MINUTES OF THE REGULAR MEETING OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF WEEHAWKEN, COUNTY OF HUDSON, MUNICIPAL BUILDING IN SAID TOWNSHIP ON WEDNESDAY JANUARY 28TH 2026

CONVENED: 7:02 PM

Mayor Turner led the Pledge of Allegiance.

ROLL CALL:

Present: Councilpersons Sosa, Silvestri-Ehret, Lavagnino, Curtis, Turner
Absent: None.

Mayor Turner: The notice requirements provided for in the "Open Public Meetings Act" have been satisfied. Notice of this meeting was properly given in the Annual Notice which was adopted by the Township Council on **December 22ND 2025**. Said Resolution was transmitted by the Township Clerk and a notice is posted in the Council Chambers of this Municipal Building.

APPROVAL OF MINUTES: None

DISCUSSIONS FROM OFFICIALS:

Mayor Turner: We are getting great reviews from our residents on the snow plowing & clean up. DPW/EMS/Public Safety all did a great job and we are proud of them

CITIZENS COMMENTS ON AGENDA ITEMS:

Faye Boatright- Wanted explanations on Letters F,G,H

Roger Desmond- Wanted explanation on Letter E

WRITTEN COMMUNICATIONS: None.

UNFINISHED BUSINESS:

Mayor Turner opened up for hearing on Ordinance 1-2026 entitled:

ORDINANCE # 01-2026

AN ORDINANCE AMENDING CHAPTER VII, SCHEDULE XXI OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF WEEHAWKEN, 1987, TO CREATE A HANDICAP PARKING SPACE

WHEREAS, the Weehawken Handicapped Parking Committee has reviewed the applications of Jennifer Cardinas **residing at 10-12 48th Street** in the Township of Weehawken, for the designation of a restricted parking space, who having received from the New Jersey Division of Motor Vehicles a handicapped person identification card, and the said Committee has reviewed the reports of the physical examination of the said applicants and has recommended that the applications be approved by the Mayor and Council,

NOW, THEREFORE, BE IT ORDAINED by the Township Council of the Township of Weehawken, County of Hudson and State of New Jersey as follows:

Section 1. Subsection 7-12.1, **SCHEDULE XXI (HANDICAPPED PARKING SPACES)** of the Revised General Ordinances of the Township of Weehawken, 1987, is hereby amended by adding the following to the parking restrictions therein:

SCHEDULE XXI
HANDICAPPED PARKING SPACES

In accordance with the provisions of subsection 7-12.1, no person shall be permitted to park, unless displaying the required permit number, in the following designated restricted handicapped parking spaces.

Name of Street	Applicant
48th St	Jennifer Cardinas

Section 2. The Director of Public Safety is hereby authorized and directed to have proper signs calling attention to the parking regulations and restrictions established under this Ordinance erected at the appropriate locations.

Section 3. The handicapped parking space designated herein shall be valid from the effective date of this Ordinance and until December 31, 2026

Section 4. The provisions of this Ordinance shall take effect upon final adoption and publication according to law, except that those portions, if any, which require the approval of the Commissioner of the New Jersey Department of Transportation, shall become effective upon receipt of such approval, if later.

Hearing of none, motion to close and adopt

Councilman Curtis read the following resolution:

BE IT RESOLVED by the Township Council of the Township of Weehawken that Ordinance 01-2026 entitled:

AN ORDINANCE AMENDING CHAPTER VII, SCHEDULE XXI OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF WEEHAWKEN, 1987, TO CREATE A HANDICAP PARKING SPACE

Having been introduced and passed on first reading as on January 14th, 2026, and published according to law, and having been considered at the Township Council meeting open to the public on January 28th 2026 ,motion to close and adopt

On motion by Councilman Curtis , seconded by Councilman Sosa , the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

Mayor Turner opened up for hearing on Ordinance 2-2026 entitled:

AN ORDINANCE AMENDING CHAPTER VII, SCHEDULE XXI OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF WEEHAWKEN, 1987, TO CREATE A HANDICAP PARKING SPACE

WHEREAS, the Weehawken Handicapped Parking Committee has reviewed the applications of Steven Ricciardi **residing at 7 Shippen Street** in the Township of Weehawken, for the designation of a restricted parking space, who having received from the New Jersey Division of Motor Vehicles a handicapped person identification card, and the said Committee has reviewed the reports of the physical examination of the said applicants and has recommended that the applications be approved by the Mayor and Council,

NOW, THEREFORE, BE IT ORDAINED by the Township Council of the Township of Weehawken, County of Hudson and State of New Jersey as follows:

Section 1. Subsection 7-12.1, **SCHEDULE XXI (HANDICAPPED PARKING SPACES)** of the Revised General Ordinances of the Township of Weehawken, 1987, is hereby amended by adding the following to the parking restrictions therein:

SCHEDULE XXI
HANDICAPPED PARKING SPACES

In accordance with the provisions of subsection 7-12.1, no person shall be permitted to park, unless displaying the required permit number, in the following designated restricted handicapped parking spaces.

Name of Street	**Applicant**
Shippen	**Steven Ricciardi**

Section 2. The Director of Public Safety is hereby authorized and directed to have proper signs calling attention to the parking regulations and restrictions established under this Ordinance erected at the appropriate locations.

Section 3. The handicapped parking space designated herein shall be valid from the effective date of this Ordinance and until December 31, 2026

Section 4. The provisions of this Ordinance shall take effect upon final adoption and publication according to law, except that those portions, if any, which require the approval of the Commissioner of the New Jersey Department of Transportation, shall become effective upon receipt of such approval, if later.

Hearing of none, motion to close and adopt

Councilwoman Silvestri-Ehret read the following resolution:

BE IT RESOLVED by the Township Council of the Township of Weehawken that Ordinance 02-2026 entitled:

AN ORDINANCE AMENDING CHAPTER VII, SCHEDULE XXI OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF WEEHAWKEN, 1987, TO CREATE A HANDICAP PARKING SPACE

Having been introduced and passed on first reading as on January 14th, 2026, and published according to law, and having been considered at the Township Council meeting open to the public on January 28th 2026 ,motion to close and adopt

On motion by Councilwoman Silvestri-Ehret ,seconded by Councilman Sosa , the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

NEW BUSINESS:

Councilman Sosa read the following Resolution:

WHEREAS, there is a need for the **Purchase and Installation of certain Equipment for One (1) New Model Year 2025 Ford Mustang Mach-E All Wheel Drive Electric Police Vehicle** and for **Five (5) New Model Year 2025 Ford Police Interceptor Hybrid All Wheel Drive Utility Vehicles**, recently authorized vehicle purchases for the Township of Weehawken Dept. of Public Safety; and

WHEREAS, the bulk of this equipment, and the installation thereof, which is specifically detailed on the Quote/Estimate Numbers N13956 dated 01/23/2026, and C13064 dated 09/10/2025, respectively from **Elite Vehicle Solutions**, which are on file in the Office of the Township Clerk, which equipment and installation can be purchased under State Contract #NJSTART 17-FLEET-00749 without the necessity of public bidding, and the balance thereof, which is also listed on the said Quote/Estimates, and which does not exceed the bid requirement amount, can be purchased from the same vendor, all pursuant to the Local Public Contracts Law (N.J.S.A. 40A:11-12); and

WHEREAS, the maximum cost of these **purchases under the said State Contract is $106,537.75**, and the **amount not under State Contract is $712.11**, for a **total overall cost of $107,249.86**; and the Chief Financial Officer of the Township has certified as to the availability for purchase and installation of this equipment under State Contract, and the balance not under State Contract, all as set forth hereinabove, and that sufficient funds are available for this purchase in the (Current Fund – Multi Year Financing) account, as evidenced by the attached Certificate of Availability of Funds and Certificate of State Contract Items; and

WHEREAS, regulations promulgated pursuant to the Local Public Contracts Law, more particularly, N.J.A.C. 5:34-7.9, require that a purchase under a State Contract as an exception to the public bidding laws be authorized by a resolution of the Township Council,

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Weehawken that the Township Manager and the Finance Director are hereby authorized and directed to prepare, approve and forward a Purchase Order to **Elite Vehicle Solutions**, for the Purchase and Installation of Equipment for One (1) New Model Year 2025 Ford Mustang Mach-E All Wheel Drive Electric Police Vehicle and for Five (5) New Model Year 2025 Ford Police Interceptor Hybrid All Wheel Drive Utility Vehicles, as stated above and as more particularly detailed in the said Quote/Estimate Numbers N13956 dated 01/23/2026, and C13064 dated 09/10/2025, respectively, from Elite Vehicle Solutions, **at a total overall cost of $107,249.86.**

On motion by Councilman Sosa, seconded by Councilwoman Silvestri-Ehret, the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

Councilman Sosa read the following resolution:

WHEREAS, the following listed Tax Sale Certificates of the Township of Weehawken, which were sold at the Tax Sale for delinquent taxes assessed against properties identified below, were redeemed by the person or entity and in the amount shown below for each redemption, which funds have been received by the Township, and the premiums, if any, for these certificates have been received by, and are being held by, the Township:

Tax Sale Certificate No.	Name of tax sale Certificate Purchaser	Block / Lot	Property Address	Name Redeeming Property Owner/Taxpay	Amount of Redemption	Amount Premium
24-00010	Daxuan Wang	B45.01/L1.01/C0153	6 Henley Place	6 Henley Place LLC	$75,975.32	$15,900

TOTAL DOLLAR AMOUNT OF REDEMPTIONS RECEIVED
TO BE REFUNDED UNDER THIS RESOLUTION Redemption $ 75,975.32
Premium $ 15,900.00

WHEREAS, the proceeds of each such redemption are now required by law to be turned over by the Township to the said Purchaser of the Tax Sale Certificate, and the premium, if any, of each such redemption is now required by law to be returned by the Township to the said Purchaser of the Tax Sale Certificate,

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Weehawken that the sums shown above for each of the Tax Sale Certificates listed be paid over by the Township to the Tax Sale Certificate Purchaser in each case; and

BE IT FURTHER RESOLVED that the premium amounts, if any, shown above for each of the Tax Sale Certificates listed be returned by the Township to the Tax Sale Certificate Purchaser in each case.

On motion by Councilman Sosa , seconded by Councilwoman Lavagnino , the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

Councilwoman Silvestri-Ehret read the following resolution;

WHEREAS, there is a need for the acquisition of the following Vehicle(s) and Equipment for the Township Department of Public Safety:

> **One (1) New Model Year 2025 Ford Mustang Mach-E All Wheel Drive Electric Police Vehicle with certain Optional Equipment and Accessories, as shown in the Quote of Paramus Ford, Inc., d/b/a All American Ford of Paramus, dated 1/14/26; and**

WHEREAS, the vehicle(s), equipment and accessories identified above can be acquired from **Paramus Ford, Inc., d/b/a All American Ford of Paramus** through **The Bergen County Co-operative Pricing System**, to which the Township belongs, **Co-op Contract #BC-BID-24-43, Co-op**

#CK-04, without the necessity of public bidding, pursuant to the Local Public Contracts Law (N.J.S.A. 40A:11-11(5)); and

WHEREAS, the maximum cost for the lease/purchase of such vehicle is $51,761.10, including Optional Equipment and Accessories, plus $325.00 for Delivery, for **a total price of $52,086.10**; and

WHEREAS, the Chief Financial Officer of the Township has certified to the availability of the vehicle, equipment and accessories described above through the listed Bergen County Co-operative Pricing System Co-op Contract, and that sufficient funds are available for this acquisition in the (Current Fund – Multi Year Financing) account, as evidenced by the attached combined Certificate of State Contract Items and Availability of Funds; and

WHEREAS, further, there is a need for the **Purchase and Installation of certain additional Equipment** for the said Police Vehicle, the bulk of which equipment and the installation thereof, which is specifically detailed on the **Quote/Estimate Number N13956** dated 01/23/2026 from **Elite Vehicle Solutions**, on file in the Office of the Township Clerk, can be purchased under **State Contract #NJSTART 17-FLEET-00749** without the necessity of public bidding, and the balance thereof, which is also listed on the said Quote/Estimates, and which does not exceed the bid requirement amount, can be purchased from the same vendor, all pursuant to the Local Public Contracts Law (N.J.S.A. 40A:11-12); and

WHEREAS, the maximum cost of the Purchase and Installation of such additional Equipment under the said State Contract is $8,548.75, and the amount not under State Contract is $222.11, for a total overall cost of **$8,770.86**; and the Chief Financial Officer of the Township has certified as to the availability for purchase and installation of this additional equipment under State Contract, and the balance not under State Contract, all as set forth hereinabove, and that sufficient funds are available for this purchase in the (Current Fund – Multi Year Financing) account, as evidenced by the attached Certificate of Availability of Funds and Certificate of State Contract Items; and

WHEREAS, regulations promulgated pursuant to the Local Public Contracts Law (N.J.A.C. 5:34-1.2) require that acquisition under a pricing / purchasing cooperative as an exception to the public bidding laws be authorized by a resolution of the Township Council,

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Weehawken that the Township Manager and the C.F.O. are hereby authorized and directed to prepare, approve and forward a Purchase Order to **Paramus Ford, Inc., d/b/a All American Ford of Paramus,** 375 Route 17, Paramus, New Jersey 07652, for the lease/purchase of one (1) New Model Year 2025 Ford Mustang Mach-E All Wheel Drive Electric Police Vehicle, as more particularly described and equipped and for the amount as set forth above and in the quote dated January 14, 2026 of Paramus Ford, Inc., d/b/a All American Ford of Paramus, a copy of which is on file in the Office of the Township Clerk, for **a total Delivered price of $52,086.10**; and

BE IT FURTHER RESOLVED that the Township Manager and the Finance Director are hereby authorized and directed to prepare, approve and forward a Purchase Order to **Elite Vehicle Solutions** for the Purchase and Installation of Equipment for One (1) New Model Year 2025 Ford Mustang Mach-E All Wheel Drive Electric Police Vehicle, as stated above and as more particularly detailed in the said Quote/Estimate Number N13956 dated 01/23/2026 from Elite Vehicle Solutions, at a total overall cost of **$8,770.86.**

On motion by Councilwoman Silvestri-Ehret, seconded by Councilman Curtis , the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

Councilman Curtis read the following resolution;

WHEREAS, there is a need for the acquisition of the following Vehicle(s) and Equipment for the Township Department of Public Safety:

> **Five (5) New Model Year 2025 Ford Police Interceptor Hybrid All Wheel Drive Utility Vehicles with certain Optional Equipment and Accessories, as shown in the Quote of Paramus Ford, Inc., d/b/a All American Ford of Paramus, dated 1/21/26; and**

WHEREAS, the vehicle(s), equipment and accessories identified above can be acquired from **Paramus Ford, Inc., d/b/a All American Ford of Paramus** through **The Bergen County Co-operative Pricing System**, to which the Township belongs, **Co-op Contract #BC-BID-24-43, Co-op #CK-04**, without the necessity of public bidding, pursuant to the Local Public Contracts Law (N.J.S.A. 40A:11-11(5)); and

WHEREAS, the maximum cost for the lease/purchase of each such vehicle is $49,105.60, including Optional Equipment and Accessories, plus $325.00 for Delivery, for **a total price of $247,153.00**; and

WHEREAS, the Chief Financial Officer of the Township has certified to the availability of the vehicle, equipment and accessories described above through the listed Bergen County Co-operative Pricing System Co-op Contract, and that sufficient funds are available for this acquisition, in the Current Fund Multi-Year Lease account, as evidenced by the attached combined Certificate of State Contract Items and Availability of Funds; and

WHEREAS, further, there is a need for the **Purchase and Installation of certain additional Equipment** for the said **Five (5) Police Vehicles**, the bulk of which equipment and the installation thereof, which is specifically detailed on the Quote/Estimate Number C13064 dated 09/10/2025 from **Elite Vehicle Solutions**, on file in the Office of the Township Clerk, can be purchased under **State Contract #NJSTART 17-FLEET-00749** without the necessity of public bidding, and the balance thereof, which is also listed on the said Quote/Estimate, and which does not exceed the bid requirement amount, can be purchased from the same vendor, all pursuant to the Local Public Contracts Law (N.J.S.A. 40A:11-12); and

WHEREAS, the maximum cost of the Purchase and Installation of such additional Equipment under the said State Contract is $97,989.00, and the amount not under State Contract is $490.00, for a total additional equipment and installation cost of **$98,479.00**; and the Chief Financial Officer of the Township has certified as to the availability for purchase and installation of this equipment under State Contract, and the balance not under State Contract, all as set forth hereinabove, and that sufficient funds are available for this purchase in the (Current Fund – Multi Year Financing) account, as evidenced by the attached Certificate of Availability of Funds and Certificate of State Contract Items; and

WHEREAS, regulations promulgated pursuant to the Local Public Contracts Law (N.J.A.C. 5:34-1.2) require that an acquisition under a pricing / purchasing cooperative as an exception to the public bidding laws be authorized by a resolution of the Township Council,

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Weehawken that the Township Manager and the C.F.O. are hereby authorized and directed to prepare, approve and forward a Purchase Order to **Paramus Ford, Inc., d/b/a All American Ford of Paramus,** 375 Route 17, Paramus, New Jersey 07652, for the lease/purchase of five (5) New Model Year 2025 Ford Police Interceptor Hybrid All Wheel Drive Utility Vehicles with certain Optional Equipment and Accessories, all as more particularly described and equipped and for the amounts as set forth above and

in the quote dated January 21, 2026 of Paramus Ford, Inc., d/b/a All American Ford of Paramus, a copy of which is on file in the Office of the Township Clerk, for **a total Delivered price of $247,153.00**; and

BE IT FURTHER RESOLVED that the Township Manager and the Finance Director are hereby authorized and directed to prepare, approve and forward a Purchase Order to **Elite Vehicle Solutions** for the Purchase and Installation of Equipment for Five (5) New Model Year 2025 Ford Police Interceptor Hybrid All Wheel Drive Utility Vehicles, as stated above and as more particularly detailed in the said Quote/Estimate Number C13064 dated 09/10/2025 from Elite Vehicle Solutions, at a total overall cost of **$98,479.00**.

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On motion by Councilman Curtis, seconded by Councilwoman Silvestri-Ehret, the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

Councilwoman Lavagnino read the following resolution;

DECLARATION OF STATE OF EMERGENCY
WINTER STORM - NATIONWIDE ICE/SNOW EVENT

WHEREAS, an emergency situation has existed within the Township since January 24, 2026, when a severe Winter weather system that was moving across the entire Nation reached the State of New Jersey and began to strike the Township of Weehawken in the early hours of Sunday, January 25, 2026, bringing with it significant accumulations of snow and ice, which adversely affected the ability to travel safely and was anticipated might produce widespread power outages along its path; and

WHEREAS, based upon these same expectations and predictions, a Declaration of Emergency was declared by the Governor of New Jersey; and

WHEREAS, the impact of these conditions has and will continue to strain the normal resources of our local Public Safety and Public Works Departments; and

WHEREAS, the potential for significant jeopardy to the lives and safety of the residents of Weehawken was increased due to the difficulty of emergency personnel and apparatus having to traverse the snowy, icy and partially blocked streets safely; and

WHEREAS, this situation constitutes an imminent and continuing hazard that threatens and endangers the health, safety and lives of the residents of the Township of Weehawken,

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Weehawken that there is hereby declared to be a State of Emergency, and the Township Manager's Declaration of Emergency is hereby ratified as of January 24, 2026 and continuing until conditions are returned to normal, in order to deal with conditions mentioned and those flowing therefrom; and

BE IT FURTHER RESOLVED that any expenditures and commitment of Township funds related to the said emergency shall be considered as emergency purchases which may be approved as an exception to the public bidding and other applicable laws due to the said emergency conditions which began since the onset of and preparation for the emergency conditions.

On motion by Councilwoman Lavagnino, seconded by Councilman Curtis , the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

Councilman Sosa read the following resolution;

RESOLUTION OF THE TOWNSHIP OF WEEHAWKEN, COUNTY OF HUDSON, NEW JERSEY APPROVING CERTAIN ASSIGNMENTS AND TRANSFERS OF DIRECT AND/OR INDIRECT OWNERSHIP INTERESTS IN PIS 2 APTS URBAN RENEWAL, LLC

WHEREAS, the Local Redevelopment and Housing Law, *N.J.S.A.* 40A:12A-1 *et seq.*, as amended and supplemented (the "**Redevelopment Law**"), provides a process for municipalities to participate in the redevelopment and improvement of areas designated by the municipality as in need of rehabilitation and/or in need of redevelopment; and

WHEREAS, pursuant to the Redevelopment Law, the Township of Weehawken (the "**Township**") designated an approximately 23.518-acre portion of the planned development known as Port Imperial South, being delineated on the official Tax Map of the Township as Block 36.05, Lot 1.01 and Block 64.01, Lots 1.02, 1.03, 1.04, 1.05, 1.06, 1.07, 3.02, 3.03, 3.05 and 3.06 (collectively, the "**Redevelopment Area**"), as an area in need of redevelopment and adopted a redevelopment plan for the Redevelopment Area (the "**Redevelopment Plan**"); and

WHEREAS, PIS 2 APTS Urban Renewal LLC ("**Redeveloper**") owns certain property within the Redevelopment Area known as Block 64.01, Lot 3.04, as shown on the official tax maps of the Township (the "**Project Site**"); and

WHEREAS, on September 2, 2025, the Township and Redeveloper entered into that certain Redevelopment Agreement (the "**Redevelopment Agreement**"), pursuant to which the Redeveloper has agreed to undertake and complete the Project (as defined in the Redevelopment Agreement) at the Project Site in accordance with, among other things, the Redevelopment Plan, the Redevelopment Agreement and the preliminary and final major site plan approval granted by the Township of Weehawken Planning Board on December 17, 2024; and

WHEREAS, on September 2, 2025, the Township and the Redeveloper entered into that certain Financial Agreement (the "**Financial Agreement**") for the Project Site; and

WHEREAS, certain indirect owners of Redeveloper wish to make certain assignments and transfers of their ownership interests in one or more entities owning Redeveloper directly or indirectly; and

WHEREAS, pursuant to Section 7.2 of the Redevelopment Agreement, Redeveloper shall not, without the prior written consent of the Township, effect or permit and change, directly or indirectly, in the ownership or control of the Redeveloper; and

WHEREAS, pursuant to Section 11 of the Financial Agreement, the Redeveloper shall not make any change in the ownership of the Redeveloper without the prior written approval of the Township in its sole discretion, not to be unreasonably withheld; and

WHEREAS, the Township wishes to consent and approve of the assignments and transfers described in Section 6 of the hereinafter defined Estoppel Certificate (collectively, the "**Transfers**"), based on the representation from the Redeveloper that, upon such Transfers, the day-to-day individuals and

management of the Redeveloper will remain unchanged, and in furtherance of such consent and approval, authorize the execution of an Estoppel Certificate in the form on file in the office of the Township Clerk (the "**Estoppel Certificate**").

NOW THEREFORE, BE IT RESOLVED by the Township Council of the Township of Weehawken, in the County of Hudson, New Jersey, as follows:

Section 1. The foregoing recitals are hereby incorporated by reference as if set forth in full.

Section 2. The Township hereby approves of the Transfer. Such approval will be effective upon the execution of the Estoppel Certificate.

Section 3. The Mayor, or his designee, in consultation with counsel to the Township, is hereby authorized to execute any and all documents, certificates or instruments required to effectuate the Transfers contemplated and approved by this resolution, including but not limited to the Estoppel Certificate in the form approved by counsel to the Township.

Section 4. Except as set forth herein, no other terms of the Redevelopment Agreement or Financial Agreement are amended by this resolution and such agreements remain in full force and effect.

Section 5. This resolution shall take effect immediately.

On motion by Councilman Sosa, seconded by Councilman Curtis , the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

Councilwoman Lavagnino read the following resolution;

AUTHORIZING EXECUTION AND DELIVERY OF HOUSING ASSISTANCE PAYMENT CONTRACTS WITH THE HOUSING AUTHORITY OF THE TOWNSHIP OF WEEHAWKEN

WHEREAS, The Housing Authority of the Township of Weehawken (the "Authority") administers the U.S. Department of Housing and Urban Development ("HUD") Housing Choice Voucher ("HCV") Project-Based Voucher ("PBV") program in the Township of Weehakwen (the "Township"); and

WHEREAS, the Township is the owner of the following nine (9) units:

95 Highwood Terrace, Unit 4
49-47th Street, Unit 4L
49-47th Street, Unit 3R
51-47th Street, Unit C1
51-47th Street, Unit E2
51-47th Street, Unit A2
51-47th Street, Unit B3
53-47th Street, Unit 2R
76-46th Street, Unit 4

The above-listed apartment units may each be referred to as a "Unit" and may be referred to collectively as the "Units"; and

WHEREAS, the Township desires to enter into a Housing Assistance Payment ("HAP") contract with the Authority for each of the Units, which contracts shall be renewed annually in accordance with HUD rules and regulations,

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Weehawken as follows:

Section 1. The Mayor and the Township Manager be, and they each are, hereby authorized, and either may execute and deliver on behalf of the Township a HAP contract with the Authority for each of the Units, and may deliver to the Authority any such further information and/or documents required to demonstrate ownership of the Units in accordance with HUD rules and regulations.

Section 2. This resolution shall take effect immediately.

On motion by Councilwoman Lavagnino, seconded by Councilwoman Silvestri-Ehret , the foregoing resolution was adopted by the following vote:

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

APPROVAL OF BILLS:

On motion by Councilman Sosa , seconded by Councilwoman Lavagnino, all bills found to be correct and properly audited be paid with all proper exemptions and reclusions provided funds are sufficient and appropriated.

Ayes: Councilpersons, Sosa, Silvestri-Ehret, Lavagnino, Curtis, Mayor Turner
Nays: None
Absent: None

PRIVILEGE OF THE FLOOR:

At this time Mayor Turner asked the public if anyone wished to address the Council.

Roger Desmond *Inquiring about a sign to be placed on one way street, stated that DPW did a great job during and after the storm*

Faye Boatright *Inquiring about bond deals, any new debt, costs on emergency during snow storm*

Mayor Turner *For the record, costs are irrelevant, I say again that DPW/POLICE/EMT did an amazing job and worked very hard. That's what's important*

There being no further business to come before the Township Council, motion was duly made and seconded to adjourn. So moved.

Mayor Turner announced the next Regular Meeting will be held on February 11th 2026

ADJOURNMENT: 7:43 PM