

**CITY OF NEWARK  
DELAWARE  
COUNCIL MEETING AGENDA**

**May 10, 2021 – 6:15 P.M. – GoToMeeting**

Per the proclamation issued by Governor Carney and Lieutenant Governor Hall-Long on March 13, 2020, City Council will be meeting remotely via GoToMeeting. The meeting will be available for viewing via GoToMeeting at the following link:  
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Public comments may be submitted on the items on the agenda via email to [council@newark.de.us](mailto:council@newark.de.us) by 6:00 p.m. All public comments received will be read into the record at the meeting. Attendees may also alert the City Secretary that they wish to speak at the appropriate time by submitting their name, district and/or address, and agenda item on which they would like to comment via the GoToMeeting chat function during the meeting.

**There may be a vote on each and every agenda item set forth herein.**

**MOTION TO ENTER EXECUTIVE SESSION**

**EXECUTIVE SESSION**

A. Executive Session pursuant to 29 *Del. C.* §10004 (b) (2) for the purpose of preliminary discussions on leases of real property

**RETURN TO PUBLIC SESSION**

**SILENT MEDITATION & PLEDGE OF ALLEGIANCE**

**1. ITEMS NOT ON PUBLISHED AGENDA:**

- A. Elected Officials who represent City of Newark residents or utility customers (2 minutes)
- B. University
  - (1) Administration (5 minutes per speaker) (10 minutes)
  - (2) Student Body Representative(s) (5 minutes per speaker) (2 minutes)
- C. City Manager (10 minutes)
- D. Council Members (5 minutes)
- E. Public (5 minutes per speaker) (5 minutes)

**(PUBLIC COMMENT** - Public comment is a time for individuals to speak before Council. Individuals are limited to five minutes each in public comment for items not on the published agenda. Individuals also are limited to five minutes per agenda topic for items on the published agenda that are open to public comment. These time limits may be extended by the chair upon the request of a Council member. Individuals wishing to make public comment in either category should sign in on the list provided at the entrance of the Council chamber prior to the start of the meeting. At the appropriate time, individuals who have signed up for public comment will be called forward to the podium by the chair of the meeting to speak. Thereafter other members of the public may request to be recognized by the chair. Individuals should approach the podium, state their name and information about their residence (address or council district and/or non-City of Newark residents), and commence with their comments. Please be sure to speak into the microphone so your comments are recorded. Once you have completed your comments, please be seated. Time may not be ceded to another member of the public. Please be courteous to those who are speaking during public comment by refraining from commenting from the audience while others are speaking. Council may or may not answer questions during public comment.)

**2. APPROVAL OF CONSENT AGENDA: (1 minute)**

- A. [Approval of Council Organizational Meeting Minutes – April 22, 2021](#)
- B. [Approval of Council Meeting Minutes – April 26, 2021](#) (Packet item posted 5/5/21.)
- C. [Receipt of Planning Commission Minutes – April 6, 2021](#) (Packet item posted 5/5/21.)
- D. [Approval of 2021-2025 CIP Budget Amendment for Project W8605 – Water Tank Maintenance](#)
- E. [Approval of Recommendation to Award Contract No. 21-02 – Purchase of Okonite EPR Wire or Equal](#)
- F. [Approval of Recommendation to Award Contract No. 21-05 – Parks Signage Replacements](#)
- G. [Approval of Staff Recommendation to Update City Purchasing Thresholds for Council Approval](#)
- H. [Approval of Staff Recommendation to Update Lien Certificate Fees for Property Transfers](#)
- I. [First Reading – Bill 21-12 – An Ordinance Amending Chapter 2, Administration, Code of the City of Newark, Delaware, By Increasing the Estimated Property Value in the Waiver of Sale Procedure – Second Reading – May 24, 2021](#)
- J. [First Reading – Bill 21-13 – An Ordinance Amending Chapter 20, Motor Vehicles, Code of the City of Newark, Delaware, to Increase the Fines for Traffic Violations in Highway Work Zones to Match State Code – Second Reading – May 24, 2021](#)
- K. [First Reading – Bill 21-14 – An Ordinance Amending Chapter 22, Police Offenses, Code of the City of Newark, Delaware, to Reduce COVID-19 Public Gathering Restrictions Effective June 1, 2021 – Second Reading – May 24, 2021](#)

- L. [First Reading – Bill 21-15 – An Ordinance Amending Chapter 32, Zoning, Code of the City of Newark, Delaware, to Revise Building Setback Lines in the BB \(Central Business District\) Zoning District – Second Reading – June 14, 2021](#)

**CONSENT AGENDA** – Those items on the Consent Agenda are considered routine and non-controversial and will be acted upon by a single vote of the Council. There will be no separate discussion of these items unless a member of Council so requests, in which event the matter shall be removed from the Consent Agenda and considered a separate item.

- \*3. APPOINTMENTS TO BOARDS, COMMITTEES AND COMMISSIONS:** None
- 4. ITEMS NOT FINISHED AT PREVIOUS MEETING:** None
- \*5. SPECIAL DEPARTMENTAL REPORTS:** None
- \*6. FINANCIAL STATEMENT:** None
- \*7. RECOMMENDATIONS ON CONTRACTS & BIDS OVER \$75,000:**
- A. [Recommendation to Waive the Bid Process in Accordance with the Code of the City of Newark for Hard Surface Improvements for Tennis Court Maintenance and Repairs and Basketball Court Resurfacing and Repairs based on the Competitively Solicited Contracts in Association with the National Cooperative Purchasing Alliance \(NCPA\) for CIP K1301](#) (10 minutes)
  - B. [Recommendation to Award Contract No. 21-07 – Police Vehicle Equipment Procurement and Upfitting](#) (10 minutes)
- \*8. ORDINANCES FOR SECOND READING & PUBLIC HEARING:** None
- \*9. RECOMMENDATIONS FROM THE PLANNING COMMISSION AND/OR PLANNING & DEVELOPMENT DEPARTMENT:**
- A. Review of the 52 Space Parking Waiver at 141, 143 and 145 East Main Street and 19 Haines Street by the Planning Commission for the Major Subdivision Application at 141, 143 and 145 East Main Street and 19 Haines Street at the Request of the Mayor (*See 9-B and 9-C*) (120 minutes for 9-A, 9-B and 9-C combined) ([Part 1](#), [Part 2](#), [Part 3](#) and [Part 4](#))
  - B. Request of Newark Main Street Acquisition Co. LLC for the Major Subdivision with Site Plan Approval of 1.520 Acres in Order to Demolish the Existing Structure at 19 Haines Street and Construct a Six-Story Mixed Use Building Including 17,540 Square Feet of Office/Retail Space on the First Floor and 80 Apartment Units on the Upper Floors at the Property Located at 141, 143 and 145 East Main Street and 19 Haines Street (*Agreement and Resolution Attached*) (*See 9-A and 9-C*) ([Part 1](#), [Part 2](#), [Part 3](#) and [Part 4](#))
  - C. Request of Newark Main Street Acquisition Co. LLC for a Special Use Permit for 80 Apartment Units in the BB District at the Property Located at 141, 143 and 145 East Main Street and 19 Haines Street (*See 9-A and 9-B*) ([Part 1](#), [Part 2](#), [Part 3](#) and [Part 4](#))

**\*OPEN FOR PUBLIC COMMENT** – The above agenda is intended to be followed, but is subject to changes, deletions, additions, and modifications, as permitted under the Freedom of Information Act of the State of Delaware. The agenda is posted (7) seven days in advance of the scheduled meeting in compliance with 29 Del. C. Section 10004 (e)(2). Copies may be obtained at the City Secretary’s Office, 220 South Main Street, or online at [www.newarkde.gov](http://www.newarkde.gov).

**Agenda Posted – May 3, 2021**

Attest:

Sworn by:

\_\_\_\_\_  
City Secretary

\_\_\_\_\_  
Notary Public (Seal)