST FORM

COUNCIL MEETING DATE: JUNE 4, 2024

TO: City Council
FROM: **Chief Jesse M. Flax**

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing the Camden Fire Department/ City of Camden to accept funding from the **F**ederal **E**mergency **M**anagement **A**gency (**FEMA**) for the ~~2025~~ 2024 **Assistance to Firefighters Grant (AFG)** requires a **10%** match.

Point of Contact:	**Jesse Flax**	**Fire Department**	**(856) 757-7518**	**Jeflax@ci.camden.nj.us**
	Name	Department-Division-Bureau	Phone	Email

ENDORSEMENTS

	Recommend Approval (Y/N)	Signature	Date	Comments
Responsible Department Director			10/17/25	
Supporting Department Director (if necessary)			10/20/25	
Director of Grants Management			10/22/25	
Qualified Purchasing Agent				
Director of Finance				

Approved by:
Business Administrator _____ _____
Signature **Date**

Attachments (list and attach all available):

1. Waiver Request Form Attached for State DCA/DLGS Approval - (If applicable)[1]
2. Certification of Funds[2]
3. Addition supporting documents.

"Walk-on" note: All walk-on legislation must be pre-approved by the Business Administrator. The Department Director and Contact Person are jointly responsible for delivering all necessary documents to the City Clerk for distribution at the Council Meeting.

Received by:
City Attorney _____ _____
Signature **Date**

[1] For Example: Form "A" - Request for approval of Employees Requiring Advice and Consent of Governing Body, Form "D" - Contract Request, Form "E" - Creation/Extension of Services, Form "G" - Grant Approval, Form "H" - Bond Ordinance or Contract Request, Form "I", "Best Price Insurance Contracting" Model Ordinance
[2] Mandatory for any financial commitment to the City or expenditure of City Funds.

EXECUTIVE SUMMARY

TITLE OF ORDINANCE/RESOLUTION: Resolution authorizing the Camden Fire Department/ City of Camden to accept funding from the **F**ederal **E**mergency **M**anagement **A**gency (**FEMA**) for the ~~2025~~ 2024 **Assistance to Firefighters Grant (AFG)** requires a **10%** match.

FACTS/BACKGROUND: (Executive level details. Short concise bullets)

- Application to the FEMA Port Security Grant would allow The City of Camden Fire Department to better serve the community through training in special operations.
- If Council need to act now – The City of Camden Fire Department would get the proper Training in Trench, Elevator, Rope and Confine Space Rescue
- The value of the transaction was established by researching the needed training and cost associated with replacing personnel during course activities. ~~$558,800~~ $558,000

AMOUNT OF THE PROPOSED CONTRACT or TOTAL COST OF PROPOSAL: ~~$558,800.00~~ **and requires a ~~25~~ 10% Match consisting of $55,800.00 totaling 613,800.00.**

IMPACT STATEMENT:

- Approval of this legislation provides the necessary Special Operation training for Fire Suppression and protection for Rescue emergencies.
- City Council approval of this proposal would improve the Fire Department ability to properly protect the community and safely preform operation during a Dangerous situation
- City Council should approve this legislation awarded from FEMA to train fire personnel throughout the department.
- Unfortunately, if City Council does not approve the legislation training of our current members would have to come from City Finance.

SUBJECT MATTER EXPERTS/ADVOCATES:

- Fire Chief Jesse Flax, The City of Camden Fire Department.
  - Attendance: (**Y**/N/Tentative). Confirmed?
- Name, Organization 2.
  - Attendance: (Y/N/Tentative). Confirmed?
- Additional as required…

COORDINATION:

- Who is impacted/has action if the legislation is passed? Include Government and Non-Government entities.

Prepared by:

_____

Name Phone/Email

Initial Report √ Revised Report ____ Closing Report____

Bureau of Grants Management Grant Summary Form

Grant Status Code: G

(green - g; yellow - y; red - r)

Department: Fire Department

Grant Administrator: Chief Jessie Flax Grant Administrator #: 757-7518

Project Name:		EMW-2024-FG-00240 – Assistance to Firefighters Grant			
Grant/Funding Agency Program:		FEMA – 2024 Assistance to Firefighters Grant (FG)			
Grant Federal CFDA or State GIMS Number:					
City Contract Date:			City Contract #:		
Application Resolution #:			Appropriation Code :		
Funding Source:		FEMA			
Pass Through: ***circle one***	Y or N	Source:			
Amount of Grant:		$558,000			
Local Match: ***circle one***	(Y) or N	Cash:	$55,800	In-Kind:	
Budget Insertion Resolution # & Date:			Accepting Grant Resolution # MC:		
Term of Grant: :		9/30/25 – 9/29/27	Location of Activity:	City wide	
Date of Analysis:		10/20/25	Reviewed By:	Kelly Mobley	

Summary:

20-Oct-25: The Camden Fire Department is requesting City Council authorization to accept the FY 24 FEMA EMW-2024-FG-00240 – Assistance to Firefighters Grant in the amount of $558,000. The grant was awarded for the purpose of providing training (see below). There is a 10% match requirement of $55,800 (non-federal share) upon acceptance of this grant agreement.

The entire grant is contractual for the following trainings: Elevator Rescue, Trench Rescue, Rope Rescue and specialized training.

Time Lines: Performance/Budget Period: 9/30/25 – 9/29/27

Problematic Areas/Recommendations:

Award Letter

U.S. Department of Homeland Security
Washington, D.C. 20472

FEMA

Effective date: 09/23/2025

Kelly Mobley
CITY OF CAMDEN
P O BOX 95120 ROOM 213, CITY HALL
CAMDEN, NJ 08101

EMW-2024-FG-00240

Dear Kelly Mobley,

Congratulations on behalf of the Department of Homeland Security. Your application submitted for the Fiscal Year (FY) 2024 Assistance to Firefighters Grant (FG) Grant funding opportunity has been approved in the amount of $558,000.00 in Federal funding. As a condition of this grant, you are required to contribute non-Federal funds equal to or greater than 10.0% of the Federal funds awarded, or $55,800.00 for a total approved budget of $613,800.00. Please see the FY 2024 FG Notice of Funding Opportunity for information on how to meet this cost share requirement.

Before you request and receive any of the Federal funds awarded to you, you must establish acceptance of the award through the FEMA Grants Outcomes (FEMA GO) system. By accepting this award, you acknowledge that the terms of the following documents are incorporated into the terms of your award:

- Summary Award Memo - included in this document
- Agreement Articles - included in this document
- Obligating Document - included in this document
- 2024 FG Notice of Funding Opportunity (NOFO) - incorporated by reference

Please make sure you read, understand, and maintain a copy of these documents in your official file for this award.

Sincerely,

Stacey Street
Deputy Assistant Administrator
Grant Programs Directorate

Classroom

DESCRIPTION

This item covers the prerequisite classroom cost for Elevator Rescue Training at a rate of $10,000 per day for 3 days.

QUANTITY	UNIT PRICE	TOTAL
3	$10,000.00	$30,000.00

BUDGET CLASS

Contractual

Rescue

DESCRIPTION

Elevator Rescue will include 30 Firefighters at a rate of $600 per day for 3 days ($54,000) and 10 Captains at a rate of $752 per day for 3 days ($22,650). Training will consist of the procedures for safely accessing individuals trapped in elevators in addition to understanding elevator systems and emergency protocols.

QUANTITY	UNIT PRICE	TOTAL
1	$76,560.00	$76,560.00

BUDGET CLASS

Contractual

Rescue

DESCRIPTION

Rope Rescue training will include 15 Firefighters at a rate of $600 per day for 5 days ($45,000) and 5 Captains at a rate of $752 per day for 5 days ($18,800). Course will cover the fundamentals of rope rescue systems as well as advanced rigging techniques and victim recovery.

QUANTITY	UNIT PRICE	TOTAL
1	$63,800.00	$63,800.00

BUDGET CLASS

Contractual

Classroom

DESCRIPTION

This item covers the prerequisite classroom cost for Rope Recue Training at a rate of $6,000 per day for 5 days.

QUANTITY	UNIT PRICE	TOTAL
5	$6,000.00	$30,000.00

BUDGET CLASS

Contractual

Agreement Articles

Program: Fiscal Year 2024 Assistance to Firefighters Grant
Recipient: CITY OF CAMDEN
UEI-EFT: L5MTYJ62P314
Award number: EMW-2024-FG-00240

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Article 1 **Assurance, Administrative Requirements, Cost Principles, Representations, and Certifications**

I. Recipients must complete either the Office of Management and Budget (OMB) Standard Form 424B Assurances – Non- Construction Programs, or OMB Standard Form 424D Assurances – Construction Programs, as applicable. Certain assurances in these documents may not be applicable to your program and the DHS financial assistance office (DHS FAO) may require applicants to certify additional assurances. Applicants are required to fill out the assurances, as instructed.

Article 2 **General Acknowledgements and Assurances**

Recipients are required to follow the applicable provisions of the Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards in effect as of the federal award date and located in Title 2, Code of Federal Regulations, Part 200 and adopted by DHS at 2 C.F.R. § 3002.10. All recipients and subrecipients must acknowledge and agree to provide DHS access to records, accounts, documents, information, facilities, and staff pursuant to 2 C.F.R. § 200.337. I. Recipients must cooperate with any DHS compliance reviews or compliance investigations. II. Recipients must give DHS access to examine and copy records, accounts, and other documents and sources of information related to the federal award and permit access to facilities and personnel. III. Recipients must submit timely, complete, and accurate reports to the appropriate DHS officials and maintain appropriate backup documentation to support the reports. IV. Recipients must comply with all other special reporting, data collection, and evaluation requirements required by law, federal regulation, Notice of Funding Opportunity, federal award specific terms and conditions, and/or DHS Component program guidance. Organization costs related to data and evaluation are allowable. The definition of data and evaluation costs is in 2 C.F.R. § 200.455(c), the full text of which is incorporated by reference. V. Recipients must complete DHS Form 3095 within 60 days of receipt of the Notice of Award for the first award under which this term applies. For further instructions and to access the form, please visit: https://www.dhs.gov/civil-rightsresources-recipients-dhs-financial-assistance.

Article 3 **Acknowledgement of Federal Funding from DHS**

Recipients must acknowledge their use of federal award funding when issuing statements, press releases, requests for proposal, bid invitations, and other documents describing projects or programs funded in whole or in part with federal award funds.

Article 4 **Activities Conducted Abroad**

Recipients must coordinate with appropriate government authorities when performing project activities outside the United States obtain all appropriate licenses, permits, or approvals.

Article 8 **CHIPS and Science Act of 2022, Public Law 117-167 CHIPS**

(1) Recipients of DHS research and development (R&D) awards must report to the DHS Component research program office any finding or determination of sex based and sexual harassment and/or an administrative or disciplinary action taken against principal investigators or co-investigators to be completed by an authorized organizational representative (AOR) at the recipient institution. (2) Notification. An AOR must disclose the following information to agencies within 10 days of the date/the finding is made, or 10 days from when a recipient imposes an administrative action on the reported individual, whichever is sooner. Reports should include: (a) Award number, (b) Name of PI or Co-PI being reported, (c) Awardee name, (d) Awardee address, (e) AOR name, title, phone, and email address, (f) Indication of the report type: (i) Finding or determination has been made that the reported individual violated awardee policies or codes of conduct, statutes, or regulations related to sexual harassment, sexual assault, or other forms of harassment, including the date that the finding was made. (ii) Imposition of an administrative or disciplinary action by the recipient on the reporting individual related to a finding/determination or an investigation of an alleged violation of recipient policy or codes of conduct, statutes, or regulations, or other forms of harassment. (iii) The date and nature of the administrative/disciplinary action, including a basic explanation or description of the event, which should not disclose personally identifiable information regarding any complaints or individuals involved. Any description provided must be consistent with the Family Educational Rights in Privacy Act. (3) Definitions. (a) An "authorized organizational representative (AOR)" is an administrative official who, on behalf of the proposing institution, is empowered to make certifications and representations and can commit the institution to the conduct of a project that an agency is being asked to support as well as adhere to various agency policies and award requirements. (b) "Principal investigators and co-principal investigators" are award personnel supported by a grant, cooperative agreement, or contract under Federal law. (c) A "reported individual" refers to recipient personnel who have been reported to a federal agency for potential sexual harassment violations. (d) "Sex based harassment" means a form of sex discrimination and includes harassment based on sex, sex stereotypes, sex characteristics, pregnancy or related conditions, sexual orientation, and gender identity. (e) "Sexual harassment" means unwelcome sexual advances, requests for sexual favors, and other verbal or physical conduct of a sexual nature when this conduct explicitly or implicitly affects an individual's employment, unreasonably interferes with an individual's work performance, or creates an intimidating, hostile, or offensive work environment, whether such activity is carried out by a supervisor or by a co-worker, volunteer, or contractor.

Article 11 **Communication and Cooperation with the Department of Homeland Security and Immigration Officials**

(1) All recipients and other recipients of funds under this award must agree that they will comply with the following requirements related to coordination and cooperation with the Department of Homeland Security and immigration officials: (a) They must comply with the requirements of 8 U.S.C. §§ 1373 and 1644. These statutes prohibit restrictions on information sharing by state and local government entities with DHS regarding the citizenship or immigration status, lawful or unlawful, of any individual. Additionally, 8 U.S.C. § 1373 prohibits any person or agency from prohibiting, or in any way restricting, a Federal, State, or local government entity from doing any of the following with respect to information regarding the immigration status of any individual: 1) sending such information to, or requesting or receiving such information from, Federal immigration officials; 2) maintaining such information; or 3) exchanging such information with any other Federal, State, or local government entity; (b) They must comply with other relevant laws related to immigration, including prohibitions on encouraging or inducing an alien to come to, enter, or reside in the United States in violation of law, 8 U.S.C. § 1324(a)(1)(A)(iv), prohibitions on transporting or moving illegal aliens, 8 U.S.C. § 1324(a)(1)(A)(ii), prohibitions on harboring, concealing, or shielding from detection illegal aliens, 8 U.S.C. § 1324(a)(1)(A)(iii), and any applicable conspiracy, aiding or abetting, or attempt liability regarding these statutes; (c) That they will honor requests for cooperation, such as participation in joint operations, sharing of information, or requests for short term detention of an alien pursuant to a valid detainer. A jurisdiction does not fail to comply with this requirement merely because it lacks the necessary resources to assist in a particular instance; (d) That they will provide access to detainees, such as when an immigration officer seeks to interview a person who might be a removable alien; and (e) That they will not leak or otherwise publicize the existence of an immigration enforcement operation. (2) The recipient must certify under penalty of perjury pursuant to 28 U.S.C. § 1746 and using a form that is acceptable to DHS, that it will comply with the requirements of this term. Additionally, the recipient agrees that it will require any subrecipients or contractors to certify in the same manner that they will comply with this term prior to providing them with any funding under this award. (3) The recipient agrees that compliance with this term is material to the Government's decision to make or continue with this award and that the Department of homeland Security may terminate this grant, or take any other allowable enforcement action, if the recipient fails to comply with this term.

Article 12 **Copyright**

Recipients must affix the applicable copyright notices of 17 U.S.C. §§ 401 or 402 to any work first produced under federal awards and also include an acknowledgement that the work was produced under a federal award (including the federal award number and federal awarding agency). As detailed in 2 C.F.R. § 200.315, a federal awarding agency reserves a royalty-free, nonexclusive, and irrevocable right to reproduce, publish, or otherwise use the work for federal purposes and to authorize others to do so.

Article 18 **Equal Treatment of Faith-Based Organizations**

It is DHS policy to ensure the equal treatment of faith-based organizations in social service programs administered or supported by DHS or its component agencies, enabling those organizations to participate in providing important social services to beneficiaries. Recipients must comply with the equal treatment policies and requirements contained in 6 C.F.R. Part 19 and other applicable statutes, regulations, and guidance governing the participations of faith-based organizations in individual DHS programs.

Article 19 **Anti-Discrimination**

Recipients must comply with all applicable Federal anti-discrimination laws material to the government's payment decisions for purposes of 31 U.S.C. § 372(b)(4). (1) Definitions. As used in this clause – (a) DEI means "diversity, equity, and inclusion." (b) DEIA means "diversity, equity, inclusion, and accessibility." (c) Discriminatory equity ideology has the meaning set forth in Section 2(b) of Executive Order 14190 of January 29, 2025. (d) Federal anti-discrimination laws mean Federal civil rights law that protect individual Americans from discrimination on the basis of race, color, sex, religion, and national origin. (e) Illegal immigrant means any alien, as defined in 8 U.S.C. § 1101(a)(3), who has no lawful immigration status in the United States.(2) Grant award certification. (a) By accepting the grant award, recipients are certifying that: (i) They do not, and will not during the term of this financial assistance award, operate any programs that advance or promote DEI, DEIA, or discriminatory equity ideology in violation of Federal anti-discrimination laws; and (ii) They do not engage in and will not during the term of this award engage in, a discriminatory prohibited boycott. (iii) They do not, and will not during the term of this award, operate any program that benefits illegal immigrants or incentivizes illegal immigration. (3) DHS reserves the right to suspend payments in whole or in part and/or terminate financial assistance awards if the Secretary of Homeland Security or her designee determines that the recipient has violated any provision of subsection (2). (4) Upon suspension or termination under subsection (3), all funds received by the recipient shall be deemed to be in excess of the amount that the recipient is determined to be entitled to under the Federal award for purposes of 2 C.F.R. § 200.346. As such, all amounts received will constitute a debt to the Federal Government that may be pursued to the maximum extent permitted by law.

Article 20 **False Claims Act and Program Fraud Civil Remedies**

Recipients must comply with the requirements of the False Claims Act, 31 U.S.C. §§ 3729- 3733, which prohibit the submission of false or fraudulent claims for payment to the Federal Government. (See 31 U.S.C. §§ 3801-3812, which details the administrative remedies for false claims and statements made.)

Article 26 **Limited English Proficiency (Civil Rights Act of 1964, Title VI)**

Recipients must comply with Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d et seq.) prohibition against discrimination on the basis of national origin, which requires that recipients of federal financial assistance take reasonable steps to provide meaningful access to persons with limited English proficiency (LEP) to their programs and services. For additional assistance and information regarding language access obligations, please refer to the DHS Recipient Guidance: https://www.dhs.gov/guidance-published-help-department-supported-organizationsprovide-meaningful-access-people-limited and additional resources on http://www.lep.gov.

Article 27 **Lobbying Prohibitions**

Recipients must comply with 31 U.S.C. § 1352 and 6 C.F.R. Part 9, which provide that none of the funds provided under a federal award may be expended by the recipient to pay any person to influence, or attempt to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with any federal action related to a federal award or contract, including any extension, continuation, renewal, amendment, or modification. Per 6 C.F.R. Part 9, recipients must file a lobbying certification form as described in Appendix A to 6 C.F.R. Part 9 or available on Grants.gov as the Grants.gov Lobbying Form and file a lobbying disclosure form as described in Appendix B to 6 C.F.R. Part 9 or available on Grants.gov as the Disclosure of Lobbying Activities (SF-LLL).

Article 28 **National Environmental Policy Act**

Recipients must comply with the requirements of the National Environmental Policy Act of 1969, Pub. L. No. 91-190 (1970) (codified as amended at 42 U.S.C. § 4321 et seq.) (NEPA) and the Council on Environmental Quality (CEQ) Regulations for Implementing the Procedural Provisions of NEPA, which require recipients to use all practicable means within their authority, and consistent with other essential considerations of national policy, to create and maintain conditions under which people and nature can exist in productive harmony and fulfill the social, economic, and other needs of present and future generations of Americans.

Article 29 **National Security Presidential Memorandum-33 (NSPM-33) and provisions of the CHIPS and Science Act of 2022, Pub. L. 117-167, Section 10254**

(1) Recipient research institutions ("covered institutions") must comply with the requirements in NSPM-33 and provisions of Pub. L.117-167, Section 10254 (codified at 42 U.S.C. § 18951) certifying that the institution has established and operates a research security program that includes elements relating to: (a) cybersecurity; (b) foreign travel security; (c) research security training; and (d) export control training, as appropriate. (2) Definition. "Covered institutions" means recipient research institutions receiving federal Research and Development (R&D) science and engineering support "in excess of $50 million per year."

Article 35 **Rehabilitation Act of 1973**

Recipients must comply with the requirements of Section 504 of the Rehabilitation Act of 1973, Pub. L. No. 93-112 (codified as amended at 29 U.S.C. § 794), which provides that no otherwise qualified handicapped individuals in the United States will, solely by reason of the handicap, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving federal financial assistance.

Article 36 **Reporting Recipient Integrity and Performance Matters**

If the total value of any currently active grants, cooperative agreements, and procurement contracts from all federal awarding agencies exceeds $10,000,000 for any period of time during the period of performance of the federal award, then the recipient must comply with the requirements set forth in the government-wide federal award term and condition for Recipient Integrity and Performance Matters is in 2 C.F.R. Part 200, Appendix XII, the full text of which is incorporated by reference.

Article 37 **Reporting Subawards and Executive Compensation**

For federal awards that total or exceed $30,000, recipients are required to comply with the requirements set forth in the government-wide federal award term and condition on Reporting Subawards and Executive Compensation set forth at 2 C.F.R. Part 170, Appendix A, the full text of which is incorporated by reference.

Article 39 **SAFECOM**

Recipients receiving federal awards made under programs that provide emergency communication equipment and its related activities must comply with the SAFECOM Guidance for Emergency Communication Grants, including provisions on technical standards that ensure and enhance interoperable communications. The SAFECOM Guidance is updated annually and can be found at Funding and Sustainment | CISA.

Article 40 **Subrecipient Monitoring and Management**

Pass-through entities must comply with the requirements for subrecipient monitoring and management as set forth in 2 C.F.R. §§ 200.331-333.

Article 41 **System for Award Management and Unique Entity Identifier Requirements**

Recipients are required to comply with the requirements set forth in the governmentwide federal award term and condition regarding the System for Award Management and Unique Entity Identifier Requirements in 2 C.F.R. Part 25, Appendix A, the full text of which is incorporated reference.

Article 42 **Termination of a Federal Award**

(1) By DHS. DHS may terminate a federal award, in whole or in part, for the following reasons: (a) If the recipient fails to comply with the terms and conditions of the federal award; (b) With the consent of the recipient, in which case the parties must agree upon the termination conditions, including the effective date, and in the case of partial termination, the portion to be terminated; or (c) Pursuant to the terms and conditions of the federal award, including, to the extent authorized by law, if the federal award no longer effectuates the program goals or agency priorities. (3) By the Recipient. The recipient may terminate the federal award, in whole or in part, by sending written notification to DHS stating the reasons for such termination, the effective date, and in the case of partial termination, the portion to be terminated. However, if DHS determines that the remaining portion of the federal award will not accomplish the purposes for which the federal award was made, DHS may terminate the federal award in its entirety. (4) Notice. Either party will provide written notice of intent to terminate for any reason to the other party no less than 30 calendar days prior to the effective date of the termination. (5) Compliance with Closeout Requirements for Terminated Awards. The recipient must continue to comply with closeout requirements in 2 C.F.R. §§ 200.344200.345 after an award is terminated.

Article 43 **Terrorist Financing**

Recipients must comply with Executive Order 13224 and applicable statutory prohibitions on transactions with, and the provisions of resources and support to, individuals and organizations associated with terrorism. Recipients are legally responsible for ensuring compliance with the Executive Order and laws.

Article 48 **Environmental Planning and Historic Preservation (EHP) Review**

DHS/FEMA funded activities that could have an impact on the environment are subject to the FEMA EHP review process. This review does not address all federal, state, and local requirements. Acceptance of federal funding requires the recipient to comply with all federal, state, and local laws. DHS/FEMA is required to consider the potential impacts to natural and cultural resources of all projects funded by DHS/FEMA grant funds, through its EHP review process, as mandated by: the National Environmental Policy Act; Endangered Species Act; National Historic Preservation Act of 1966, as amended; Clean Water Act; Clean Air Act; National Flood Insurance Program regulations; and any other applicable laws, regulations and executive orders. General guidance for FEMA's EHP process is available on the DHS/FEMA Website. Specific applicant guidance on how to submit information for EHP review depends on the individual grant program. Applicants should contact their grant Program Officer to be put into contact with EHP staff responsible for assisting their specific grant program. The FEMA EHP review process must be completed before funds are released to carry out the proposed project, otherwise, DHS/FEMA may not be able to fund the project due to noncompliance with EHP laws, executive orders, regulations, and policies. DHS/FEMA may also need to perform a project closeout review to ensure the applicant complied with all required EHP conditions identified in the initial review. If ground disturbing activities occur during construction, the applicant will monitor the ground disturbance, and if any potential archaeological resources are discovered, the applicant will immediately cease work in that area and notify the pass-through entity, if applicable, and DHS/FEMA. EO 11988, Floodplain Management, and EO 11990, Protection of Wetlands, require that all federal actions in or affecting the floodplain or wetlands be reviewed for opportunities to relocate, and be evaluated for social, economic, historical, environmental, legal, and safety considerations. FEMA's regulations at 44 C.F.R. Part 9 implement the EOs and require an eight-step review process if a proposed action is in a floodplain or wetland or has the potential to affect or be affected by a floodplain or wetland. The regulation also requires that the federal agency provide public notice of the proposed action at the earliest possible time to provide the opportunity for public involvement in the decision-making process (44 C.F.R. § 9.8). Where there is no opportunity to relocate the federal action, FEMA is required to undertake a detailed review to determine what measures can be taken to minimize future damages to the floodplain or wetland.

Article 49 **Applicability of DHS Standard Terms and Conditions to Tribal Nations**

The DHS Standard Terms and Conditions are a restatement of general requirements imposed upon recipients and flow down to sub-recipients as a matter of law, regulation, or executive order. If the requirement does not apply to Tribal Nations, or there is a federal law or regulation exempting its application to Tribal Nations, then the acceptance by Tribal Nations, or acquiescence to DHS Standard Terms and Conditions does not change or alter its inapplicability to a Tribal Nation. The execution of grant documents is not intended to change, alter, amend, or impose additional liability or responsibility upon the Tribal Nations where it does not already exist.

Article 54 **Build America, Buy America Act (BABAA) Required Contract Provision & Self-Certification**

In addition to the DHS Standard Terms & Conditions regarding Required Use of American Iron, Steel, Manufactured Products, and Construction Materials, recipients and subrecipients of FEMA financial assistance for programs that are subject to BABAA must include a Buy America preference contract provision as noted in 2 C.F.R. section 184.4 and a self-certification as required by the FEMA Buy America Preference in FEMA Financial Assistance Programs for Infrastructure (FEMA Interim Policy #207-22-0001). This requirement applies to all subawards, contracts, and purchase orders for work performed, or products supplied under the FEMA award subject to BABAA.

Article 55 **Award Performance Goals**

FEMA will measure the recipient's performance of the grant by comparing the number of items requested in its application, the numbers acquired (ordered, paid, and received) within the period of performance. In order to measure performance, FEMA may request information throughout the period of performance. In its final performance report submitted at closeout, the recipient is required to report on the recipients compliance with the applicable industry, local, state and national standards described in the NOFO.

The pass-through entity may terminate a subaward in whole or in part for one of the following reasons identified in 2 C.F.R. § 200.340:

a. If the subrecipient fails to comply with the terms and conditions of the federal award.

b. With the consent of the subrecipient, in which case the pass-through entity and the subrecipient must agree upon the termination conditions. These conditions include the effective date and, in the case of partial termination, the portion to be terminated.

c. If the pass-through entity's award has been terminated, the pass-through recipient will terminate its subawards.

4. Termination by the Recipient or Subrecipient

The recipient or subrecipient may terminate the federal award in whole or in part for the following reasons identified in 2 C.F.R. § 200.340: Upon sending FEMA or the pass-through entity a written notification of the reasons for such termination, the effective date, and, in the case of partial termination, the portion to be terminated. However, if FEMA or the pass-through entity determines that the remaining portion of the federal award will not accomplish the purposes for which the federal award was made, FEMA or the pass-through entity may terminate the federal award in its entirety.

5. Impacts of Termination

a. When FEMA terminates the federal award prior to the end of the period of performance due to the recipient's material failure to comply with the terms and conditions of the federal award, FEMA will report the termination in SAM.gov in the manner described at 2 C.F.R. § 200.340(c).

b. When the federal award is terminated in part or its entirety, FEMA or the pass-through entity and the recipient or subrecipient remain responsible for compliance with the requirements in 2 C.F.R. §§ 200.344 and 200.345.

6. Notification Requirements

FEMA or the pass-through entity must provide written notice of the termination in a manner consistent with 2 C.F.R. § 200.341. The federal award will be terminated on the date of the notification unless stated otherwise in the notification.

7. Opportunities to Object and Appeals

Where applicable, when FEMA terminates the federal award, the written notification of termination will provide the opportunity, and describe the process, to object and provide information challenging the action, pursuant to 2 C.F.R. § 200.342.

8. Effects of Suspension and Termination

Article 57 **Payment Information (Updated)**

Recipients will submit payment requests in FEMA GO for FY25 awards under this program.

Instructions to Grant Recipients Pursuing Payments

FEMA reviews all grant payments and obligations to ensure allowability in accordance with 2 C.F.R. § 200.305. These measures ensure funds are disbursed appropriately while continuing to support and prioritize communities who rely on FEMA for assistance. Once a recipient submits a payment request in FEMA GO, FEMA will review the request. If FEMA approves a payment, it will process the payment through FEMA GO and the payment will be delivered pursuant to the recipients SAM.gov financial information. If FEMA disapproves a payment, FEMA will inform the recipient.

Processing and Payment Timeline

FEMA must comply with regulations governing payments to grant recipients. See 2 C.F.R. § 200.305. For grant recipients other than States, 2 C.F.R. § 200.305(b)(3) stipulates that FEMA is to make payments on a reimbursement basis within 30 days after receipt of the payment request, unless FEMA reasonably believes the request to be improper. For state recipients, 2 C.F.R. § 200.305(a) instructs that federal grant payments are governed by Treasury-State Cash Management Improvement Act (CMIA) agreements ("Treasury-State agreement") and default procedures codified at 31 C.F.R. part 205 and Treasury Financial Manual (TFM) 4A-2000, "Overall Disbursing Rules for All Federal Agencies." See 2 C.F.R. § 200.305(a).

Treasury-State agreements generally apply to "major federal assistance programs" that are governed by 31 C.F.R. part 205, subpart A and are identified in the Treasury-State agreement. 31 C.F.R. §§ 205.2, 205.6. Where a federal assistance (grant) program is not governed by subpart A, payment and funds transfers from FEMA to the state are subject to 31 C.F.R. part 205, subpart B. Subpart B requires FEMA to "limit a funds transfer to a state to the minimum amounts needed by the state and must time the disbursement to be in accord with the actual, immediate cash requirements of the state in carrying out a federal assistance program or project. The timing and amount of funds transfers must be as close as is administratively feasible to a state's actual cash outlay for direct program costs and the proportionate share of any allowable indirect costs." 31 C.F.R. § 205.33(a). Nearly all FEMA grants are not "major federal assistance programs." As a result, payments to states for those grants are subject to the "default" rules of 31 C.F.R. part 205, subpart B.

If additional information is needed, a request for information will be issued by FEMA to the recipient; recipients are strongly encouraged to respond to any additional FEMA request for information inquiries within three business days. If an adequate response is not received, the request may be denied, and the entity may need to submit a new reimbursement request; this will re-start the 30-day timeline.

Article 59 **Non-Applicability of Specific Agreement Articles**

Notwithstanding their inclusion in this award package, the following Agreement Article does not apply to this grant award:

Termination of a Federal Award

The intent of this provision is to clarify that Paragraph C.XL (Termination of a Federal Award) of the FY 2025 DHS Standard Terms and Conditions does not apply to this award. Instead, the Agreement Article titled "Termination of the Federal Award", or "Termination of the Federal Award (Updated)" applies to this grant award.

17. RECIPIENT SIGNATORY OFFICIAL (Name and Title) Kelly Mobley	DATE 10/01/2025
18. FEMA SIGNATORY OFFICIAL (Name and Title) Stacey Street, Deputy Assistant Administrator Grant Programs Directorate	DATE 09/23/2025

Specialized

DESCRIPTION

This course will to include 120 Firefighters at a rate of $600 per day for 2 days ($144,000) and 30 Captains at a rate of $752 per day for 2 days ($45,120).

QUANTITY	UNIT PRICE	TOTAL
1	$189,120.00	$189,120.00

BUDGET CLASS

Contractual

Classroom

DESCRIPTION

This item covers the prerequisite classroom cost for Confined Space Operations training at a rate of $50,000 per day, for 2 days

QUANTITY	UNIT PRICE	TOTAL
2	$50,000.00	$100,000.00

BUDGET CLASS

Contractual

Classroom

DESCRIPTION

This item covers the prerequisite cost of classroom training for heavy rescue vehicles for 2 days at a rate of $2.500 per day

QUANTITY	UNIT PRICE	TOTAL
2	$2,500.00	$5,000.00

BUDGET CLASS

Contractual