



Mayor and Common Council Borough of Flemington

April 9, 2018

Historic Flemington Courthouse

Work Session (7:00 PM)

1) Potential modernization of several ordinances in the Village and Artisan Shopping zone:

Mayor Greiner summarized: The VAS zone runs from Mine Street by Blue Fish Grill, over to Route 12, and includes Liberty Village and Stangl Road. Lone Eagle Brewing has been very successful, and is looking at expanding onto the north side across Reasoner Lane. They're thinking of creating a Retrocade, or modern version of the old gaming arcades, which could include a food court. Mayor Greiner added that he had the owner's verbal permission to have this discussion in the work session, since it was occurring before the Planning Board application. As they've started to look at it, they've found some ordinances that could be problematic, and some old ones that could be updated. Mayor Greiner said this was a heads-up, and if council agrees that changes to ordinances are warranted, the time to do it would be before the project goes to a Planning Board hearing. One ordinance calls for an annual license costing \$1,000 for each gaming device, and they're looking at the possibility of having that significantly reduced. There's no provision for an entertainment center like this, and they'd like us to consider adding it. Another question is about considering letting alcoholic beverages leave a premises and be carried in designated containers in a specified area, where people would also be allowed to consume them.

Such changes would go through the normal process of introduction and public hearings. Mayor Greiner noted this wouldn't be the first time the Borough has taken a look at a proposed business and considered what might be done to help.

Councilperson Driver asked if the consumption area would be on the same side of the street as the restaurants and brewery, and Mayor Greiner said yes.

Councilman Gorman asked if this would go to the Planning Board; Mayor Greiner said a use ordinance would not. He asked that if any council members have strong feelings about this, they let him know.

(2) The value of continuing to hold work sessions before every council meeting.

Mayor Greiner said work sessions go way back, far before he joined council. Last year council had 21 regular meetings, and there were work session topics for 15 of them. Some topics were covered in a short amount of time. Council members do end up having time on their hands, and there has been some thought about eliminating the work sessions and starting the regular meetings at 7 p.m. Council could still cover the topics that are currently covered in a work session, for

example bringing in the Police Chief or Tax Assessor for a report. They would just be included as a part of the regular meeting. Not a lot of other communities nearby hold work sessions.

Councilman Gorman said years ago council had two regular meetings a month, and held a work session on the 3rd Monday of each month. Then the move was made, at then-Councilman Joey Novick's suggestion, to reduce the number of meetings to two, and have work sessions at the start of each. He said he's not opposed to eliminating work sessions if topics can be included in the regular meeting.

Councilman Harris said in work sessions there's a half-hour to meet, but in regular meetings discussion by residents is restricted to three minutes. He's also concerned that for people who work, starting at 7 could be a hardship.

Councilperson Driver said a later start makes meetings more accessible.

Elaine Gorman, 34 New York Ave., said it's an idea whose time has come. Seven o'clock seems like a reasonable starting time - most commissions start their meetings at 7 p.m.

Robert Shore, 47 Broad St., asked if eliminating the \$1,000 fee for gaming devices would be town-wide or just the VAS zone. Mayor Greiner said we'd need to look at the ordinance, but \$1,000 seems pretty steep to him. Mr. Shore asked if allowing people to carry alcoholic beverages would also only be in the VAS zone; Mayor Greiner said officials would have to consult with police; they'd need to be designated containers, and the area clearly marked. He said it would probably be best to start in one place. Mr. Shore also said if officials promoted the work sessions as a way to discuss issues with officials, more people might attend meetings.

Councilwoman Peterson suggested starting the regular meeting at 7 p.m., and instead of two 30-minute sessions for public comment, we have two 45-minute sessions, and raise the time to speak to 5 minutes a person. If we didn't need the whole 45 minutes we could move on. She said things feel cut off when the timing buzzer goes off.

Tony Previte, 45 N. Main St., said people don't come to meetings because 3 minutes isn't enough to discuss anything.

Councilman Gorman said he'd be fine with starting regular meetings at 7 p.m., as long as officials could build in additional items as needed.

Chris Englehardt, 180 Main St., asked if people drinking on the street is the image we want this town to have. She said she thought this was a family town. Mr. Gorman said if a street's not closed to traffic, he'd say the drinking shouldn't be allowed on the street.

Motion to close work session: Gorman; seconded by Hain. All voted in favor.
Closed at 7:26 p.m.

Regular Meeting (7:30 PM)

This meeting is being held in conformance with the Open Public Meetings Act.

Flag Salute

Roll Call:

Attendee Name	Title	Status	Arrived
Betsy Driver	Councilperson	Present	
John Gorman	Councilman	Present	
Marc Hain	Council Vice President	Present	
Michael Harris	Councilman	Present	
Susan Peterson	Councilwoman	Present	
Brooke Warden	Council President	Absent	
Phil Greiner	Mayor	Present	

I. Mayor's Report

My report tonight will focus on resolving differences about the Courthouse Square project, removing roadblocks and getting underway with a project that at least most can agree is in the best interest of Flemington.

First of all I am pleased to report that, over the weekend, Council President Brooke Warden and I hosted a meeting with Mr. Cust and Mr. Romanowski, just the four of us, and they reached a verbal agreement on terms for the sale of both the hotel and The Potting Shed to Mr. Cust. Based on this and other developments, we are cautiously optimistic that eminent domain will not be needed now, but a final determination on that will not be made at this time.

Turning now to the lawsuits, we have stated many times in council meetings that the LLC filing the lawsuits has never indicated a willingness to negotiate or identified anyone who can speak for the group. To try to identify a leader, I met over a month ago with someone I consider a respected voice in the community to send a message that I would like to talk. I included a specific option I felt was worth discussing. That was over a month ago. Hearing no response, our redevelopment attorney contacted their attorney about two weeks ago, also expressing a willingness to resolve differences other than through lawsuits. Hearing no response from that one either, I mailed a letter to Gary Schotland on March 30, again offering to try to settle the differences. His letter found its way to the press, but I had not received a response as I prepared this public appeal for tonight's meeting. Then an e-mailed letter arrived at 3:00 PM today.

Mr. Schotland's letter is two pages of history as he sees it and closes by saying they will (1) review my request with their attorney, and (2) if we will change the design to conform with the master plan and re-work the redeveloper agreement to serve the taxpayers rather than the developer, then he believes there is a basis for a discussion. So, if we do everything they want first, then they will talk. If we did all that, what would be left to discuss?

Since Mr. Schotland does not seem inclined to negotiate based on this letter, I will mention some other names who I hope might be willing to talk:

Lois Stewart, your name is on every lawsuit, the filing papers for 82 Main Flemington LLC, and you are listed as a trustee of the Friends LLC.

Joanne Braun, your home address is the address of the LLC, and you are listed as a trustee.

Chris Pickell and Kevin DeHaven, you are trustees of the LLC.

Somewhere in this list of names is someone who needs to step forward and negotiate, if Mr. Schotland declines.

I see the negotiations including the borough, the Cust team, and those filing the lawsuits. Each party would have two or three representatives to keep the meetings manageable. While I have been clear about my support for the project, I represent the borough and am not a spokesperson for the developer. I believe there is room to negotiate on all three sides. However, I have encouraged the developer to not make any further concessions unless they are part of a global settlement, including the lawsuits.

We have a local developer with deep pockets and a sterling reputation who wants to invest \$80M in our town. Let's remember that Flemington drove Mark Mulligan to rescind his redevelopment offer in 2011. Think of what the hotel could have been by now, and let's not make that mistake again. Tarps on the roof are band-aids, and band-aids are not going to preserve the hotel through years of lawsuits. If you are serious about saving the hotel and getting a project more to your liking, now is the time to step forward. Telling us to do everything you want first is not negotiating. So who will step up to negotiate?

II. Council Members' Reports

Councilperson Driver

Fire & EMS - There was a 3-alarm fire at Hunter Hills, which damaged 4 units, affecting 7 residents. All were rehoused within the complex. It was a fairly windy day, and our firefighters did a good job of keeping it under control. The department's flower sale was very successful. Ms. Driver is going to start reporting the number of monthly call-outs, to give residents an idea of how busy the first responders are. There were 3 building fires in March, with damage totaling \$31,000. Two cooking fires were confined to the container, she's assuming the appliance, and one was an illegal open burn. There were 24 incidents during the month. EMS had 64 calls for service. The DPW has some concern about the water system and delivery - the chief has a comprehensive plan for more tenders to address that.

Library - Suffered about \$3,000 in damages from the March storm. The brown-out affected several things, including the emergency doors. The Friends of the Library are working with Desmares School and Flemington Arms to create another Little Library.

DIY - A roof leak was quickly addressed by the DPW. Ms. Driver discussed upcoming programs at DIY, and urged people to view the Meta Theater exhibit, What Were You Wearing, that's on view through April 27, then moving to the United Way on Fulper Ave. It's a powerful exhibit about abuse.

On Saturday she attended a Rutgers program about women in politics.

WiFi - The county has approved using its WiFi to stream video from council meetings. There have been more than 2,800 minutes of video viewed on YouTube over the last month.

Councilman Gorman

Parks and Recreation - Met on March 13, and discussed fireworks and the parks.
March 14 - DPW meeting regarding a new building near Lone Eagle Brewing.
March 16 - DPW meeting with RTMUA regarding the Wet Weather Facility.
We have received a grant for improvements on Highland and Elwood Avenues. It's a \$256,000 grant.

March 19 - Attended a meeting with the RTMUA and state officials in Trenton.

March 21 - Met regarding the Stangl Road project.

March 28 - Stopped by Borough Hall for the First Responders reception, to thank them for their efforts in all the storms.

April 4 - Met with the Borough Engineer about the Highland and Elwood project. The test well at the driving range looks very promising; we're analyzing the results now.

Council Vice President Hain

Environmental Commission - Its next meeting is April 16 at 7 p.m.

Parks & Recreation - Next meeting is April 10.

Planning Board - Met March 27. Reviewed several HPC applications, including for windows at 12 Park Ave.; siding, windows and trim at 61 Bonnell; and had an informal meeting with Conclave Brewery, which is interested in the property at 47 Maple Ave. The next meeting is April 24, and agenda items include a sign at 27 Main St., a lot at Church and Brown streets, and several escrow return requests.

Police - Monthly report for March: 5,733 miles driven; 262 motor vehicle summonses; 9 parking summonses; 16 ticket reader summonses; 646 warnings issued; 9 criminal arrests; 2,306 CAD incidents; 75 investigations; 26 motor vehicle accidents.

Code Official - The Construction Official, Mr. Hain and Mr. Harris are meeting on Wednesday evening. Drone photography over the hotel has been completed, and that will be reviewed.

Property Maintenance - no update.

Councilman Harris

Councilman Harris said the Hunterdon Harmonizers placed 2nd in regional competition recently.

Animal Control- Changes to update the ordinance on animal control are included in Ordinance 2018-5, which is on tonight's agenda. It addresses maintenance fees. Mr. Harris indicated current maintenance fees of \$4 a day would be revised to state that the rate would be what the facility charged.

Redevelopment Committee- Met twice, once to review sending the proposed financial agreement to a consultant. The second time, which he said he couldn't speak to, ended with an agreement to meet with Mr. Romanowski and Mr. Cust. He said he received an email this afternoon from the Mayor, his only contact since Thursday, and heard that 2 meetings were held, on Friday and Saturday, involving Mr. Cust, Mr. Romanowski, the Mayor and the Council President. He said as a member of the Redevelopment Committee he was excluded from those 2 meetings, and he felt it showed a lack of transparency and respect. Despite the Mayor's ovations in this meeting of wanting to meet with members of the other side, he said the fact that he was excluded leads him to believe the mayor has no interest in inclusion. We're at the point now where it's necessary for negotiations to occur. He said he ran for office because he felt there was no representation. When he came on council, he asked to limit meetings to evenings and weekends. He came to a meeting at 2:00 on a workday; let that be an indication of his flexibility. Were he there for the weekend meetings, he'd have been asking about the terms of the agreement. We've been told the margins are thin, and costs could affect the PILOT. Also, regarding the idea of condemning the hotel - the hotel is required to be preserved by SHPO. There have been a number of recent resolutions that speak to applying the property maintenance code.

DPW - He workw with schools, and one of the schools he works with is very far away, but that assignment is changing, and he looks forward to working more closely with this committee.

Schools - No report.

Environmental Commission - Looking forward to the first meeting of the year.

Councilwoman Peterson

Visited Safe Harbor Child Access Center. Carol Dvoor should be very proud. It's so welcoming and warm. They started out offering a safe space for family visits, and now they're offering trauma help. On May 19, outside this courthouse, there will be a mental health awareness event, called "Hold Onto the Light."

Samuel Fleming House - The grounds have been all cleaned up - much credit goes to Rob Ozimek; everything looks gorgeous. They rent out the back yard for special events. This Saturday the annual spring potting event is planned.

Cleanup - A townwide cleanup is planned for May 5. Meet at 8 a.m. at the DPW lot behind 8 Main St. Lunch will be provided at around 11:40 a.m. We're trying to see if we can get by with fewer planters.

The FCP is planning an ongoing Flemington Flea and Vintage Market on the second Sunday of June through October, with sites at NJoy Yourself, the Filling Station, Camp Flemington, and Teaberry's. They'll be offering businesses table space, or businesses can set up their own sidewalk displays.

April 22-27 is Restaurant Week. Reservations fill up quickly, so call now.

HPC - A workshop will be held in this courthouse on Saturday, 10 a.m.-noon, with Carlo Cielo, about renovations in your historic home.

Council President Warden

Absent.

III. Public Comments - Session I (up to 3 minutes each, for a maximum of 30 minutes)

Al Brewer, 1 Coppermine Village, asked the Mayor why he felt he and Council President Brooke Warden could meet over the weekend with Mr. Romanowski and Mr. Cust, without Councilman Harris being included.

He said he noted the sale of the hotel is conditioned on Planning Board approval of the site plan, and said that suggests to him that an agreement between Mr. Cust and Mr. Romanowski was made because of promises made by the Mayor or Ms. Warden. He said shifting the burden to the Planning Board to make the decisions isn't right. He said they excluded Mr. Harris from the meeting with Mr. Cust and Mr. Romanowski, and he could have been the eyes and ears to reassure residents that things were being done on the up and up.

Joanne Braun, 77 Jefferson Court, Raritan Twp., said the Friends of Historic Flemington have always been willing to talk. Since Day 1, she's been coming to council meetings, asking to have Mr. Cust follow the master plan and bring the planned height of buildings down. She said the Mayor had told her he can't tell the developer what to do, but then SHPO got involved and the plans did change. She said the Mayor and Ms. Warden have gone on Facebook saying that the Friends group refuses to talk. Mr. Greiner noted that he is not on Facebook. Ms. Braun said she's always been willing to talk. Mayor Greiner asked if she was willing to negotiate. She said she'd have to get back to him.

Robert Shore, 47 Broad St., said the Mayor's news is a great step forward, and thanked him. He urged officials not to be discouraged by the postings of the Friends group. In the interests of this community, negotiations have to start, and compromise has to come. Mr. Cust has to justify his expenses, and the Friends want to stick to the master plan. He implored the Friends group to get together and start talking. Mr. Shore also asked that the budget be reduced by \$1 million.

Lois Stewart, 26 Spring St., said she too is a taxpayer and she's spent a lot of money on what's important to her. The Friends organization isn't so formal that one person speaks for the whole group. Collectively they have let council know they want the right development for Flemington. A group of citizens in this town ran against this project, and she said she would think council would realize support for the project is limited. She asked since when does Mr. Cust's vision run her town.

Steve Tuccio, 61 Elwood Ave., asked the mayor to respond to Mr. Brewer's earlier comments about the weekend meeting with Mr. Cust and Mr. Romanowski. Mayor Greiner said there was a meeting Thursday afternoon, as Mr. Harris mentioned, at which the redeveloper gave an update on negotiations with Mr. Romanowski. Mr. Harris phoned in to that meeting. At the end of that meeting they discussed next steps, and Mayor Greiner suggested that he meet alone with Mr. Romanowski for a one-on-one followup, rather than having him sit down

with 10 people. Ms. Warden said she'd like to accompany the mayor, and they left the meeting with the agreement they'd have that meeting on Friday. The meeting on Friday led to the joint meeting with Mr. Cust on Saturday.

Tony Previte, 45 N. Main St., said the hotel's gone on too long in the condition it's in. It's negotiating time.

Chris Englehardt, 180 Main St., asked how much the project is likely to cost. Mayor Greiner said the estimate is \$80 million. She asked how much assets the developer's LLC has. Mayor Greiner said he doesn't know; they're not at the point of getting the financing yet, and that's when the figures will be available. Ms. Englehardt asked why the borough wouldn't make sure Mr. Cust had the money to do the project first thing. Mayor Greiner said the RDA provides that before a demolition permit is issued, financing must be in place.

Jeff Cain, 54 Broad St., asked the mayor to reconsider about advising Mr. Cust not to consider further concessions without the lawsuit being resolved. He said he personally didn't sue the town, but he's asked for the height and density to be reduced. He asked that officials keep working with the developer to get something more suitable, and not just negotiate with the people suing the borough.

Marilyn Wanzer, Delaware Township, asked about the scope of the Saturday meeting with Mr. Romanowski and Mr. Cust, and whether negotiations were involved. Mayor Greiner said borough officials were trying solely to facilitate the meeting between Mr. Cust and Mr. Romanowski; had negotiations been involved, that would have necessitated a Redevelopment Committee meeting. Ms. Wanzer said Mr. Cust has come into town and said the project will be done his way or no way, yet the Mayor says the Friends of Historic Hunterdon aren't willing to negotiate. Mayor Greiner said actions speak louder than words. Mr. Cust has spent a fortune and a lot of time adjusting his project. Ms. Wanzer asked about results of a traffic study; Mayor Greiner said the traffic report is included with documents that are available on the borough's website.

Elaine Gorman, 34 New York Ave., invited residents to the HPC's Saturday workshop on renovating and repairing older homes. She urged them to bring samples and concerns.

IV. Approval of Minutes

Motion To: **Approve Minutes: March 26, 2018 Regular Council Meeting**

RESULT:	APPROVED [4 TO 0]
MOVER:	Marc Hain, Council Vice President
SECONDER:	Michael Harris, Councilman
AYES:	Betsy Driver, Marc Hain, Michael Harris, Susan Peterson
ABSTAIN:	John Gorman
ABSENT:	Brooke Warden

Consent Agenda

Moved: Hain Second: Driver Vote: All who were present voted yes.

1. RESOLUTION 2018-66: AUTHORIZING RETURN OF \$250 ESCROW FEE FOR A STREET OPENING PERMIT ISSUED FOR 28 MAPLE AVE.
2. RESOLUTION 2018-67: DECLARING A PROPERTY MAINTENANCE VEHICLE SURPLUS AND AUTHORIZING ITS DONATION TO THE FLEMINGTON-RARITAN FIRST AID AND RESCUE SQUAD
3. RESOLUTION 2018-68: AUTHORIZING CLOSURE OF STANGL ROAD FOR THE CORN/TOMATO/BEER FESTIVAL AUG. 4, RAIN DATE AUG. 5, 2018
4. RESOLUTION 2018-69: AUTHORIZING DEFENSE AND COUNTERCLAIM RE: TAX APPEAL BY RITE AID CORP., 78 CHURCH ST., BLOCK 39, LOT 6

Regular Agenda

1. Motion To: **Open Public Hearing on Ord. 2018-4**

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Marc Hain, Council Vice President
SECONDER:	John Gorman, Councilman
AYES:	Driver, Gorman, Hain, Harris, Peterson
ABSENT:	Brooke Warden

2. ORDINANCE 2018-4: SECOND READING: AN ORDINANCE TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45.14) FOR CALENDAR YEAR 2018

Public Hearing opened at 8:36 p.m.

Robert Shore, 47 Broad St., said we shouldn't be banking the difference between how much the Borough is allowed to raise the annual budget and how much is actually included in this year's budget; we should be reducing the budget.

Mayor Greiner said we've never dipped into the cap bank. CFO Bill Hance said this year we're using \$41,000 less than what we could have spent, and establishing a cap bank for that amount gives us flexibility for next year's budget, if something unexpected comes up.

Al Brewer, 1 Coppermine Village, asked how the excess money we had last year affected the cap. Mayor Greiner said the surplus was \$579,000 at the end of last year. He's recommended maintaining a \$500,000 surplus, and that leaves the amount over that to be applied to this year's budget.

Motion to close public hearing: Hain; Seconded by Gorman. All voted to close. Regarding the motion to adopt the ordinance, Councilman Harris said he would be voting against maintaining a cap bank.

RESULT:	ADOPTED [4 TO 1]
MOVER:	Michael Harris, Councilman
SECONDER:	Betsy Driver, Councilperson
AYES:	Betsy Driver, John Gorman, Marc Hain, Susan Peterson
NAYS:	Michael Harris
ABSENT:	Brooke Warden

3. ORDINANCE 2018-5: FIRST READING: AMENDING THE "REVISED GENERAL ORDINANCES OF THE BOROUGH OF FLEMINGTON, CHAPTER VI ANIMALS, SECTION 6-8 ANIMAL CONTROL OFFICER"

Councilman Harris said two parts of the ordinance change - the annual dog and cat canvass would be eliminated, since the state no longer requires that the borough do that. Also, the fee structure would change. When animals are taken and boarded, that's now done at the expense of the borough. Previously the NJ SPCA covered that cost. Current boarding costs are significantly higher than the \$4 a day now contained in the ordinance.

A public hearing will be held on April 23.

RESULT:	INTRODUCED [UNANIMOUS]	Next: 4/23/2018 7:00 PM
MOVER:	Michael Harris, Councilman	
SECONDER:	Marc Hain, Council Vice President	
AYES:	Driver, Gorman, Hain, Harris, Peterson	
ABSENT:	Brooke Warden	

V. Public Comments - Session II (up to 3 minutes each, for a maximum of 30 minutes)

Joanne Elacqua, Raritan Township, said Mr. Cust has been the designated redeveloper for the last 2 years, when is the Borough going to ask for financials? Mayor Greiner said documents online show that approval of the financial package comes further along in the process. Developers don't arrange funding two years before they're ready to do a project. He said borough officials haven't held anything up; when we get to that point, officials will verify the funding before buildings are taken down.

Al Brewer, 1 Coppermine Village, asked if eminent domain is being considered for any other properties. He asked if the Mayor or Council President made any promises or guarantees to Mr. Cust. Mayor Greiner said no, they just facilitated the meeting.

Lois Stewart, 26 Spring St., asked about Arbor Day activities. Councilman Gorman said the Shade Tree Commission is meeting next Monday and going over that. Rob Ozimek has been getting information about tree, and will make a report Monday night. Usually, he said, officials plant a tree at the school. Ms.

Stewart asked if the borough is pursuing anything about electricity aggregation. Mayor Greiner said in conjunction with Raritan Township, the first-round effort to find a good bargain didn't turn up any good deals. It's time to check back and see if a second request for proposals will bring forth any.

Tony Previte, 45 N. Main St., asked for negotiations to end the lawsuit against the borough begin before the next council meeting. He wants a date set.

Chris Englehardt, 180 Main St., asked about the cost of the 2015 master plan. She asked who's paying the difference between what the Flemington Cut Glass property was assessed at when it had building on it, and what it's assessed at now. Mayor Greiner said no one is. He said properties go up and down in value, and all taxpayers feel the effects. Ms. Englehardt asked about the timeline for the Cust project. Mayor Greiner said there's an eight-year window, and the clock started when the first RDA was signed in March 2017.

Robert Shore, 47 Broad St., asked for details about the test well at Paradise Golf. Councilman Gorman said they just finished running the tests. On Friday the geologist said it looks like good production; we don't know anything yet about the water quality. Mr. Shore asked how many wells the town will need; Mr. Gorman said that depends on what happens in the future. Looking at proposals, officials have to figure what the needs are now, a year from now, two years from now. Mr. Shore asked if there's been any action on selling the former gas station property. Mayor Greiner said we've re-listed it with the realtor; it's still being shown, but no offers have come in.

Joanne Braun, 77 Jefferson Court, Raritan Twp., asked about the maintenance ordinance and the hotel. Council Vice President Hain said he's meeting with the construction official and Councilman Harris on Wednesday. Ms. Braun asked if the hotel had been sold. Mayor Greiner said Mr. Romanowski won the bidding at a Sheriff's Sale; there's a 10-day period for legal proceedings.

Jeff Cain, 54 Broad St., asked if there will be beer garden events in town this summer. They will happen on Fridays and Saturdays, May 25 to Sept. 1.

Marilyn Wanzer, Delaware Township, asked about Mr. Cust's financials, and asked regarding the return on investment he says he needs, has the borough seen anything that says it needs to be that big? Mayor Greiner said Mr. Cust had shared some information in a couple of meetings last year. He said a neutral third party, the Otteau Group, will be reviewing the financial agreement.

VI. Attorney's Report

Municipal Attorney Rob Beckelman had no report to make.

Councilman Harris said regarding eminent domain and how the town will proceed, he has no objections to taking a straw poll of council members. Mayor Greiner said there's no point in having a straw poll, since the vote wouldn't be binding.

VII. Payment of the Bills

Motion To: **Pay The Bills**

Councilperson Driver asked if the Borough will be reimbursed for extra fencing around the hotel through a lien on the property. Mayor Greiner said it eventually may be, but the added fencing was a public safety matter and had to be done.

Ms. Driver suggested that the Borough pursue reimbursement from JCP&L for damages done to one of the Borough's wells during a brownout in the bad March storm. The cost was around \$11,000.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	John Gorman, Councilman
SECONDER:	Marc Hain, Council Vice President
AYES:	Driver, Gorman, Hain, Harris, Peterson
ABSENT:	Brooke Warden

Executive Session

For an Update on the Status of Courthouse Square Property Acquisition Negotiations and Any Other Applicable Matter Identified During the Regular Meeting (Action May Be Taken)

No motion was made to go into Executive Session, since the topic previously planned was addressed earlier in the open meeting.

VIII. Adjournment

Business having been concluded, Mayor Greiner declared the meeting adjourned.

Attest: _____

Sallie Graziano, RMC, Borough Clerk