



Resolution No. 58-2021
Adoption Date: April 14, 2021

Sufficiency of Funds Bibi Taylor
Form and Legality David Minichello

AUTHORIZING COMPETITIVE CONTRACTING PROCESS FOR PROPERTY MANAGEMENT SERVICES AT THE GERALD B. GREEN PLAZA BUILDING (200 WEST SECOND STREET, PLAINFIELD, NEW JERSEY)

WHEREAS, a regular meeting of the Union County Improvement Authority (the “Authority”) was held on April 14, 2021; and

WHEREAS, the Authority owns and operates the Assemblyman Gerald B. Green Plaza Building at 200 West Second Street, Plainfield, New Jersey; and

WHEREAS, pursuant to N.J.S.A 40:37A-55(t), the Authority is empowered to enter into any and all agreements or contracts, execute any and all instruments, and do and perform any and all acts and things necessary, convenient or desirable for the purposes of the Authority, subject to the Local Public Contracts Law, N.J.S.A. 40A: 11-1 et seq.; and

WHEREAS, the Authority requires the provision of property management services for the maintenance and operation of the Jerry Green Building (the “Services”); and

WHEREAS, the Services include but are not limited to maintenance, custodial and grounds keeping services at the property; and

WHEREAS, the current contract for these services expires June 30, 2021; and

WHEREAS, pursuant to the Local Public Contracts Law, the Authority may initiate a competitive contracting process for the performance of maintenance, custodial and grounds keeping services by a management company; and

Commissioner	Motion	Second	Yes/Aye	No-Nay	Abstain	Absent
David Barnett	✓		✓			
Steve Hockaday			✓			
Christopher Kolibas			✓			
Debra Marshall						✓
Andrea Mojica		✓	✓			
Ahmed Shehata			✓			
Scott Huff, Vice Chairman			✓			
Sebastian D’Elia, Chairman			✓			



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WHEREAS, a competitive contracting process constitutes a fair and open process; and

WHEREAS, the Authority would like to authorize the initiation of the competitive procurement process for the Services and acts in connection therewith.

NOW, THEREFORE IT IS HEREBY RESOLVED BY THE COMMISSIONERS OF THE UNION COUNTY IMPROVEMENT AUTHORITY AS FOLLOWS:

1. The Authority authorizes initiation of the competitive procurement process for the Services pursuant to N.J.S.A 40A:11-4.1 (l) et seq.
2. The Authority authorizes the Project Manager and Authority Counsel to prepare, issue and advertise the availability of the request for proposal documentation, to prepare and issue any addenda thereto, to establish the evaluation criteria, to receive the responses to the request for proposals and to take any other actions reasonable and necessary in connection with implementation of the competitive procurement process, with exception of the award of the contracts.
3. The Authority ratifies and confirms the actions taken by the Project Manager, Authority Counsel and the evaluation committee in accordance with this Resolution and no further approval shall be required in connection therewith.