

# Resolution of the City of Jersey City, N.J.

File No. Res. 22-807  
Agenda No. 10.28  
Approved: Nov 09 2022



**RESOLUTION OF THE MUNICIPAL COUNCIL OF THE CITY OF JERSEY CITY AWARDING COMMUNITY DEVELOPMENT BLOCK GRANT – PUBLIC FACILITIES (CDBG-PF) FISCAL YEAR 2021 UNALLOCATED FUNDS AND AUTHORIZING THE EXECUTION OF A SUB-RECIPIENT AGREEMENT WITH THE CITY OF JERSEY CITY, DEPARTMENT OF INFRASTRUCTURE FOR THE DESIGN OF FAIRMOUNT TRIANGLE PARK LOCATED IN THE CITY OF JERSEY CITY, A/K/A BLOCK 16.801, LOT 11.**

**COUNCIL offered and moved adoption of the following resolution:**

**WHEREAS**, the City of Jersey City participates in the Community Development Block Grant program; and

**WHEREAS**, federal funds are available under the Community Development Block Grant – Public Facilities (CDBG-PF) program, administered by the City of Jersey City’s Division of Community Development, for the purpose of acquisition and/or rehabilitation of residential or public property, whether privately or publicly owned; and

**WHEREAS**, the primary purpose of the Community Development Block Grant (CDBG) program is the development of viable urban communities by providing decent housing and a suitable living environment, and by expanding economic opportunities, principally for low and moderate-income persons; and

**WHEREAS**, CDBG-PF funds help support community development activities to build stronger and more resilient communities for the City of Jersey City. Examples of eligible projects include, but are not limited to, acquisitions, improvements, repairs, and/or expansions of residential projects, public facilities or community centers; and

**WHEREAS**, the City of Jersey City’s Department of Infrastructure (the “**Department of Infrastructure**”) is requesting CDBG-PF funds for the design of Fairmount Triangle Park (the “**Project**”) that will provide additional public recreational space for local communities of low-to-moderate income persons in Jersey City, Block 16.801 and Lot 11 (the “**Property**”); and

**WHEREAS**, the total Project cost is approximately Four Hundred Six Thousand, Six Hundred Fourteen Dollars and Sixty-Six Cents (\$406,614.66). Proposed financing for the Project will consist of CDBG Fiscal Year 2021 unallocated funds, in its entirety. The Department of Infrastructure declares that the total amount requested will constitute sufficient funds to complete the Project; and

**WHEREAS**, this Project qualifies under the Area Benefit criteria of the LMI national objective, benefiting a specific targeted group of low-income persons, in accordance with the United States Department of Housing & Urban Development (**HUD**) regulations; and

**WHEREAS**, in accordance with HUD regulations, the Department of Infrastructure will demonstrate that at least 51% of the users (the “**Primary Beneficiaries**”) of the Property, are low to moderate income persons. This will be verified once the rehabilitation of the Property is completed, as required, during the project performance period and/or potentially each year for five (5) years after Project completion; and

**WHEREAS**, the City of Jersey City’s Division of Community Development (**DCD**) supports this Project and recommends that Four Hundred Six Thousand Six Hundred Fourteen Dollars and Sixty-Six Cents (\$406,614.66) of CDBG Fiscal Year 2021 unallocated *funds*, be provided to the Department of Infrastructure *to off-set the cost of the Project*.

**NOW, THEREFORE, BE IT RESOLVED** by the Municipal Council of the City of Jersey City, that:

1. the Municipal Council awards the Department of Infrastructure, fiscal year 2021 unallocated CDBG-PF funds, in the total amount of \$406,614.66 for the Project;

**Resolution of the Municipal Council of The City of Jersey City Awarding Community Development Block Grant – Public Facilities (CDBG-PF) Fiscal Year 2021 Unallocated Funds and Authorizing the Execution of a Sub-recipient Agreement with The City of Jersey City, Department of Infrastructure for the Design of Fairmount Triangle Park Located in The City of Jersey City, A/K/A Block 16.801, Lot 11.**

2. Upon successful completion of all required underwriting and subsidy analysis standards of the City's Division of Community Development, the Mayor and/or the Business Administrator are authorized to enter into an Agreement with the City of Jersey City's Department of Infrastructure to utilize \$406,614.66 of CDBG FY 2021 unallocated funds to subsidize the Project; and
3. Subject to review and approval by Corporation Counsel, the Mayor and/or the Business Administrator are hereby authorized to execute mortgages, notes, affordable housing development agreements, and such other documents deemed necessary to secure loans under the Community Development Block Grant (CDBG-PF). The terms and conditions of the aforementioned documents may be negotiated by the City's Division of Community Development (DCD) and shall be in accordance with all laws, rules and regulations applicable to the program.

| VENDOR NAME   | AMOUNT                       | ACCOUNT           | P.O #  |
|---|------------------------------|-------------------|--------|
| Department of Infrastructure<br>Division of Engineering | of \$406,614.66<br>(CDBG-PF) | 59-200-56-109-622 | 146461 |

**Resolution of the Municipal Council of The City of Jersey City Awarding Community Development Block Grant – Public Facilities (CDBG-PF) Fiscal Year 2021 Unallocated Funds and Authorizing the Execution of a Sub-recipient Agreement with The City of Jersey City, Department of Infrastructure for the Design of Fairmount Triangle Park Located in The City of Jersey City, A/K/A Block 16.801, Lot 11.**

*I hereby certify that there are sufficient funds for the payment of this resolution in the amount of \$\$406,614.66, in account number 59-200-56-109-622; PO# 146461.*

*John (Jack) Scura, Acting Chief Financial Officer*



APPROVED AS TO LEGAL FORM



Business Administrator



Corporation Counsel

Certification Required

| RECORD OF COUNCIL VOTE – Nov 09 |     |     |      |        |         |     |     |      |        |                    |     |     |      | 8-0    |                     |
|---------------------------------|-----|-----|------|--------|---------|-----|-----|------|--------|--------------------|-----|-----|------|--------|---------------------|
|                                 | AYE | NAY | N.V. | Absent |         | AYE | NAY | N.V. | Absent |                    | AYE | NAY | N.V. | Absent | N.V. –<br>(Abstain) |
| RIDLEY                          | ✓   |     |      |        | SALEH   | ✓   |     |      |        | DEGISE             | ✓   |     |      |        |                     |
| PRINZ-AREY                      | ✓   |     |      |        | SOLOMON | ✓   |     |      |        | RIVERA             |     |     |      | ✓      |                     |
| BOGGIANO                        | ✓   |     |      |        | GILMORE | ✓   |     |      |        | WATTERMAN,<br>PRES | ✓   |     |      |        |                     |

Adopted at a meeting of the Municipal Council of the City of Jersey.



President of Council



City Clerk

**Resolution of the Municipal Council of The City of Jersey City Awarding Community Development Block Grant – Public Facilities (CDBG-PF) Fiscal Year 2021 Unallocated Funds and Authorizing the Execution of a Sub-recipient Agreement with The City of Jersey City, Department of Infrastructure for the Design of Fairmount Triangle Park Located in The City of Jersey City, A/K/A Block 16.801, Lot 11.**

**RESOLUTION FACT SHEET -**

This summary sheet is to be attached to the front of any resolution that is submitted for Council consideration. Incomplete or vague fact sheets will be returned with the resolution.

**Project Manager**

|  |   |              |                    |
|--|---|--------------|--------------------|
| Deja Anderson, Director, Division of Community Development |   | 201-547-5304 | DANDERSON@JCNJ.ORG |
| Department   | Department of Housing, Economic Development, and Commerce |              |                    |
| Division   | Division of Community Development                         |              |                    |

Note: Project Manager must be available by phone during agenda meeting (Wednesday prior to council meeting @ 1:00 p.m.)

|         |  |
|---------|--|
| Meeting | Regular Meeting of Municipal Council - Nov 09 2022 |
|---------|--|

**Purpose**

1. To award CDBG-PF, FY 2021 unallocated funds, in the amount of \$406,614.66 to the City of Jersey City’s Department of Infrastructure. 2. To authorize the execution of a Sub-recipient Agreement with the City of Jersey City’s Department of Infrastructure to complete the design of Fairmount Triangle Park located in the City of Jersey City, Block 16.801, and Lot 11. In order to further the goal of developing low-to-moderate income areas, the City’s Department of Infrastructure will undertake a project to design the Fairmount Triangle Park. The design and development of the Fairmount Triangle Park will benefit individuals and families in the surrounding areas as it will ensure safer traffic patterns and provide space for recreational activities.

**Contract term (include all)**

November 1, 2022 - October 31, 2023 (1-Yr)

**Type of award:**

HUD (Federal) CDBG

**ATTACHMENTS:**

Fact Sheet-Dept of Infrastructure (CDBG) Fairmount Triangle Park  
Memo-Dept of Infrastructure (CDBG) Fairmount Triangle Park  
PO 146461 - JC Infrastructure - Fairmount Pk - CDBG

Approved by  
 Deja Anderson, Director, Division of Community Development  
 Annisia Cialone, HEDC Director  
 Ray Reddington, Attorney  
 Jeana Abuan, Public Agency Compliance Officer  
 Floyd Jeter, Diversity and Inclusion  
 Patrice Lambert, Assistant Purchasing Agent  
 John Scura, Acting Chief Financial Officer  
 John Metro, Business Administrator

Status:  
 Approved - Nov 01 2022  
 Approved - Nov 01 2022  
 Approved - Nov 01 2022  
 Approved - Nov 01 2022  
 Approved - Nov 01 2022  
 Approved - Nov 01 2022  
 Approved - Nov 02 2022  
 Approved - Nov 02 2022  
 Approved - Nov 04 2022

# Memorandum

**To:** Members of the Municipal Council of the City of Jersey City

**From:** Agnes Theodossiou, Program Director, HECD/DCD

**Copy:** Deja Anderson, Director, HEDC/DCD  
Susan Ludwig, Assistant Director, HEDC/DCD  
Millie Smith, Program Director of Finance, HEDC/DCD

**Date:** October 27, 2022

**Subject:** **Resolution Of The Municipal Council Of The City Of Jersey City Awarding Community Development Block Grant (CDBG-PF) Fiscal Year 2021 Unallocated Funds And Authorizing The Execution Of A Sub-recipient Agreement With The City Of Jersey City, Department Of Infrastructure For The Design Of Fairmount Triangle Park Located In The City Of Jersey City, Block 16.801, Lot 11**

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The Department of Infrastructure is requesting \$406,614.66 to complete the design of Fairmount Triangle Park (the “**Project**”) located in the City of Jersey City, Block 16.801, Lot 11 (the “**Property**”). The Project will provide additional public space to local communities of low-to-moderate income for recreation activities.

The City of Jersey City’s Division of Community Development (**DCD**) supports the Project and is recommending that Four Hundred Six Thousand, Six Hundred Fourteen Dollars and Sixty-Six Cents (\$406,614.66), of CDBG-PF Fiscal Year 2021 unallocated funds, be provided to the Department of Infrastructure of the City of Jersey City for the design of the Project.

This project is eligible for CDBG-PF funding because it meets one of the three national objectives:

*Benefiting low and moderate income persons or households targeting area benefit activities.*

Should you have any questions or concerns regarding the contents of the memorandum, please contact me at (551) 256-2312.