

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO: R-10-2026-171

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING THE RELEASE OF THE REHABILITATED AFFORDABLE
HOUSING AGREEMENT AND LIEN ON BLOCK 56, LOT 71, QUALIFIER C-496A

WHEREAS, on March 2, 2023, Elsida Aviles and Jose Luna (“Aviles & Luna”) entered into a Rehabilitated Affordable Housing Agreement with the Township of Monroe restricting Aviles & Luna from selling or conveying title to the property for a period of ten years pursuant to Monroe Ordinance 131-8 and N.J.S.A. 52:27D-301 et seq, said Agreement having been recorded with the Middlesex County Clerk on August 23, 2023, in Mortgage Book 19282 on Page 1086, Instrument #2023049512; and

WHEREAS, the Affordable Housing Lien state that “the terms, restrictions and covenants of this Agreement shall automatically expire ten (10) years from the date that the housing rehabilitation work was completed”; and

WHEREAS, the applicant has reached out to the Affordable Housing Board stating that an undue hardship exists and the premises need to be sold; and

WHEREAS, the Affordable Housing Board at their meeting held October 9, 2024 approved a Resolution recommending the release of the lien upon repayment of 100% of the lien in the amount of \$54,325.00, as the lien had been in place for one (1) year and five (5) months at that time; and

WHEREAS, the applicant has successfully paid the required lien amount back to the Affordable Housing Trust on September 9, 2026; and

WHEREAS, the Monroe Township Affordable Housing Board advises of the successful completion of the Affordable Housing Lien and has consented to the termination of the Affordable Housing Lien; and

NOW, THEREFORE, BE IT RESOLVED that the Affordable Housing Lien held by Elsida Aviles and Jose Luna is hereby satisfied and the Mayor and Township Clerk are hereby authorized and directed to execute the Release of Rehabilitated Affordable Housing Agreements, annexed hereto as Exhibit “A”.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-171						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-172

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING CANCELLATION OF RESOLUTION NO. R-9-2025-178
“AUTHORIZING THE PURCHASE OF ONE (1) 2025 FORD EXPLORER
FROM ALL AMERICAN FORD USING THE BERGEN COUNTY (NJCPA)
STATE APPROED COOPERATIVE PURCHASING PROGRAM #CK04
FOR THE MONROE TOWNSHIP CONSTRUCTION DEPARTMENT”

WHEREAS, Resolution No. R-9-2025-178 adopted by the Monroe Township Council at the September 3, 2025 council meeting authorized the purchase of one (1) 2025 Ford Explorer in the amount of \$41,581.40 for the Construction Department from All American Ford of Paramus using the Bergen County (NJCPA) Cooperative Purchasing Program; and

WHEREAS, the Finance Department was notified this vehicle is no longer available and the purchase has been cancelled, causing the purchase, Certificate No. C-2500045 and Resolution No. R-9-2025-178 be cancelled.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe, County of Middlesex, State of New Jersey that Resolution No. R-9-2025-178 is hereby cancelled and the finance officer is authorized to cancel the certification of funds, Certificate No. C-2500045.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-172						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman VanDzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution is a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-173

RESOLUTION OF THE TOWNSHIP OF MONROE

WHEREBY THE MAYOR AND TOWNSHIP COUNCIL AUTHORIZE THE PLANNING BOARD TO CONDUCT A STUDY FOR MAKING A RECOMMENDATION TO DESIGNATE BLOCK 6, LOTS 38, 39, 41.02 AND 41.03 AS A NON-CONDEMNATION REDEVELOPMENT AREA PURSUANT TO THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1 ET SEQ.

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the “Redevelopment Law”) authorizes the Township of Monroe (the “Township”) to determine whether Block 6, Lots 38, 39, 41.02 and 41.03 on the official tax maps of the Township of Monroe (“Property”) meets the criteria for designation as a “non-condemnation development area” as defined in the Redevelopment Law; and

WHEREAS, in accordance with the Redevelopment Law, and based on an understanding of the development issues relating to the Property, the Mayor and Township Council have agreed that it is in the best interests of the Township that the Planning Board undertake a study of whether the Property should be designated as a Non-Condemnation Development Area; in accordance with the requirements of N.J.S.A. 40A:12A-1 et seq; and

WHEREAS, N.J.S.A. 40A:12A-1 et seq. provides that prior to the Planning Board undertaking such a study, the Mayor and Township Council must adopt a resolution approving such authorization.

WHEREAS, Block 6 Lots 38 and 39 within the subject property are currently owned by the Township; and,

WHEREAS, the Township has determined that, in order to facilitate the adaptive reuse of the property, it is necessary to determine whether the property qualifies as an area in need of redevelopment.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Township Council of the Township of Monroe as follows:

- 1. The aforementioned recitals are incorporated herein as though fully set forth at length.
- 2. The Mayor and Township Council hereby authorize the Planning Board to conduct a study to make a recommendation whether to designate the Property as a non-condemnation development area to N.J.S.A. 40A:12A-1 et seq. of the Redevelopment Law.
- 3. This Resolution shall take effect immediately.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-173						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman VanDzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution is a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-174

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING REFUND OF CONSTRUCTION PERMIT FEES

WHEREAS, the Construction Official, by copies of letters dated September 21, 2026, and as attached hereto as Exhibit “A”, has recommended the Council approve the following construction permit refunds:

Refund to:	Reason	Amount
Princeton Electrical Makeover, LLC ATTN: Permit Coordinator 3490 Route 1 Bldg. 19C Princeton, NJ 08540	Permit # 2026-1856 Requests refund due to permit cancelled. Homeowner at 15-3 Yale Way has cancelled meter pan replacement.	\$ 123.50
	Permit # 2026-1853 Requests refund due to permit cancelled. Homeowner at 15-5 Yale Way has cancelled meter pan replacement.	\$ 123.50

WHEREAS, Council has reviewed the recommendation of the Construction Official and finds the request for the above refunds to be reasonable;

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe, in the County of Middlesex, State of New Jersey that the request is hereby authorized and that refunds be made to **Princeton Electrical Makeover, LLC in the amounts of \$123.50 and \$123.50.**

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-174						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-175

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING THE PURCHASE OF UNIFORMS
FROM ACTION UNIFORMS CO.
UNDER NEW JERSEY STATE CONTRACT
FOR THE MONROE TOWNSHIP EMS DEPARTMENT

WHEREAS, the Township of Monroe, County of Middlesex, has the need to purchase uniforms for the EMS Department, under the NJ State Contract No. 20-FOOD-000904 pricing from *Action Uniforms Co.*, an authorized vendor under the NJ State Contract; and

WHEREAS, the purchase of goods and services by local contracting units is authorized by the Local Public Contracts Law, N.J.S.A. 40A:11-12; and

WHEREAS, the Quotation received, attached hereto, shows the unit pricing; and

WHEREAS, the total purchase price from Action Uniforms Co. shall not exceed thirty eight thousand dollars (\$38,000); and

WHEREAS, the Certified Municipal Finance Officer has determined that sufficient funds are available, as set forth in Certificate No. C-_____, a copy of which is attached hereto as Exhibit "A"; and

NOW, THEREFORE, BE IT RESOLVED that the Township Council of the Township of Monroe, in the County of Middlesex, State of New Jersey, hereby authorizes a contract be entered into with *Action Uniforms Co. 1500 S. New Road Pleasantville, N.J. 08232* for the purchase of uniforms for the Monroe Township EMS Department at a total contract price not to exceed **\$38,000.00**.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-175						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-176

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING THE TAX COLLECTOR TO CANCEL TAXES
ASSESSED ON MULTIPLE PROPERTIES
FOR TAX YEARS 2026 AND 2027

WHEREAS, the Venue at Monroe Homeowner’s Association, Inc. became the record owner multiple parcels of property located in the Township of Monroe designated as Block 81.3 Lots 28, 29; Block 81.4 Lots 27,28; and Block 81.12 Lot 28 on the Tax Map of the Township of Monroe (the “Properties”); and

WHEREAS, the Deed was filed in the Middlesex County Clerk’s Office in Deed Book 19831, pages 1136 on September 8, 2025; and

WHEREAS, taxes were posted to the Properties for Tax Years 2026 and Preliminary 2027 as follows:

Block	Lot	2026 Amount	2027 Amount
81.3	28	\$32.75	\$31.31
81.3	29	\$32.75	\$31.31
81.4	27	\$32.75	\$31.31
81.4	28	\$32.75	\$31.31
81.12	28	\$32.75	\$31.31

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe, County of Middlesex, that the Tax Collector is hereby authorized to cancel all accumulated taxes as shown above; and

BE IT FURTHER RESOLVED that the Tax Assessor shall mark the Property exempt from taxation beginning September 8, 2025 nunc pro tunc.

SO RESOLVED, as aforesaid.

RUPA SIEGEL, Council President

RECORDED VOTE: R-10-2026-176						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-177

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING THE ISSUANCE OF A DUPLICATE TAX SALE CERTIFICATE
PURSUANT TO CHAPTER 99 OF THE PUBLIC LAWS OF 1997

WHEREAS, the Monroe Township Tax Collector has previously issued a tax sale certificate to Township of Monroe in which certificate is dated 10/16/2024 covering premises commonly known and referred to on Schedule A attached, as set out on the municipal tax map then in use which certificates are numbered; and

WHEREAS, the purchaser of the aforesaid tax sale certificates has indicated to the Tax Collector that they were lost/ misplaced, or destroyed. The duly filed the appropriate Affidavits of Loss/Destroyed certificates with the Tax Collector, a copy of which is attached hereto.

NOW, THEREFORE, be it resolved by the Mayor and Governing Body of the Municipality of Monroe Township that the Tax Collector of the municipality be and is hereby authorized, upon receipt of the appropriately executed and notarized Loss/Destroyed Affidavit per certificate, to issue an appropriate duplicate tax sale certificate to the said purchaser covering the certificates lost/destroyed as previously described all in accordance with the requirements of Chapter 99 of Public Laws of 1997.

BE IT FURTHER RESOLVED that a copy of this Resolution and Loss/Destroyed Affidavits is attached to the duplicate certificates to be issued to said purchaser and that said duplicate certificates shall be stamped or otherwise have imprinted upon it the word “Duplicate” as required by law.

SO RESOLVED, as aforesaid.

RUPA SIEGEL, Council President

RECORDED VOTE: R-10-2026-177						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify that the foregoing Resolution is a true and exact copy of a Resolution adopted by the Monroe Township Council at its special meeting held on October 5, 2026.

CHRISTINE ROBBINS, Municipal Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-178

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL AUTHORIZING
CANCELLATION OF TAX SALE CERTIFICATE 12-00117

WHEREAS, the Township of Monroe is the holder of various Tax Sale Certificates covering certain Blocks and Lots in the Township of Monroe; and

WHEREAS, Redemption has been made to the following Tax Title Lien 12-00117 for that property known as Block 88 Lot 1, and assessed to Elizabeth Jordan; and

WHEREAS, the Tax Collector has requested that the aforesaid Tax Sale Certificate now be cancelled of record; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe in the County of Middlesex and State of New Jersey that the Mayor and Clerk are hereby authorized to execute the authorization for cancellation of record for the above Tax Sale Certificate: Tax Title Lien # 12-00117 assessed to Elizabeth Jordan;

SO RESOLVED, as a foresaid.

RUPA SIEGEL, Council President

RECORDED VOTE: R-10-2026-178						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify that the foregoing Resolution is a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-179

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL AUTHORIZING
CANCELLATION OF TAX SALE CERTIFICATE 20-00062

WHEREAS, the Township of Monroe is the holder of various Tax Sale Certificates covering certain Blocks and Lots in the Township of Monroe; and

WHEREAS, Redemption has been made to the following Tax Title Lien 20-00062 for that property known as Block 106.40 Lot 29, and assessed to Jalard J & Dorothea Bruno; and

WHEREAS, the Tax Collector has requested that the aforesaid Tax Sale Certificate now be cancelled of record; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe in the County of Middlesex and State of New Jersey that the Mayor and Clerk are hereby authorized to execute the authorization for cancellation of record for the above Tax Sale Certificate: Tax Title Lien # 20-00062 assessed to Jalard J & Dorothea Bruno;

SO RESOLVED, as a foresaid.

RUPA SIEGEL, Council President

RECORDED VOTE: R-10-2026-179						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify that the foregoing Resolution is a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-180

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING REFUND OF TAX OVERPAYMENTS

WHEREAS, the Tax Collector for the Township of Monroe has recommended refunds for tax overpayments in the amount of Seven Thousand Nine Hundred Twenty-Four Dollars and Twenty Cents (\$7,924.20) as described on Schedule A attached hereto; and

WHEREAS, one (1) of the overpayments on the attached Schedule A, the owners and residents have met all the requirements for a Totally Disabled Veteran Exemption as prescribed by New Jersey Statute 54:4-3.30 for exempt status until the applicant passes or the home is sold; and

WHEREAS, good cause has been shown.

NOW, THEREFORE, BE IT FURTHER RESOLVED by the Township Council of the Township of Monroe in the County of Middlesex and State of New Jersey that the Township’s Municipal Tax Collector is hereby authorized to cancel the applicable taxes and the Municipal Finance Officer is hereby directed to draw a check from the General Account refunding the Tax overpayments described above to be distributed as set forth on the attached Schedule A.

BE IT FURTHER RESOLVED, that the exemptions are granted and taxes on the approved 100% Permanently and totally disabled veteran be cancelled and that the Tax Assessor and the Tax Collector are herewith authorized to adjust their records accordingly; and

BE IT FURTHER RESOLVED, that a certified copy of this Resolution shall be forwarded to the Tax Assessor, Tax Collector and Chief Financial Officer; and

SO RESOLVED, as aforesaid.

RUPA SIEGEL, Council President

RECORDED VOTE: R-10-2026-180						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify that the foregoing Resolution is a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO. R-10-2026-181

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING THE PURCHASE OF UPFITTING AND INSTALLATION OF EQUIPMENT
ON (2) 2023 DODGE DURANGOS FROM EAST COAST EMERGENCY LIGHTING
FOR THE MONROE TOWNSHIP POLICE DEPARTMENT UNDER
THE STATE OF NEW JERSEY COOPERATIVE PURCHASING PROGRAM

WHEREAS, the Monroe Township, in the County of Middlesex, has the need to purchase and install emergency lighting, K-9 equipment, mobile radio, in car computer and items needed to upfit (2) 2023 Dodge Durango’s for the Monroe Township Police Department’s K-9 Unit by authorized vendors under contract with the State of New Jersey Cooperative Purchasing Program; and

WHEREAS, under the NJ State Contract #17-FLEET-00761and #17-FLEET-00719 has awarded a contract to *East Coast Emergency Lighting, 200 Meco Drive, Millstone, NJ 08535* for said equipment in the amount of \$40,536.70, a copy of their proposal is attached hereto as Exhibit “A”; and

WHEREAS, pursuant to N.J.A.C. 5:30-5.4, the Township Chief Finance Officer has certified availability of funds in Certificate No. C-_____, a copy of which is attached hereto as Exhibit "B"; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe, County of Middlesex, State of New Jersey as follows:

- (1) Authorizes the Monroe Township Police Department to purchase the upfitting and have installed the equipment on (2) 2023 Dodge Durango’s for the K-9 Unit in the amount of **\$40,536.70** from East Coast Emergency Lighting under NJ State Contract #17-FLEET-00761 and #17-FLEET-00719; and
- (2) The Township Chief Municipal Finance Officer is hereby authorized and directed to pay invoices for said equipment from East Coast Emergency Lighting respectively; and
- (3) The contracts are awarded through the New Jersey Cooperative Purchasing Program are considered fair and open contract in accordance with the Local Public Contracts Law, as well as being exempt from public bidding by the Township.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-181						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman VanDzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO: R-10-2026-182

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING THE RELEASE OF THE REHABILITATED AFFORDABLE
HOUSING AGREEMENT AND LIEN ON BLOCK 56, LOT 55, QUALIFIER C-394A

WHEREAS, on November 1, 2021, James Binkes (“Binkes”) entered into a Rehabilitated Affordable Housing Agreement with the Township of Monroe restricting Binkes from selling or conveying title to the property for a period of ten years pursuant to Monroe Ordinance 131-8 and N.J.S.A. 52:27D-301 et seq, said Agreement having been recorded with the Middlesex County Clerk on April 26, 2022, in Mortgage Book 18907 on Page 1669, Instrument #2022041213; and

WHEREAS, the Affordable Housing Lien state that “the terms, restrictions and covenants of this Agreement shall automatically expire ten (10) years from the date that the housing rehabilitation work was completed”; and

WHEREAS, the applicant has reached out to the Affordable Housing Board stating that an undue hardship exists and the premises need to be sold; and

WHEREAS, the Affordable Housing Board at their meeting held May 13, 2026 approved a Resolution recommending the release of the lien upon repayment of 100% of the lien in the amount of \$79,356.00, as the lien had been in place for four (4) years and five (5) months at that time; and

WHEREAS, the applicant has successfully paid the required lien amount back to the Affordable Housing Trust on September 28, 2026; and

WHEREAS, the Monroe Township Affordable Housing Board advises of the successful completion of the Affordable Housing Lien and has consented to the termination of the Affordable Housing Lien; and

NOW, THEREFORE, BE IT RESOLVED that the Affordable Housing Lien held by James Binkes is hereby satisfied and the Mayor and Township Clerk are hereby authorized and directed to execute the Release of Rehabilitated Affordable Housing Agreements, annexed hereto as Exhibit “A”.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-182						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO: R-10-2026-183

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
REQUESTING PERMISSION FOR THE DEDICATION BY RIDER FOR THE
TOWNSHIP OF MONROE TREE PRESERVATION ESCROW TRUST FUND REQUIRED BY
THE DIVISION OF LOCAL GOVERNMENT SERVICES

WHEREAS, permission is required of the Director of the Division of Local Government Services for approval as a dedication by rider of revenues received by a municipality when the revenue is not subject to reasonably accurate estimates in advance; and

WHEREAS, the Township of Monroe, Middlesex County, State of New Jersey provides for receipt of fees received from the general public for tree removal permits and replacement escrow associated with the Tree Preservation Escrow Trust Fund; and

WHEREAS, N.J.S.A. 40a:4-39 provides the dedicated revenues anticipated from the Tree Preservation Escrow Trust Fund are hereby anticipated as revenue and are hereby appropriated for the purpose to which said revenue is dedicated by statute or other legal requirement; and

WHEREAS, the Township of Monroe, County of Middlesex has a Tree Preservation Ordinance which was adopted by the Monroe Township Council on May 6, 2024 by Ordinance No. O-4-2024-008 in accordance with NJDEP N.J.A.C. 7:8; and

WHEREAS, the tree preservation escrow trust fund established by the Township of Monroe is to promote environmental enhancement programs such as tree planting, tree preservation, park plantings landscaping and/or other related projects on or within publicly owned properties or facilities; and

WHEREAS, the separate trust account established by the Township of Monroe is to receive and disburse replacement tree contributions under the supervision of the Township Treasurer; and

WHEREAS, appropriations from the Tree Preservation Escrow Trust Fund shall be authorized by the Mayor and Council, and shall be used in accordance with the municipal tree planting plan, taking into consideration the recommendations of the Conservation Officer and/or the Shade Tree Commission; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe, Middlesex County, as follows:

- 1. The Monroe Township Council does hereby request permission of the Director of the Division of Local Government Services to include a Dedication by Rider in the 1997 and subsequent budgets for Monroe Township’s Tree Preservation Escrow Trust Fund.
- 2. The Township Clerk is hereby directed to forward two (2) certified copies to the Director of the Division of Local Government Services.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-183						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman Van Dzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-184

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING THE PURCHASE AND INSTALLATION OF A FRANKLIN MILLER
GRINDER, WET WELL FRAME, 5HP MOTOR AND ASSOCIATED INSTRUMENTATION &
CONTROLS FOR SOUTHFIELD ESTATES PUMP STATION #24
USING THE PVCS COOPERATIVE PURCHASING SYSTEM (#B445-19 & #B505-26)
FOR THE MONROE TOWNSHIP UTILITY DEPARTMENT (M.T.U.D.)

WHEREAS, the Monroe Township Utility Department has the need to purchase and install a Franklin Miller Grinder, Wet Well Frame, 5HP Motor and Associated Instrumentation & Controls for Southfield Estates Pump Station #24; and

WHEREAS, the State Approved PVCS Cooperative Purchasing System has awarded a contract for the required items under its contract number #B445-19 & #B505-26, respectively, to Pumping Services, Inc. of Middlesex, New Jersey for the purchase and installation of a Franklin Miller Grinder, Wet Well Frame, 5HP Motor and Associated Instrumentation & Controls, as quoted; and

WHEREAS, it is required by law that any “purchasing cooperative contract” purchase which exceeds the bid threshold of the Township (\$53,000.00) in aggregate, be authorized by the governing body; and

WHEREAS, the Township Purchasing Manager has reviewed the proposal submitted by Pumping Services, Inc. in the amount of \$104,237.49 and found it to be correct, and in accordance with the PVCS Cooperative Purchasing System contract, a copy of which is attached hereto as Exhibit “A”; and

WHEREAS, the Certified Municipal Finance Officer has determined that sufficient funds are available, as evidenced by Certificate No. M-_____, a copy of which is attached hereto as Exhibit "B";

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe, County of Middlesex, State of New Jersey as follows:

- (1) Authorizes the Utility Department to purchase the Franklin Miller Grinder, Wet Well Frame, 5HP Motor and Associated Instrumentation & Controls from Pumping Services, Inc. using the PVSC Cooperative Purchasing Program #B445-19 & #B505-26; and
- (2) The Township Chief Financial Officer is hereby authorized and directed to pay invoices for said items delivered by Pumping Services, Inc., respectively; and
- (4) The contracts are awarded through the PVCS Cooperative Purchasing System are considered fair and open contract in accordance with the Local Public Contracts Law, as well as being exempt from public bidding by the Township.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-184						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman VanDzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution is a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO. R-10-2026-185

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING AWARD OF A PROFESSIONAL SERVICES
FOR CONSTRUCTION ENGINEERING SERVICES TO
H2M ASSOCIATES, INC. FOR WELL NO. 17/19 PFAS TREATMENT
FOR THE MONROE TOWNSHIP UTILITY DEPARTMENT (“M.T.U.D.”)

WHEREAS, the Monroe Township Utility Department (M.T.U.D.) has the need for Professional Construction Engineering Services for the Well No. 17/19 PFAS Treatment project; and

WHEREAS, pursuant to the provisions of N.J.S.A. 19:44A-20.5 et seq, after advertisement on the M.T.U.D. and Township’s website for not less than 10 days, Statements of Qualifications for General Water & Sewer Engineering Services were publicly opened for calendar Year 2026; and

WHEREAS, H2M Associates, Inc was selected as a qualified firm to perform these services; and

WHEREAS, H2M Associates, Inc. has submitted a proposal dated September 25, 2026, for the required work totaling \$567,000.00, a copy of which is attached hereto as Exhibit “A”; and

WHEREAS, the M.T.U.D. Director reviewed the proposal in detail and has found it to be acceptable, and recommends a contract be awarded to H2M Engineering, Inc. in the amount of \$567,000.00, a copy of which is attached as Exhibit “B”; and

WHEREAS, pursuant to N.J.A.C. 5:30-5.4, the Township Chief Finance Officer has certified availability of funds in Certificate No. M-_____, a copy of which is attached hereto as Exhibit "C"; and

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe, County of Middlesex, State of New Jersey as follows:

- (1) The Mayor and Township Clerk are hereby authorized to enter into a contract with H2M Associates, Inc. for Professional Construction Engineering Services, in accordance with the proposal submitted in the amount of \$567,000.00.
- (2) The Township Chief Finance Officer is hereby authorized and directed to pay invoices for services rendered by H2M Associates, Inc. in accordance with the attached proposal;
- (3) The contract is awarded without competitive bidding through a fair and open RFQ/RFP process as a “professional service” in accordance with N.J.S.A. 40A:11-5(1)(a) of the Local Public Contracts Law because the contract is for a service performed by persons authorized by law to practice a recognized profession that is regulated by law;
- (4) The contract award is subject to H2M Engineering, Inc. providing the required valid certificate of insurance is provided.
- (5) A notice of this action shall be printed once in the Home News Tribune.

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-185						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman VanDzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution is a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 6, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO.: R-10-2026-186

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING THE RELEASE OF PERFORMANCE, BERM & LANDSCAPING AND
SAFETY AND STABILIZATION GUARANTEES
UPON THE ACCEPTANCE OF MAINTENANCE GUARANTEES,
POSTED FOR LUCILLE DIPASQUALE – PB-1259-23

WHEREAS, Lucille Dipasquale has posted a Performance Guarantee for the Block 123, Lot 11-14 project, PB-1259-23; and

WHEREAS, in conformance with the provisions of the NJ State Municipal Land Use Law relative to project performance guarantees (N.J.S.A 40:55D-53), it is the recommendation of the Township Engineer that the Township Council release this project’s **Performance Guarantee** upon the posting of a maintenance guarantee in the amount of **\$4,959.00**; and

WHEREAS, Lucille Dipasquale has posted a Berm & Landscape Guarantee for the Block 123, Lot 11-14 project PB-1259-23, ; and

WHEREAS, in conformance with the provisions of the NJ State Municipal Land Use Law relative to project performance guarantees (N.J.S.A 40:55D-53), it is the recommendation of the Township Engineer that the Township Council release this project’s **Berm & Landscape Guarantee** upon the posting of a maintenance guarantee in the amount of **\$525.00**; and

WHEREAS, Lucille Dipasquale has posted a Safety and Stabilization Guarantee for the Block 123, Lot 11-14 project PB-1259-23; and

WHEREAS, in conformance with the provisions of the NJ State Municipal Land Use Law relative to project performance guarantees (N.J.S.A 40:55D-53), it is the recommendation of the Township Engineer that the Township Council release this project’s **Safety and Stabilization Guarantee**; no maintenance bond is required; and

WHEREAS, the Township Council has reviewed and hereby approves the recommendations of the Township Engineer.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Monroe, in the County of Middlesex, State of New Jersey that the Performance, Berm & Landscaping and Safety & Stabilization Guarantee posted for the Block 123, Lot 11-14 project, PB-1259-23, be released as reflected in the Township Engineer’s letters dated September 30, 2026, attached hereto.

BE IT FURTHER RESOLVED, the approval for release of the Performance Guarantee is conditioned upon the posting of a maintenance guarantee in the amount of **\$4,959.00** and approval for release of the Berm & Landscaping Guarantee is conditioned upon the posting of a maintenance guarantee in the amount of **\$525.00**. Such maintenance guarantees shall run for a period of not less than two years from the date of memorialization of such action by the Council.

BE IT FURTHER RESOLVED no maintenance bond is required for the Safety and Stabilization Guarantee.

BE IT FURTHER RESOLVED, in accordance with the Monroe Township Code, the developer shall maintain funds in the engineering inspection escrow account in the amount of fifty percent (50%) of the original deposit, however the Township Engineer’s office feels the funds currently being held in escrow with the township will be sufficient.

SO RESOLVED, as aforesaid.

MIRIAM COHEN, Council President

RECORDED VOTE: R-10-2026-186						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman VanDzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

CHRISTINE ROBBINS, Township Clerk

MONROE TOWNSHIP, MIDDLESEX COUNTY

RESOLUTION NO. R-10-2026-187

RESOLUTION OF THE MONROE TOWNSHIP COUNCIL
AUTHORIZING A PROFESSIONAL SERVICES CONTRACT TO
ATLAS TECHNICAL CONSULTANTS, LLC FOR STRUCTURAL AND CONCRETE INSPECTION
SERVICES AT JAMES MONROE PARK

WHEREAS, the Township of Monroe (the “Township”) has determined that it is in its best interests to engage an independent third party structural and concrete inspector for the James Monroe Park Indoor Recreation Facility project; and

WHEREAS, the Township is authorized pursuant to the New Jersey Local Public Contracts, N.J.S.A. 40A:11-1, *et. seq.* to contract for professional services as the Township may require; and

WHEREAS, Atlas Technical Consultants, LLC (“Atlas”) submitted a proposal to provide such professional services as attached hereto as Exhibit “A”; and

WHEREAS, the total amount of this contract shall not exceed \$30,000.00 Dollars; and

WHEREAS, pursuant to N.J.A.C. 5:30-5.4, the Township Chief Finance Officer has certified availability of funds in Certificate No. C-_____, a copy of which is attached hereto as Exhibit "B"; and

WHEREAS, pursuant to N.J.S.A. 40A:11-5 permits the Township to award a contract for these Professional Services without public advertising for bids; and

WHEREAS, this Contract is not awarded through a fair and open process as per N.J.S.A. 19:44A-20.5, *et. seq.*; and

WHEREAS, prior to entering into a contract, Atlas shall complete and submit a Business Entity Disclosure Certification, which certifies that they have not made any reportable contributions to a political or candidate committee in the Township in the previous year, and that the contract will prohibit Atlas, from making any reportable contributions through the term of this contract; and

WHEREAS, the Chief Financial Officer shall certify to the availability of funds when Atlas submits its purchase orders or invoices; and

NOW, THEREFORE, BE IT RESOLVED, on this 5th day of October, 2026, by the Township Council of the Township of Monroe (the “Council”) that:

1. The Township is hereby authorized to execute a contract, in a form substantially similar attached hereto, including any other necessary documentation, with Atlas Technical Consultants, LLC in an amount not to exceed Thirty Thousand (\$30,000.00) Dollars for a contract duration from October 5, 2026 through May 31, 2027.
2. This contract is being awarded pursuant to N.J.S.A. 40A:11-5 and N.J.S.A. 19:44-20.5 without competitive bidding.
3. The Business Disclosure Entity Certification and the Determination of Value shall be placed on file with this Resolution with the Municipal Clerk’s Office.
4. The Municipal Clerk shall advertise the award of this contract pursuant to N.J.S.A. 40A:11-1, *et. seq.*

SO RESOLVED, as aforesaid.

RUPA P. SIEGEL, Council President

RECORDED VOTE: R-10-2026-187						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilwoman Cohen						
Councilman Dipierro						
Councilman VanDzura						
Council V. President Markel						
Council President Siegel						

CERTIFICATION

I hereby certify the foregoing Resolution to be a true and exact copy of a Resolution adopted by the Monroe Township Council at its meeting held on October 5, 2026.

TANYA PANNUCCI, Sr. Deputy Township Clerk