



City of Woodbury
City Council Meeting Agenda
July 23, 2025
33 Delaware Street, Woodbury, NJ 08096
6:30 PM

A. Pledge of Allegiance and Moment of Silent Reflection

B. Reading of the Open Public Meeting Statement

C. Roll Call

D. Resolutions

1. **RESOLUTION NO. 25-138** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE PROMOTION OF ZACHARY MUHLBAIER FROM CLASS II SPECIAL LAW ENFORCEMENT OFFICER TO FULL-TIME PATROL OFFICER IN THE WOODBURY CITY POLICE DEPARTMENT
2. **RESOLUTION NO. 25-139** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE PROMOTION OF JOSHUA CARR FROM CLASS I SPECIAL LAW ENFORCEMENT OFFICER TO CLASS II SPECIAL LAW ENFORCEMENT OFFICER IN THE WOODBURY CITY POLICE DEPARTMENT

E. Oaths of Office

1. **Zachary Muhlbaier**, *Full-Time Patrol Officer for the Woodbury City Police Department*
2. **Joshua Carr**, *Class II Special Law Enforcement Officer for the Woodbury City Police Department*

F. Proclamations

1. Woodbury City Police Department

G. Open to the Public for Agenda Items Only

H. Ordinances

1. **ORDINANCE NO. 2433-25** - ORDINANCE OF THE CITY OF WOODBURY TO ADOPT THE 100 BLOCK SOUTH BROAD STREET AMENDMENT TO THE WOODBURY REDEVELOPMENT PLAN: DOWNTOWN BUSINESS DISTRICT, FOR BLOCK 75 LOTS 3.01, 3.02, 4, 5, 7, 13, 14, 15, 17, 31, 32, 33 AND 35; BLOCK 75.01, LOT 27.01, AND ROSS RUN
First Reading

CONSENT AGENDA

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1. **RESOLUTION NO. 25-140** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE HIRING OF CALVIN PRESSLEY AS A FULL-TIME PATROL OFFICER FOR THE WOODBURY CITY POLICE DEPARTMENT

2. **RESOLUTION NO. 25-141** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY TO EXTEND GRACE PERIOD ON THIRD QUARTER 2025 (AUGUST) AS PER N.J.S.A 54:4-67
3. **RESOLUTION NO. 25-142** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY ADJUSTING THE PUBLIC BIDDING THRESHOLD PURSUANT TO N.J.S.A. 40A:11-3
4. **RESOLUTION NO. 25-143** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY CANCELLING TAXES FOR LONG, WILLIAM 100% DISABLED VETERAN, BLOCK 97.01 LOT 18 A.K.A 17 PACKARD AVE
5. **RESOLUTION NO. 25-144** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING EXECUTION OF SATISFACTION OF REGIONAL CONTRIBUTION AGREEMENT HOME IMPROVEMENT PROGRAM MORTGAGE REGARDING BLOCK 113, LOT 6 A/K/A 43 EAST CENTRE STREET
6. **RESOLUTION NO. 25-145** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE EXECUTION OF AN EMERGENCY REPAIR CONTRACT WITH PIONEER PIPE CONTRACTORS, INC. FOR THE REPAIR OF RUPTURED WATER MAIN AT 631 MANTUA AVENUE
7. **RESOLUTION NO. 25-146** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY PROVIDING FOR THE INSERTION OF SPECIAL ITEMS OF REVENUE IN THE BUDGET OF THE CITY OF WOODBURY PURSUANT TO N.J.S. 40A:4-87 (CHAPTER 159, P.L. 1948)
8. **RESOLUTION NO. 25-147** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY PROVIDING FOR THE INSERTION OF SPECIAL ITEMS OF REVENUE IN THE BUDGET OF THE CITY OF WOODBURY PURSUANT TO N.J.S. 40A:4-87 (CHAPTER 159, P.L. 1948)
9. **RESOLUTION NO. 25-148** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING CITY ENGINEER TO ISSUE NOTICE TO BIDDERS FOR THE FY2024 NJDOT LOCAL AID PROGRAM – STUART STREET AND LAFAYETTE AVENUE RESURFACING AND SAFETY IMPROVEMENTS
10. **RESOLUTION NO. 25-149** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY ENDORSING THE FOURTH ROUND HOUSING ELEMENT AND FAIR SHARE PLAN
11. **RESOLUTION NO. 25-150** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE RENEWAL OF A CLASS 5 ANNUAL CANNABIS RETAILER LICENSE TO BESTBUDS, 135 S. BROAD ST., WOODBURY, NEW JERSEY, CONDITIONED UPON THE ISSUANCE OF A RENEWAL LICENSE BY THE STATE OF NEW JERSEY CANNABIS REGULATORY COMMISSION
12. **RESOLUTION NO. 25-151** - RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODBURY AUTHORIZING THE RENEWAL OF A CLASS 5 ANNUAL CANNABIS RETAILER LICENSE TO NOVA FARMS WOODBURY LLC, 642 MANTUA PIKE, WOODBURY, NEW JERSEY CONDITIONED UPON THE ISSUANCE OF A RENEWAL LICENSE BY THE STATE OF NEW JERSEY CANNABIS REGULATORY COMMISSION

END CONSENT AGENDA

- K. Approval of the Bill and Voucher List**
- L. Reports**
- M. Unfinished Business**
- N. New Business**
- O. Open to the Public**
- P. Adjournment**

NOTICE PURSUANT TO N.J.S.A 10:4-8(d)

The items listed on this tentative agenda of the Mayor and Council President of the City of Woodbury constitutes the agenda to the extent known at the time of posting. Since this agenda is tentative, items may be added and/or deleted prior to the commencement of the meeting. Formal action may or may not be taken regarding each item listed on the final agenda.