



Mayor and Common Council Borough of Flemington

August 22, 2022

Council Meeting Room and Online

I. Call to Order

1. Statement regarding OPMA

This meeting is called pursuant to the provisions of the Open Public Meetings Law. This meeting of June 13, 2022 was included in a list-of-meetings notice sent to the Hunterdon County Democrat and Courier-News on Jan. 5, 2022, posted on the bulletin board at Borough Hall on that date, and has remained continuously posted as required. In addition, a copy of this notice is and has been available to the public and is on file in the office of the Borough Clerk.

II. Work Session (7:00 PM)

- A. Presentation by Elizabethtown Gas

III. Regular Meeting (7:30 PM)

Flag Salute

Attendee Name	Title	Status	Arrived
Jessica Hand	Council Vice President	Present	
Malik Johnston	Council Member	Present	
Jeremy Long	Council President	Present	
Tony Parker	Council Member	Present	
Elizabeth Rosetti	Council Member	Present	
Kimberly Tilly	Council Member	Present	
Betsy Driver	Mayor	Present	

1. Mayor's Report

Mayor Driver received a lovely letter and package in the mail from Linda Kendrick, filled with older photos and postcards of Flemington. Linda's great grandfather, Carrie Dietz was once a prominent citizen in Flemington, and left a stack of photos and documents. The Mayor will send a thank you note and will make sure that these items are archived.

The Mayor then deliver a proclamation to Edward Mahn, a pillar to the Flemington Community for more than 50 years of service as a businessman and volunteer.

2. Council Members' Reports

Council Vice President Hand

Council Vice President Hand announced that the community garden fence is delayed due to some financial issues. Ms. Hand attended the Corn, Tomato and Beer Festival and gave kudos to FCP and all the volunteers.

Council Member Johnston

Council Member Johnston gave a shout out to Debbie Moore, the Children's Librarian, who recently completed the summit children's reading program. At the end of the month, a new art gallery goes up on the walls of our library. This month Joy Sanchez artwork is being displayed, so take a minute and please stop. New flowers were planted by the DPW and Scout Troop #62.

Council President Long

Council President Long presented police news. Unfortunately, we've had a slight uptick in overdoses recently. There was a cell phone stolen from an individual at the Chic-fil-A.

For Flemington Community Partnership news, the fifth annual Corn, Tomato and Beer Festival was a resounding success, with gorgeous weather and an estimated 10,000 to 15,000 people at the event. The FCP surveyed their vendors and the majority have said that they far exceeded their expectations financially and in terms of ease of operations. The FCP spent more money on staffing for the event than in past years and had a good number of volunteers but still a large one day undertaking for such a small group. of people. They wish to thank the Mayor and Council, the Liaison, Clerks Graziano and Humphrey, the Borough Hall staff, the police, the DPW OEM, the EMTs and the fire department personnel who all helped to make this great day possible. At the next meeting we will have event fundraising reports from the Fire Department and financial reports from the FCP. The festival creates invaluable PR for the Borough and our businesses. Next up is the Central Jersey Jazz Festival at Stangl. That's on Friday, September 9, and the Hunterdon Harvest Fest on October 1st. Also, the FCP is launching the NPP residential grant by the end of the week, providing 15 \$1,000 grants to owner operated residences for facade improvements, focused on the South End this year. The work must be completed by the end of October.

Civic Engagement is postponing the volunteer event to October. The event is focused on showing residents how to get more involved in the community and potential leadership opportunities.

Council Member Parker

Council Member Parker said that the Corn, Tomato and Beer Festival was amazing, and his guests from out of state were blown away by it.

Council Member Rosetti

Council Member Rosetti shared that the Code Enforcement Officer, Dave Giuliani is out of the office for the next week, and communications will be covered by the Construction Official.

Council Member Tilly

Council Member Tilly discussed the DPW meeting. The Borough is under a voluntary water conservation alert, and not under a mandatory conservation yet. Dewey Avenue will finish once the concrete mix is approved. A crosswalk was repainted on East Main Street and New Jersey Avenue in anticipation of school starting.

The Fire Department met on the 9th. On September 7th the hoses and ladders will be tested. On the 18th Council Member Tilly met the Chief and the Deputy Chief to explore volunteer recruitment.

On the 10th we had a meeting discussing the Hopewell Avenue construction project. The 17th was an HPC meeting, where we heard two applications at 23 Maple Avenue, exterior work and paint polar change that was approved as presented. The second application was 2729 Park Avenue. That was exterior and porch work that was approved with a couple of recommendations.

She personally thanked the FCP, Mayor and Council, the Police Department, OEM, DPW, all the vendors, especially the 10 breweries that participated, everyone who came to support the event including the gentleman from Ramsey that she spoke to, and most importantly our volunteer firefighters, families and friends that staff the beer stations.

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

Marcia Carol of 61 Elwood Avenue, Flemington, shared that the annual financial statement and annual debt statement for 2022 was not yet up on the website.

4. Presentation by Cardinal Capital Management

Presentation by Cardinal Capital Management, Inc. (Paul Boudreau, Erich Schwenker, Nancy Dougherty, Len Savino, Frank Vitolo) on the Concept Plan for the proposed Nilkanth Redevelopment Project.

After the presentation, Mayor Driver asked about the condition of Depot on the property. Paul Boudreau responded that they will be happy to help someone to relocate the building to another property.

The Borough Redevelopment Attorney Andrew Brewer discussed the 15% affordable housing that is dedicated on the property.

Len Savino answered questions about the 200 planned parking spaces

5. Approval of Minutes

Motion To: **Approve Minutes: August 8, 2022 Regular Council Meeting**

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Kimberly Tilly, Council Member
SECONDER:	Jeremy Long, Council President
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly

6. Consent Agenda

1. RESOLUTION 2022-183: APPROVAL TO SUBMIT A REQUEST FOR EXTENSION OF FY2021 MUNICIPAL AID TO THE NEW JERSEY DEPARTMENT OF TRANSPORTATION (NJDOT) FOR THE BLOOMFIELD AVENUE ROADWAY IMPROVEMENT PROJECT
2. RESOLUTION 2022-184: PARTIAL CLOSURE OF STANGL FOR HUNTERDON HARVEST FEST 2022 ON OCTOBER 1, 2022
3. RESOLUTION 2022-185: RESOLUTION APPROVING A SOCIAL AFFAIRS PERMIT APPLICATION TO DISPENSE AND SERVE ALCOHOLIC BEVERAGES FOR THE FCP AT THE CENTRAL JERSEY JAZZ FEST ON SEPTEMBER 09, 2022
4. RESOLUTION 2022-191: AUTHORIZING CLOSURE OF A PORTION OF NEW YORK AVENUE FOR A NEIGHBORHOOD PARTY

Regular Agenda (Start)

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

1. RESOLUTION 2022-190: TO AUTHORIZE THE EXECUTION OF A SECOND CONDITIONAL DESIGNATION AND INTERIM COST AGREEMENT WITH CARDINAL CAPITAL MANAGEMENT, LLC PURSUANT TO THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1, ET SEQ.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Kimberly Tilly, Council Member
SECONDER:	Jeremy Long, Council President
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly

2. ORDINANCE 2022-13: ESTABLISHING BUSINESS INSURANCE REGISTRATION

RESULT:	INTRODUCED [UNANIMOUS]	Next: 9/27/2022 7:30 PM
MOVER:	Kimberly Tilly, Council Member	
SECONDER:	Jeremy Long, Council President	
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly	

3. ORDINANCE 2022-14: FIRST READING: AMENDING CHAPTER VII TRAFFIC, SCHEDULE XII PARKING RESTRICTED FOR USE BY HANDICAPPED PERSONS, BY ADDING A SPOT ON CAPNER STREET

RESULT:	INTRODUCED [UNANIMOUS]	Next: 9/27/2022 7:30 PM
MOVER:	Kimberly Tilly, Council Member	
SECONDER:	Jeremy Long, Council President	
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly	

4. RESOLUTION 2022-186: CERTIFYING THAT ALL MEMBERS OF THE GOVERNING BODY OF FLEMINGTON BOROUGH, HUNTERDON COUNTY, HAVE REVIEWED, AT A MINIMUM, THE SECTIONS OF THE 2021 ANNUAL AUDIT ENTITLED "GENERAL COMMENTS AND RECOMMENDATIONS"

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Kimberly Tilly, Council Member
SECONDER:	Jeremy Long, Council President
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly

5. RESOLUTION 2022-187: CORRECTIVE ACTION PLAN FOR AUDIT FOR YEAR 2022

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Kimberly Tilly, Council Member
SECONDER:	Jeremy Long, Council President
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly

6. RESOLUTION 2022-188: OPPOSITION TO THE PROPOSED INCREASES TO THE STATE HEALTH BENEFITS PROGRAM

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Kimberly Tilly, Council Member
SECONDER:	Jeremy Long, Council President
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly

7. RESOLUTION 2022-189: AUTHORIZATION FOR PAYMENT OF SICK AND VACATION TIME TO FORMER BOROUGH CLERK

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Kimberly Tilly, Council Member
SECONDER:	Jessica Hand, Council Vice President
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly

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

Marcia Carol of 61 Elwood Avenue, Flemington, suggested that the historic photos and documents that the Mayor received be provided to the County Historical Society.

Robin Lapidus, FCP, mentioned that the 15 grants for façade improvement are for \$1,000 each.

9. Attorney's Report

Attorney St. Angelo discussed the Paint Inspection Ordinance that her and Mr. Humphrey hope to introduce in September. The State of New Jersey passed legislation mandating municipalities to enforce the Lead Paint regulations on residential rental units. Mr. Humphrey is researching the fee to associate with the ordinance.

Hopefully for the first meeting in September, but most likely the second meeting, we will review the amended redevelopment plan for the Union Hotel project.

10. Payment of the Bills

Motion To: **Pay the Bills in the Amount of \$3,110,841.60**

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Kimberly Tilly, Council Member
SECONDER:	Jeremy Long, Council President
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly

Adjournment

Motion To: **Adjourn**

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Malik Johnston, Council Member
SECONDER:	Kimberly Tilly, Council Member
AYES:	Hand, Johnston, Long, Parker, Rosetti, Tilly