



Resolution No. 3-2026
 Adoption Date Jan. 6, 2026

Sufficiency of Funds Pats Taylor
 Form and Legality Louis Rainone

**RESOLUTION AWARDING A CONTRACT TO KUPLEX EXTERIORS, LLC FOR THE
 DESERTED VILLAGE ROOF REPLACEMENT AT HOUSES 5, 10 & 11**

WHEREAS, the Union County Improvement Authority (hereinafter referred to as the “Authority”) has been duly created by ordinance by the Board of County Commissioners of the County of Union, a public body corporate and politic of the State of New Jersey, pursuant to an in accordance with the County Improvement Authority Law, N.J.S.A. 40:37A-44, et. seq.; 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 or 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, on November 4, 2025 pursuant to the Local Public Contracts Law the Authority issued a Request for Bids soliciting responses from qualified entities for the Deserted Village Roof Replacement at Houses 5, 10 & 11; and

WHEREAS, on December 16, 2025, the Authority received seven (7) bids and the three (3) lowest bidders are as follows:

Contractor	Bid Price
Safeway Contracting, Inc	\$269,000.00
Kuplex Exteriors, LLC	\$346,228.00
Detwiler Roofing, LLC	\$375,000.00

WHEREAS, although Safeway Contracting, Inc. submitted the lowest bid, Safeway failed to acknowledge the addendum posted for this Project on November 14, 2025; and

Commissioner	Motion	Second	Yes/Aye	No-Nay	Abstain	Absent
David Barnett	X		X			
Jonathan Boguchwal			X			
Steve Hockaday			X			
Terri Riley Hudak			X			
Andrea Mojica			X			
Ahmed Shehata						X
Jenny Davis Toth		X	X			
Scott Huff, Vice Chairman			X			
Christopher Kolibas, Chairman			X			



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WHEREAS, due to Safeway's failure to acknowledge this addendum, the Authority must reject Safeway's bid pursuant to N.J.S.A. 40A:11-23.2(e); and

WHEREAS, Kupex Exteriors, LLC is the next lowest, responsive, responsible bidder; and

WHEREAS, the Authority desires to enter into a contract with Kupex Exteriors, LLC for the Project in an amount not to exceed Three Hundred and Forty-Six Thousand Two Hundred and Twenty-Eight Dollars (\$346,228.00) as it is the lowest, responsive, and responsible bidder.

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

1. The Authority hereby awards a contract to Kupex Exteriors, LLC, 1278 E. State Street, Trenton, New Jersey 08609 for the Deserted Village Roof Replacement at Houses 5, 10 & 11 at an amount not to exceed Three Hundred and Forty-Six Thousand Two Hundred and Twenty-Eight Dollars (\$346,228.00).
2. The Authority authorizes the Chairman to execute a contract and any and all documents necessary with Kupex Exteriors, LLC for the Deserted Village Roof Replacement at Houses 5, 10 & 11.