



Mayor and Common Council Borough of Flemington

June 10, 2019

Council Meeting Room

Work Session (7:00 PM)

New Jersey Clean Energy Program presentation - Michael Lewis Sr. and Tony O'Donnell

Mr. Lewis and Michael Mandzik (substitute for Mr. O'Donnell), described programs aimed to promote energy efficiency and renewable sources of energy. There are rebate programs, and also whole-house reviews by which residents can work with contractors to determine how best to update their homes. It's for home owners and renters. Businesses with electric accounts are also eligible for some programs. They suggested having energy use audits done at all the borough's facilities.

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
Jeffrey Doshna	Council Member	Present	
Caitlin Giles-McCormick	Council Member	Present	
John Gorman	Council Member	Excused	
Michael Harris	Council President	Present	
Susan Peterson	Council Member	Present	
Christopher Runion	Council Vice President	Present	
Betsy Driver	Mayor	Present	

I. Mayor's Report

Mayor Driver summarized her recent activities. Regarding the Opportunity Zone committee, she reported that the Borough has received a \$9,000 grant from the County Economic Development office in support of the Opportunity Zone Summit planned for July 11. She also updated the status of structural assessments of the Union Hotel.

II. Council Members' Reports

Councilman Doshna

The Local Emergency Planning Council will hold its quarterly meeting on Thursday. The Beacon Planning study is moving forward.

Bids for architects for the library interior work have been received and will be reviewed by the Library Board.

Census 2020- He summarized discussions with United Way CEO Bonnie Duncan last week about community outreach efforts.

Councilwoman Giles-McCormick

HPC - Meeting rescheduled to June 12, 7 p.m. They're working on the historic district map, and how to notify people affected by the changes.

She summarized events planned at the Samuel Fleming House Museum, discussed the Opportunity Zone Summit scheduled for July 11, and expressed frustration with the pace of negotiations regarding lawsuits over the proposed Main Street redevelopment.

Councilman Gorman

Excused.

Council President Harris

He summarized animal control activity for the month, and reported 2 responses to the request for proposals to provide animal control services for July 1, 2019- June 30, 2020.

He challenged the mayor's position on the study of shared services and said most of the information is already required reporting.

The Redevelopment Committee is meeting tomorrow, and he also shared concerns about the sewer infrastructure.

Councilwoman Peterson

She summarized a meeting of FCP's Main Street Working Group this morning; there are plans to embellish the activities at the Filling Station events on Saturday nights. There's still grant money available for businesses. She outlined events coming up.

Property maintenance - they're keeping thorough logs of concerns being addressed.

Council Vice President Runion

Parks & Recreation meets tomorrow. The Planning Board's recommended changes to the sign ordinances are having a second reading/public hearing tonight. A rough draft of the Sustainable Jersey application is in; they'll receive comments back in July, and submit a final draft in November.

III. Public Comments - Session I: Agenda items only. Up to 3 minutes each for a maximum of 30 minutes

Steve Tuccio, 61 Elwood Ave., asked about water meter accounting and contingencies for the Police Department in terms of vacating their current HQ. Tony Previte, 45 N. Main St., urged the council to move forward in court regarding pending litigation.

Tim Bebout, 194 Main St., asked about proposals for sewer work and road projects. Mayor Driver explained the Borough's obligation to update its sewer infrastructure, and the compete streets approach to road work.

Lois Stewart, 26 Spring St., asked about the extent of work included in the Streetscape project.

Edna Pedrick, 17 Capner St., asked about changes to permit parking, which will be on the agenda for the next meeting. Dan Tarrantino, 72 Park Ave., asked additional questions about parking.

Richard Giffen, 9 Highland Ave., commented on the status of structural engineering studies of the Union Hotel.

Robert Shore, 47 Broad St., commented about the structural engineering studies.

Lois Stewart, 26 Spring St., asked about the status of the financial impact study.

Gary Schotland, Raritan Township, discussed the status of negotiations between the Borough and the Friends of Historic Flemington, the hotel's condition, and said the FHF group is discontinuing settlement discussions.

Steve Tuccio, 61 Elwood Ave., asked to eliminate topic restrictions on the first public comments session.

IV. Approval of Minutes

Motion To: **Approve Minutes: May 28, 2019 Regular Council Meeting**

This item was not acted on at this meeting and will be added to the agenda for the June 24, 2019 meeting.

Consent Agenda

Moved: Harris Seconded: Runion Vote: All present voted Yes.

1. RESOLUTION 2019-121: AUTHORIZING THE RELEASE OF THE REMAINING BALANCE OF \$3,543.92 IN THE DEVELOPER'S ESCROW ACCOUNTS FOR GARRISON LIFESTYLE, HELD IN TRUST BY THE BOROUGH OF FLEMINGTON

Regular Agenda

1. ORDINANCE 2019-11: SECOND READING: SALARY ORDINANCE 2019

Motion to open hearing: Harris, seconded by Runion. All present voted yes to open hearing.

Lois Stewart, 26 Spring St., asked about total number of employees and salaries.

Tony Previte, 45 N. Main St., asked about the CFO's hours.

Motion to close hearing: Harris, seconded by Runion. All present voted yes to close the hearing.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Michael Harris, Council President
SECONDER:	Christopher Runion, Council Vice President
AYES:	Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED:	John Gorman

2. ORDINANCE 2019-12: SECOND READING: AMENDING CHAPTER XIV PLANNING BOARD AND HISTORIC PRESERVATION COMMISSION, SECTIONS 1401 AND 1404; CHAPTER XVI DESIGN AND PERFORMANCE STANDARDS, SECTION 1631; CHAPTER XXVI ZONING, SECTION 2631; AND A SUMMARY OF SIGN REGULATIONS

Motion to open public hearing: Giles-McCormick, seconded by Harris. All voted yes to open the public hearing.

Lois Stewart, 26 Spring St., suggested a change in wording regarding "neon," and expressed concerns about A-frame signs being allowed to stay out.

Robert Shore, 47 Broad St., suggested setting the ordinance aside.

Council President Harris discussed state DOT signs and the lack of Borough control over them.

Colleen Rossetti, 36 Pennsylvania Ave., praised the revisions in the ordinance.

Todd Cook, Planning Board chairman, summarized the process that led to the ordinance as presented here.

Robert Shore suggested including design criteria for signs.

Robin Lapidus, FCP executive director, discussed design criteria as separate from sign ordinances, and welcomed conversations.

Tony Previte, 45 N. Main St., asked how creative sign ideas can be approved; the answer is, with a variance.

Motion to close hearing: Runion, seconded by Harris. All voted yes to close hearing.

Motion to amend ordinance by inserting language that whenever the term "neon" is used, the term "or neon-like" be added. Moved by Doshna, seconded by Peterson. All voted yes to amend the ordinance.

Motion to adopt ordinance as amended: Moved by Giles-McCormick, seconded by Runion. All voted yes to adopt.

RESULT: **ADOPTED [UNANIMOUS]**
MOVER: Caitlin Giles-McCormick, Council Member
SECONDER: Christopher Runion, Council Vice President
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

- 3. ORDINANCE 2019-13: SECOND READING: PROVIDING FOR ROADWAY IMPROVEMENTS TO HOPEWELL AVENUE, BY AND IN THE BOROUGH OF FLEMINGTON, IN THE COUNTY OF HUNTERDON, STATE OF NEW JERSEY; APPROPRIATING \$521,000 THEREFOR (INCLUDING A NEW JERSEY DEPARTMENT OF TRANSPORTATION GRANT EXPECTED TO BE RECEIVED BY THE BOROUGH) AND AUTHORIZING THE ISSUANCE OF \$521,000 BONDS OR NOTES OF THE BOROUGH TO FINANCE PART OF THE COST THEREOF

Motion to open hearing: Harris, seconded by Runion. All voted yes to open public hearing.

Lois Stewart, 26 Spring St., asked about the associated increase in debt.
 Tony Previte, 45 N. Main St., asked if it's connected to proposed development; it's part of the complete streets approach.

Motion to close hearing: Doshna, seconded by Runion. All voted yes to close public hearing.

RESULT: **ADOPTED [UNANIMOUS]**
MOVER: Caitlin Giles-McCormick, Council Member
SECONDER: Christopher Runion, Council Vice President
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

- 4. ORDINANCE 2019-14, 1ST READING: SEWER IMPROVEMENTS & APPROPRIATING \$130,000 FROM SEWER CAPITAL IMPROVEMENT FUND

RESULT: **INTRODUCED [UNANIMOUS]** **Next: 6/24/2019 7:30 PM**
MOVER: Michael Harris, Council President
SECONDER: Christopher Runion, Council Vice President
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

- 5. RESOLUTION 2019-122: AWARDING A CONTRACT FOR HIGHLAND AND ELWOOD AVENUE WATER & SEWER IMPROVEMENTS TO MSP CONSTRUCTION CORP., BRANCBURG, NJ

RESULT: ADOPTED [UNANIMOUS]
MOVER: Michael Harris, Council President
SECONDER: Caitlin Giles-McCormick, Council Member
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

6. RESOLUTION 2019-123: AWARDING A CONSTRUCTION CONTRACT TO CMS CONSTRUCTION CORP., PLAINFIELD, NJ, FOR THE MAIN STREET STREETScape IMPROVEMENT PROJECT

Mr. Harris asked if we know whether we're getting the grant to pay off the debt before we proceed with the project. We have to commit the money first; it would amount to \$138,000.

RESULT: ADOPTED [UNANIMOUS]
MOVER: Michael Harris, Council President
SECONDER: Caitlin Giles-McCormick, Council Member
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

7. RESOLUTION 2019-124: GRANTING APPROVAL TO SUBMIT A GRANT APPLICATION AND EXECUTE A GRANT AGREEMENT WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION FOR THE DEWEY AVENUE ROADWAY IMPROVEMENT PROJECT

RESULT: ADOPTED [UNANIMOUS]
MOVER: Michael Harris, Council President
SECONDER: Caitlin Giles-McCormick, Council Member
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

8. RESOLUTION 2019-125: GRANTING APPROVAL TO SUBMIT A GRANT APPLICATION AND EXECUTE A GRANT AGREEMENT WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION FOR THE MAIN STREET AND CHURCH STREET IMPROVEMENT PROJECT

RESULT: ADOPTED [UNANIMOUS]
MOVER: Caitlin Giles-McCormick, Council Member
SECONDER: Christopher Runion, Council Vice President
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

9. RESOLUTION 2019-126: CHAPTER 159 RESOLUTION ADDING FUNDS INTO THE 2019 MUNICIPAL BUDGET OF THE BOROUGH OF FLEMINGTON IN THE AMOUNT OF \$13,663.76

RESULT: **ADOPTED [UNANIMOUS]**
MOVER: Caitlin Giles-McCormick, Council Member
SECONDER: Michael Harris, Council President
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

10. RESOLUTION 2019-127: AUTHORIZING SCHOOL TAX PAYMENTS FOR THE FLEMINGTON-RARITAN REGIONAL SCHOOL DISTRICT FOR 2019-20

RESULT: **ADOPTED [UNANIMOUS]**
MOVER: Caitlin Giles-McCormick, Council Member
SECONDER: Michael Harris, Council President
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

11. RESOLUTION 2019-128: AUTHORIZING SCHOOL TAX PAYMENTS FOR THE HUNTERDON CENTRAL REGIONAL HIGH SCHOOL DISTRICT FOR 2019-20

RESULT: **ADOPTED [UNANIMOUS]**
MOVER: Caitlin Giles-McCormick, Council Member
SECONDER: Michael Harris, Council President
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

12. RESOLUTION 2019-129: AUTHORIZING RENEWAL OF AN AGREEMENT WITH CGP&H AS THE BOROUGH'S ADMINISTRATIVE AGENT FOR COAH-RELATED CLIENT SUPPORT SERVICES

RESULT: **ADOPTED [UNANIMOUS]**
MOVER: Christopher Runion, Council Vice President
SECONDER: Caitlin Giles-McCormick, Council Member
AYES: Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED: John Gorman

13. RESOLUTION 2019-130: AUTHORIZING THE MAYOR'S AND CLERK'S SIGNATURES ON A MEMORANDUM OF UNDERSTANDING WITH THE FLEMINGTON COMMUNITY PARTNERSHIP REGARDING PLANTERS

Ms. Giles-McCormick moved to amend the first paragraph of the resolution to change the number of planters from 75 to "up to 120." Seconded by Mr. Doshna. All voted yes to amend the resolution.

Mr. Runion questioned the used of Borough employees to water the planters. Mr. Runion moved to amend the term of the MOU to one year; seconded by Mr. Harris. All voted yes to amend the MOU term.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jeffrey Doshna, Council Member
SECONDER:	Susan Peterson, Council Member
AYES:	Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED:	John Gorman

14. RESOLUTION 2019-131: APPROVING ROAD CLOSURES FOR FIREWORKS ON JULY 3, 2019 WITH A RAIN DATE OF JULY 5, 2019, AND WAIVING THE PERMIT FEE

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Michael Harris, Council President
SECONDER:	Christopher Runion, Council Vice President
AYES:	Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED:	John Gorman

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

Sandi Scott, 5 Broad St., commented on how popular the flower pots are in the Borough, and asked how businesses can get a pot.

Tim Bebout, 194 Main St., a member of the FCP board, said they'll need six months' notice if there's a plan to discontinue the arrangements.

Tony Previte, 45 N. Main St., suggested urns as a substitute for the planters.

Robert Shore, 47 Broad St., said the FCP shouldn't be seen as a resource for efforts that benefit the whole town.

Tim Bebout asked about the possibility of providing power at the lamp posts. Mr. Shore suggested adding network, sound and security as well.

Tony Previte asked about storm drains and a privacy fence between his property and the apartments behind N. Main St.

Robert Shore suggested moving the car shows back to Main Street.

VI. Attorney's Report

None.

VII. Council Discussion - Including discussion of policies for the Borough website and social media.

Ms. Giles-McCormick said she'd like to delay discussion of communications policies until the next meeting.

Mr. Doshna addressed Mr. Schotland's comments about negotiations with the Friends of Historic Flemington and said his door's open if other members of the group want to talk. Mr. Harris commented on Mr. Doshna's statement.

VIII. Payment of the Bills

Motion To: **Pay The Bills**

Ms. Giles-McCormick moved to pull out the Garden Gate payment for vegetable flats; Mr. Runion seconded. All voted yes to remove that payment from the bill list.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Christopher Runion, Council Vice President
SECONDER:	Michael Harris, Council President
AYES:	Doshna, Giles-McCormick, Harris, Peterson, Runion
EXCUSED:	John Gorman

Executive Session

For legal advice regarding the Courthouse Square project, and any other applicable matter identified during the regular meeting. Action may be taken. Mr. Harris moved to go into executive session, seconded by Mr. Runion. All present voted yes to go into executive session. Minutes kept separately. Mr. Harris left the executive session at 11:15 p.m. Executive session ended at 11:37 p.m. Open session resumed on motion by Doshna, seconded by Peterson. All present voted yes to return to open session at 11:37 p.m.

IX. Adjournment

Motion To: **Adjourn**

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Jeffrey Doshna, Council Member
SECONDER:	Caitlin Giles-McCormick, Council Member
AYES:	Doshna, Giles-McCormick, Peterson, Runion
EXCUSED:	John Gorman, Michael Harris

Meeting adjourned at 11:37 p.m.

Attest: _____
Sallie Graziano, Clerk