

**READINGTON TOWNSHIP COMMITTEE  
MEETING – March 16, 2015**

Mayor Fort *calls the meeting to order at 6:30 p.m.* announcing that all laws governing the Open Public Meetings Act have been met and that this meeting has been duly advertised.

**PRESENT:** Mayor B. Fort, Deputy Mayor T. Auriemma, Mr. J. Broten, Mrs. M. Duffy  
Mr. S. Tropello

**ALSO PRESENT:** Administrator Mekovetz, Attorney S. Dragan, Engineer R. O'Brien

**ABSENT:** None

**EXECUTIVE SESSION:**

Clerk read the following Resolution:

**RESOLUTION**  
**EXECUTIVE SESSION**

**WHEREAS**, *N.J.S.A. 10:4-6 et seq.*, the Open Public Meetings Act, permits the exclusion of the public from a meeting in certain circumstances; and

**WHEREAS**, the Township Committee is of the opinion that such circumstances presently exist and desires to authorize the exclusion of the public from the portion of the meeting in accordance with the act;

**NOW, THEREFORE, BE IT RESOLVED** by the Township Committee of the Township of Readington, County of Hunterdon, State of New Jersey as follows:

1. The public shall be excluded from discussion of and action upon the specified subject matter as set forth in the following Exhibit "A."

**EXHIBIT A**

<b><u>Subject Matter</u></b>	<b><u>Basis Of Public Exclusion</u></b>	<b><u>Date Anticipated When Disclosed to Public</u></b>
Construction Code.....	Personnel.....	Certain information at the discretion of the Township Committee tonight...other information will remain confidential
ECHO Unit (Block 42, Lot 1)..... 402 County Road 523	Contract Negotiations.....	“ “
Executive Session Minutes..... • March 2, 2015	Attorney-Client Privilege.....	“ “ “
Block 48, Lot 23; Block 55, Lot 33; Block 56, Lots 1, 3, 6 & 8; Block 67, Lot 2 (Solberg Aviation).....	Litigation.....	“ “ “

It is anticipated at this time that the stated subject matter will be made public on or about the time set forth in Exhibit "A."

2. This Resolution shall take effect immediately.

**A MOTION** was made by Mr. Auriemma to adopt this resolution, seconded by Mrs. Duffy with a vote of ayes all, nays none recorded.

The meeting reconvened at 7:35 p.m.

Mayor Fort led those present in the *Salute to the Flag*.

***Executive Session:***

***Personnel / Construction Code***

A ***MOTION*** was made by Mrs. Duffy to approve a one-time salary increase of \$1.40 per hour for Thomas Lance and Peter Coughlin based on attaining additional certifications, seconded by Mr. Broten and on Roll Call vote the following was recorded:

Mr. Auriemma	- Aye
Mr. Broten	- Aye
Mrs. Duffy	-Aye
Mr. Tropello	- Aye
Mayor Fort	- Aye

*Mayor Fort stated that the following matter was added to Executive Session:*

***Personnel / Library***

A ***MOTION*** was made by Mrs. Duffy to raise the hourly rate of Librarian Assistant, Diane Romano, to \$15.23 per hour in order to bring her salary in line with other library assistants, seconded by Mr. Broten and on Roll Call vote the following was recorded:

Mr. Auriemma	- Aye
Mr. Broten	- Aye
Mrs. Duffy	-Aye
Mr. Tropello	- Aye
Mayor Fort	- Aye

***Contract Negotiations / ECHO Unit (Block 42, Lot 1 – 402 County Road 523)***

Mayor Fort stated that this matter remains in Executive Session.

***Attorney-Client Privilege / Executive Session Minutes / March 2, 2015***

A ***MOTION*** was made by Mr. Auriemma to approve the Executive Session Minutes of March 2, 2015 for content only, seconded by Mrs. Duffy with a vote of ayes all, nays none recorded.

***Litigation / Solberg Aviation / Block 48, Lot 23; Block 55, Lot 33; Block 56, Lot 1, 3, 6 & 8; Block 67, Lot 2***

Mayor Fort stated that this matter remains in Executive Session.

***CONSENT AGENDA:***

Mayor Fort read the following statement:

All items listed with an asterisk “\*” are considered to be routine by the Township Committee and will be enacted by one motion. There will be no separate discussion of these items unless a committee member or citizen requests, in which event the item will be removed from the General Order of Business and considered in its normal sequence on the agenda.

Mr. Tropello requested to remove *Item # 6 Under New Business* from the Consent Agenda.

- \* 1. **Approval of Minutes** of meeting of March 2, 2015
  
- \* 2. **NJ State Firemen’s Association Membership Application**
  - Jeffrey Erkkila

\* 3. ***Tax Lien Redemption***

**READINGTON TOWNSHIP**  
**HUNTERDON COUNTY, STATE OF NEW JERSEY**

**RESOLUTION**

**WHEREAS**, an interested party has paid to the Tax Collector the amount necessary to redeem the lien on Block 35, Lot 7 and,

**WHEREAS**, it is the desire of the Tax Collector to refund to the lienholder the redemption amount.

**NOW THEREFORE BE IT RESOLVED** by the Township Committee that the Treasurer be authorized to refund the redemption amount of \$ 643.24, plus a premium paid in the amount of \$ 300.00, known as Tax Sale Certificate #2014-011, to the lienholder, US Bank, Custodian for BV001 Trust.

\* 4. ***Payment of Bills*** – (Complete bill list is on file in Clerk’s Office)

<u>Fund Description</u>	<u>Fund No.</u>	<u>Received Total</u>
CURRENT FUND	4-01	\$ 8,528.26
CURRENT FUND	5-01	\$1,266,063.45
TRUST FUNDS	X-03	\$ 2,060.27
MISC REFUND, COUNTY TAX, LIENS	X-05	\$ 9,952.16
PAYROLL DEDUCTIONS	X-06	<u>\$ 151,732.99</u>
<b>TOTAL OF ALL FUNDS</b>		<b>\$1,438,337.13</b>

A **MOTION** was made by Mr. Auriemma to approve the Consent Agenda, seconded by Mr. Broten and on Roll Call vote the following was recorded:

- Mr. Auriemma - Aye
- Mr. Broten - Aye
- Mrs. Duffy -Aye
- Mr. Tropello - Aye
- Mayor Fort - Aye

**COMMENTS FROM THE PUBLIC** for items listed on the agenda only

There were none.

**PUBLIC HEARINGS**

As it was after 7:45 p.m., A **MOTION** was made by Mr. Auriemma to adjourn the regular meeting to hold a Public Hearing, seconded by Mr. Broten with a vote of ayes all, nays none recorded.

Clerk read by Title:

**AN ORDINANCE TO PROVIDE FOR THE ACCEPTANCE OF CERTAIN EASEMENTS DEDICATED ON NOW OR FORMERLY PORTIONS OF BLOCK 40, LOT 1 IN THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY FROM EDWARD NAGLE AND SUZANNE SOLBERG-NAGLE**

***ORDINANCE # 02-2015***

Mayor Fort asked if there were any comments from the governing body.

There were none.

Mayor Fort asked if there were any comments from the public.

There were none.

***A MOTION*** was made by Mr. Auriemma to close the Public Hearing and open the regular meeting, seconded by Mrs. Duffy with a vote of ayes all, nays none recorded.

Clerk read by Title:

***AN ORDINANCE TO PROVIDE FOR THE ACCEPTANCE OF CERTAIN EASEMENTS DEDICATED ON NOW OR FORMERLY PORTIONS OF BLOCK 40, LOT 1 IN THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY FROM EDWARD NAGLE AND SUZANNE SOLBERG-NAGLE***

***ORDINANCE # 02-2015***

***A MOTION*** was made by Mr. Broten to adopt this ordinance, seconded by Mr. Auriemma and on Roll Call vote the following was recorded:

Mr. Auriemma	- Aye
Mr. Broten	- Aye
Mrs. Duffy	-Aye
Mr. Tropello	- Aye
Mayor Fort	- Aye

***A MOTION*** was made by Mr. Auriemma to adjourn the regular meeting to open the Public Hearing, seconded by Mr. Tropello with a vote of ayes all, nays none recorded.

Clerk read by Title:

***CALENDAR YEAR 2015  
ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS  
AND TO ESTABLISH A CAP BANK  
(N.J.S.A. 40A: 4-45.14)***

***ORDINANCE # 03-2015***

Mayor Fort asked if there were any comments from the governing body.

There were none.

Mayor Fort asked if there were any comments from the public.

There were none.

***A MOTION*** was made by Mrs. Duffy to close the Public Hearing and open the regular meeting, seconded by Mr. Auriemma with a vote of ayes all, nays none recorded.

Clerk read by Title:

**CALENDAR YEAR 2015**  
**ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS**  
**AND TO ESTABLISH A CAP BANK**  
**(N.J.S.A. 40A: 4-45.14)**

**ORDINANCE # 03-2015**

A **MOTION** was made by Mr. Auriemma to adopt this ordinance, seconded by Mr. Tropello and on Roll Call vote the following was recorded:

Mr. Auriemma	- Aye
Mr. Broten	- Aye
Mrs. Duffy	-Aye
Mr. Tropello	- Aye
Mayor Fort	- Aye

**CORRESPONDENCE / OTHER INFORMATION**

1. Memorandum dated February 24, 2015 from Sharon Brienza, Municipal Clerk, Township of Branchburg regarding :
  - ***An Ordinance Amending the Land Development Ordinances of the Township of Branchburg by Adding a New “ALO Assisted Living Overlay” Zone and Associated Regulations***
  - ***An Ordinance Amending the Land Development Ordinances of the Township of Branchburg by Adding a New “I-3 Industrial Zone”***
  - ***An Ordinance Amending the Land Development Ordinances of the Township of Branchburg by Adding a “Planned Overlay Zone” an Providing for Regulations in that Zone***
  - ***An Ordinance Amending the Land Development Ordinances of the Township of Branchburg by Adding and Revising Definitions and Adding and Deleting Zones***No action taken.
2. Letter dated February 19, 2015 from Steven Pudney, Section Chief, Bureau of Water System Engineering regarding ***Master Permit dated February 19, 2015 issued pursuant to New Jersey Safe Drinking Water Act.*** No action taken.
3. Notice of Public Hearing from Rebecca D’Alleinne, Planning Board Secretary, Clinton Township regarding ***2015 Revised Third Round Housing Plan Element and Fair Share Plan of the Township of Clinton’s Master Plan.*** No action taken.
4. Letter dated March 5, 2015 from Denise Doolan, Clerk of Board of Chosen Freeholders regarding ***Opposition to the Penn East Pipeline.*** No action taken.
5. Memorandum dated February 24, 2015 from Sharon Brienza, Municipal Clerk, Township of Branchburg regarding :
  - ***An Ordinance Amending the Land Development Ordinances of the Township of Branchburg by Adding a New “ALO Assisted Living Overlay” Zone and Associated Regulations***
  - ***An Ordinance Amending the Land Development Ordinances of the Township of Branchburg by Adding a New “I-3 Industrial Zone”***
  - ***An Ordinance Amending the Land Development Ordinances of the Township of Branchburg by Adding a “Planned Overlay Zone” an Providing for Regulations in that Zone***

- ***An Ordinance Amending the Land Development Ordinances of the Township of Branchburg by Adding and Revising Definitions and Adding and Deleting Zones***  
No action taken.

**OLD BUSINESS**

1. Letter dated February 23, 2015 from Terry Newhard, Executive Director of NORWESCAP regarding ***Request of Support from Readington Township to Consider Passing a Proclamation Recognizing NORWESCAP's Contribution to Serving the Low Income Community in Northwest NJ for the Last Fifty Years.***

The following resolution was offered consideration:

**#R-2015-37**

**TOWNSHIP OF READINGTON**

***Resolution commending Northwest NJ Community Action Partnership, Inc. (NORWESCAP) upon the occasion of celebrating the 50th Anniversary of Community Action***

**WHEREAS**, it is the sense of the Township Committee of the Township of Readington to recognize that the quality and character of life in the communities across northwestern New Jersey are reflective of the concerned and dedicated efforts of the organization and individuals that are devoted to the welfare of the community and its citizenry; and

**WHEREAS**, attendant to such concern, and in full accord with its long-standing traditions, the Township Committee of the Township of Readington is justly proud to commend NORWESCAP, upon the occasion of celebrating their 50th Anniversary of serving the community.

**WHEREAS**, since 1965, Northwest NJ Community Action Partnership, Inc. (NORWESCAP) has been providing invaluable and outstanding service to the citizens; and

**WHEREAS**, NORWESCAP is one of 23 Community Action Agencies in New Jersey State, and one of over 1,000 nationwide founded on a common purpose: to support low-income households as they develop their abilities to be self-supporting and develop family and community relationships that will sustain self-reliance; and

**WHEREAS**, Community Action was born out of the Equal Opportunity Act of 1964 that was initiated by President John F. Kennedy and brought to fruition by President Lyndon B. Johnson who, during a memorable State of the Union address 50 years ago, declared unconditional war on poverty; the Economic Opportunity Act was signed into law on August 20, 1964, and not only spurred the birth of Community Action, but also inspired the introduction of Head Start one year later; and

**WHEREAS**, NORWESCAP was created through these efforts and;

**WHEREAS**, half a century later, NORWESCAP operates fifteen major programs: has grown to 270 full and part-time employees and more than 30,000 individuals are served each year through a multitude of anti-poverty services; and

**Resolution #R-2015-37 cont'd:**

**WHEREAS**, NORWESCAP is a community leader; its positive action changes people's lives, embodies the spirit of hope, improves communities, and makes New Jersey a better place in which to live; and

**WHEREAS**, it is the sense of the Township Committee that when organizations and individuals of such noble aims and accomplishments are brought to our attention, they should be recognized and applauded by all the citizens of New Jersey;

**NOW, THEREFORE BE IT RESOLVED**, That the Township Committee of the Township of Readington pause in its deliberations to commend the Northwest NJ Community Action Partnership, Inc. (NORWESCAP), upon the occasion of celebrating the 50th Anniversary of Community Action; and

**BE IT FURTHER RESOLVED**, that a copy of this Resolution, suitably endorsed, be transmitted to Northwest NJ Community Action Partnership of Phillipsburg, Inc.

A **MOTION** was made by Mr. Broten to adopt this resolution, seconded by Mr. Auriemma with a vote of ayes all, nays none recorded.

**NEW BUSINESS**

1. **Request Permission to Use Township Roads for Annual Revolutionary Ramble June 13, 2015** – letter dated February 18, 2015 from Jim Williams, Ride Coordinator from Morris Area Freewheelers Foundation

A **MOTION** was made by Mr. Duffy to approve this request, seconded by Mr. Tropello with a vote of ayes all, nays none recorded.

2. **Application for Special Events Permit / Quick Check New Jersey Festival of Ballooning** – July 24<sup>th</sup> through July 26<sup>th</sup>, 2015

A **MOTION** was made by Mr. Auriemma to approve this request, seconded by Mr. Broten with a vote of ayes all, nays none recorded.

3. **Request to Release Performance Bond / American Tennis Courts (Pickell Park)**

Engineer O'Brien stated that the Maintenance Bond and other warranties are already in place and recommends the release of this bond.

A **MOTION** was made by Mr. Tropello to approve the release the Performance Bond, seconded by Mr. Auriemma and on Roll Call vote the following was recorded:

Mr. Auriemma	- Aye
Mr. Broten	- Aye
Mrs. Duffy	-Aye
Mr. Tropello	- Aye
Mayor Fort	- Aye

4. **Request for Performance Bond Reduction / American Classics, LLC (Block 69, Lot 12 – Witherspoon Street)**

Engineer O’Brien stated that American Classics has requested a reduction in their Performance Bond for the paving and other completed items; however, there is some fencing and conservation easement signage that has yet to be installed. Engineer O’Brien continued that he recommends that the Township retain the 30% of the amount of the total performance guarantee as permitted under the Municipal Land Use.

The following resolution was offered for consideration:

**#R-2015-38**

**TOWNSHIP OF READINGTON  
 RESOLUTION**

**WHEREAS**, American Classics did on March 9, 2015 file a written request with the Township of Readington for a reduction in Performance Bond, Letter of Credit No. 2012-03 in the amount of \$75,713.40 for work completed on Witherspoon Street , Block 69, Lot 12; and

**WHEREAS**, American Classics did on June 10, 2014 file a written request to use the Cash Bond as part of the Performance Bond posted in the amount of \$8,412.60 for improvements performed by the Township and agreed to by the Township Engineer in a letter dated June 30, 2014

**WHEREAS**, the Township Engineer has confirmed that a certain amount of work has been done by American Classics on said property; and

**WHEREAS**, in accordance with the Municipal Land Use Law the Township may retain up to 30% of a Performance Bond to assure the completion of site work; and

**WHEREAS**, the Township Engineer has supplied a reduced bond amount for Performance Bond, Letter of Credit No. 2012-03, as indicated in his letter of March 11, 2015 based upon the Municipal Land Use Law.

<b>BOND OR CHECK</b>	<b>ORIGINAL BONDED AMOUNT @ 120%</b>	<b>RECOMMENDED REDUCTION FOR WORK COMPLETED</b>	<b>30% OF FULL PERFORMANCE GUARANTEE</b>
Letter of Credit No. 2012-03	\$75,713.40	\$52,999.38	\$22,714.02
Check #1336	\$8,412.60	\$8,412.60	0
<b>TOTAL</b>	<b>\$84,126.00</b>	<b>\$61,411.98</b>	<b>\$22,714.02</b>

**NOW, THEREFORE, BE IT RESOLVED**, by the Township Committee of the Township of Readington, County of Hunterdon, State of New Jersey, that authorization is hereby given to reduce the Performance Bond, Letter of Credit No. 2012-03, as recommended by the Township Engineer; and

**BE IT FURTHER RESOLVED**, that authorization is given to the Township Clerk to forward copies of this Resolution approving these reduced amounts to the applicant.

**A MOTION** was made by Mrs. Duffy to adopt this resolution, seconded by Mr. Tropello and on Roll Call vote the following was recorded:

- Mr. Auriemma - Aye
- Mr. Broten - Aye
- Mrs. Duffy - Aye
- Mr. Tropello - Aye
- Mayor Fort - Aye

5. ***SFY2015 Section 319 (h) NPS Grant – Watershed Implementation Project*** - letter of support from Readington Township

Mayor Fort stated that the Environmental Commission has requested a letter of support from the Township Committee for the grant application from the NJDEP to study ways to improve water quality and flood mitigation on the Holland Brook and Pleasant Run streams.

A ***MOTION*** was made by Mrs. Duffy to send a letter of support for this grant application, seconded by Mr. Broten and on Roll Call vote the following was recorded:

Mr. Auriemma	- Aye
Mr. Broten	- Aye
Mrs. Duffy	-Aye
Mr. Tropello	- Aye
Mayor Fort	- Aye

6. ***Resolution Authorizing Morris County Cooperative Purchases (Construction Code)***

Mr. Tropello asked for clarification on the usage of this vehicle and expressed concern about approving the purchase of this vehicle prior to the upcoming budget meeting when emergency services is in need of a vehicle. Administrator Mekovetz gave a brief explanation of how funds within the Construction Office are allocated in their budget and cannot be intermingled.

The following resolution was offered for consideration:

***#R-2015-39***

***TOWNSHIP OF READINGTON  
RESOLUTION AUTHORIZING MORRIS COUNTY COOPERATIVE PURCHASES***

***WHEREAS***, the Township of Readington wishes to purchase a Ford Escape SE, 2015 Model from an authorized vendor under the Morris County Cooperative Purchasing Program; and

***WHEREAS***, the purchase of goods and services by local contracting units is authorized by the Local Public Contracts Law, *N.J.S.A. 40A:11-12*; and

***WHEREAS***, Route 23 Automall LLC, Butler, NJ, has been awarded Morris County Cooperative Contract No. 15-C for Utility Vehicles for the period one (1) year; and

***WHEREAS***, the actual cost for the purchase of Ford Escape SE, 2015 Model is expected not to exceed \$22,837.00; and

***WHEREAS***, the purchasing agent recommends the utilization of this contract on the grounds that it represents the best price available; and

***WHEREAS***, the Chief Finance Officer has certified the availability of funds for this contract.

***NOW THEREFORE BE IT RESOLVED***, by the Township Committee of the Township of Readington, County of Hunterdon, State of New Jersey, that Route 23 Automall, LLC be awarded a contract for a Ford Escape SE, 2015 Model; and

***BE IT FURTHER RESOLVED***, The Mayor and Township Clerk are hereby authorized to sign the contract documents necessary to effectuate the award of this contract. The Township Attorney shall review any and all contractual documents prepared in furtherance of this award; and

***BE IT FURTHER RESOLVED***, that this Resolution shall take effect immediately.

A **MOTION** was made by Mrs. Duffy to approve this resolution, seconded by Mr. Auriemma and on Roll Call vote the following was recorded;

Mr. Auriemma - Aye  
Mr. Broten - Aye  
Mrs. Duffy -Aye  
Mr. Tropello - Aye  
Mayor Fort - Aye

- \* 7. ***NJ State Firemen's Association Membership Application***
  - Jeffrey Erkkila

This matter was addressed under the Consent Agenda.

### ***ADMINISTRATOR'S REPORT***

Administrator Mekovetz reported the Township has been awarded a \$10,000 grant from Sustainable Jersey. Administrator Mekovetz praised Stephen Foster and Robert Becker for all their hard work on this grant.

### ***ATTORNEY'S REPORT***

Attorney Dragan stated that she had nothing further to report.

### ***ENGINEER'S REPORT***

Engineer O'Brien encouraged the Committee to review and ride the roads for the 2015 reclamation in order to move forward with the bidding process in April.

Engineer reported that the DOT is looking to begin the work on the culvert on Route 22 in April.

### ***COMMITTEE REPORTS***

#### **Thomas Auriemma**

Mr. Auriemma stated that he had nothing further to report.

Mayor Fort asked about the motorcycle being loaned to the police department on a trial basis. Mr. Broten pointed out that he would like to see this become nothing more than a free trial period. The Committee concurred with not moving forward with purchasing a motorcycle for the department although Mr. Tropello opined that there could be a cost benefit to saving gas with a motorcycle.

#### **John Broten**

Mr. Broten stated that he had nothing further to report.

#### **M. Elizabeth Duffy**

Mrs. Duffy reported that the Open Space Advisory Board has applied to receive 2,000 free tree seedlings from NJ Tree Recovery campaign partners. Mrs. Duffy continued that there will be several volunteer opportunities including an Arbor Day Event on April 25<sup>th</sup> and a Free Tree Seedling giveaway for anyone willing to work or visit the Community Garden on April 18<sup>th</sup> or May 2<sup>nd</sup> and the Raritan Headwaters Spring Cleanup event. Mrs. Duffy added that the Open Space Advisory Board is also working on Free Tree Giveaway days. Mrs. Duffy thanked the members of the Open Space Advisory Board for making these opportunities available to the residents.

#### **Betty Ann Fort**

Mayor Fort stated that she had nothing further to report.

**Samuel Tropello**

Mr. Tropello stated that he had nothing further to report.

***COMMENTS FROM THE PUBLIC***

John Anderson, JCP&L, provided a brief update to the Committee on a Reliability Improvement Plan that the company is currently working on to benefit the western portion of the municipality.

Donald Baldwin, Morning Star Road, commented on the *No Trespassing* sign on the open space property which is in clear violation of the statute and suggested a letter from the Township would be beneficial to getting the sign removed.

Ray Shepherd, commented on some open space property that is available for sale.

***COMMENTS FROM THE GOVERNING BODY***

Mr. Tropello commented on a response to the Tax Appeal Attorney with regard to Merck.

Mr. Tropello commented on the Emergency Services presentation made by Mr. Herzog and asked the Committee their intent on moving forward with the request for an emergency service vehicle. Administrator Mekovetz explained this will be part of the upcoming budget discussion process.

Mr. Tropello asked for an update on the previous discussion of hiring a professional consultant to address the needs of emergency services.

As there was no further business, ***A MOTION*** was made by Mr. Auriemma at 8:35 p.m. to adjourn the meeting, seconded by Mr. Broten with vote of ayes all, nays none recorded.

Respectfully Submitted:

Vita Mekovetz, RMC/MMC/QPA  
Municipal Clerk