

RESOLUTION
APPROVING THE RE-ENGAGEMENT OF RMJM HILLIER
TO COMPLETE THE REDEVELOPMENT PLAN FOR
THE PRINCETON JUNCTION/WEST WINDSOR
REDEVELOPMENT AREA

WHEREAS, on November 6, 2006 and December 18, 2006, the Township Council of the Township of West Windsor adopted Resolutions 2006-R255 and 2006-R285 approving a ten month agreement with Hillier Architecture (now RMJM Hillier) as the redevelopment and planning consultant for the 350 acre redevelopment area surrounding the Princeton Junction/West Windsor Train Station, pursuant to the Local Redevelopment and Housing Law (“LRHL”) (*N.J.S.A. 40A:12A-1 et seq.*); and

WHEREAS, that agreement provided for the undertaking of the redevelopment plan in four separate stages, comprising background information (Phase I); community visioning (Phase 2); development regulatory controls and design guidelines (Phase 3); and preparation of the final document for submission (Phase 4), for a contract not to exceed Three Hundred Thirty Thousand Dollars (330,000.00) to be completed by September 30, 2007; and

WHEREAS, after Hillier submitted a Concept Plan at the conclusion of Phase 2 on June 4, 2007, it was instructed not to proceed any further until the Township Council had re-examined both the scope of the potential redevelopment plan as well as the process that would be followed in its formulation; and

WHEREAS, as of June, 2007, Hillier had billed the Township fifty percent (50%) of the total contract price or One Hundred Sixty Five Thousand Dollars (\$165,000.00) but provided services amounting to an additional \$138,521.50; and

WHEREAS, on April 6, 2008, the Township Council adopted Resolution 2008-R086 to pay One Hundred Fifteen Thousand Dollars (\$115,000.00) in complete satisfaction of all of the work provided to date; and

WHEREAS, Hillier has agreed to immediately proceed in working with Township consultants, John Madden and Gary Davies, in formulating a revised redevelopment plan for consideration by Council by using the Fifty Thousand Dollars (\$50,000.00) that is still available within the \$330,000.00 contract price.

NOW THEREFORE, BE IT RESOLVED, by the Township Council of the Township of West Windsor that the original agreement with RMJM Hillier is considered as terminated as of September 30, 2007; and

BE IT FURTHER RESOLVED that the Township Council does hereby approve the attached Agreement for consultant services with RMJM Hillier to complete the Redevelopment Plan for the Princeton Junction/West Windsor Redevelopment area; and

BE IT FURTHER RESOLVED that the Mayor and Township Clerk are hereby authorized to sign the referenced Agreement on behalf of the Township; and

BE IT FURTHER RESOLVED that a notice of this action shall be published in the newspaper used by the Township for legal publications as required by law within ten (10) days of its passage; and

BE IT FURTHER RESOLVED that an executed copy of the Agreement between the Township and RMJM Hillier and a copy of this Resolution, shall be on file and available for public inspection in the office of the Township Clerk.

Adopted: June 9, 2008

I certify the above Resolution was adopted by the West Windsor Township Council at its meeting on the 9th day of June, 2008.

Sharon Young
Township Clerk
West Windsor Township