# RESOLUTION #2026-76

## RESOLUTION APPROVING A REFUND FOR THE REDEMPTION OF TAX SALE CERTIFICATE ON BLOCK 38, LOT 2

**WHEREAS**, funds have been remitted by the property owner to redeem tax sale certificate #25-00017 held by Pro Cap 8 LLC, on Block 38 Lot 2, 146 Main Street, assessed in the name Wells Fargo Bank, NA, and the Mayor and Council must approve the distribution of these funds.

**NOW, THEREFORE BE IT RESOLVED**, by the Mayor & Council of the Borough of Flemington, County of Hunterdon, State of New Jersey, that the Treasurer is authorized to remit payment to the lienholder as follows:

Pro Cap 8, LLC
FBO Firstrust Bank
PO Box 774
Fort Washington, PA 19034

| | |
|---|---|
| Principal | $ 5,808.00 |
| Premium | $ 1,600.00 |
| Interest & Fees | $ 282.34 |
| Total: | $ 7,690.34 |

Adopted: April 13, 2026

ATTEST:

_____
Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

## CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

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*Carla Conner, Borough Clerk*

# ORDINANCE NO. 2026-08

## CALENDAR YEAR 2026 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET COST OF LIVING ALLOWANCE AND TO ESTABLISH A CAP BANK WHEN THE COLA IS EQUAL TO OR LESS THAN 2.5 PERCENT (N.J.S.A. 40A:4-45.14)

**WHEREAS,** the Local Government Cap Law, N.J.S. A. 40A:4-45.1 *et seq.,* provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget to 2.5% or the Cost-of-Living Adjustment (COLA), whichever is less, over the previous year's final appropriations, subject to certain exceptions; and,

**WHEREAS,** N.J.S.A. 40A:4-45.14 provides that a municipality may, in any year in which the COLA is equal to or less than 2.5% increase its final appropriations by a percentage greater than the COLA, but not to exceed the 3.5% rate as specified in the law, when authorized by ordinance; and,

**WHEREAS,** the COLA for 2024 has been certified by the Director of the Division of Local Government Services in the Department of Community Affairs as 2.5% and,

**WHEREAS,** N.J.S.A. 40A:4-45.15a provides that a municipality may, in any year in which the COLA is equal to or less than 2.5%, may, when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and,

**WHEREAS,** the Borough Council of the Borough of Flemington in the County of Hunterdon finds it advisable and necessary to increase its 2026 budget by more than 2.50% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and,

**WHEREAS,** the Borough Council hereby determines that a 3.5% increase in the budget for said year, amounting to $60,118.69 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and,

**WHEREAS,** the Borough Council hereby determines that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

**NOW THEREFORE BE IT ORDAINED,** by the Borough Council of the Borough of Flemington, in the County of Hunterdon, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the 2026 budget year, the final appropriations of the Borough of Flemington shall, in accordance with this ordinance and N. J.S.A. 40A:4-45.14, be increased by 3.5% amounting to $180,356.06 and that the 2026 municipal budget for the Borough of Flemington be approved and adopted in accordance with this ordinance.

**BE IT FURTHER ORDAINED,** that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and

**BE IT FURTHER ORDAINED,** that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within 5 days of introduction; and,

**BE IT FURTHER ORDAINED,** that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director within 5 days after such adoption.

Introduced: April 13, 2026

Adopted:

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

# ORDINANCE NO. 2026-09

## AN ORDINANCE AMENDING 7A (TRAFFIC SCHEDULES) TO REMOVE A HANDICAPPED PARKING SPOT ON SPRING STREET

**WHEREAS**, traffic and parking regulations for the Borough of Flemington are contained in Chapter 7A and Chapter 7 of the municipal code thereof; and

**WHEREAS,** the Borough Council wishes to remove a handicapped parking space designation on Spring Street as resident utilizing the space has relocated;

**NOW, THEREFORE, BE IT ORDAINED** by the Borough Council of the Borough of Flemington, in the County of Hunterdon, State of New Jersey, that Chapter 7A shall be amended as follows:

SECTION I.

Section 7A-12 is hereby amended as follows (struck through portions are to be removed; bolded and underlined portions are to be added):

| **Schedule XII, Parking Restricted for Use by Handicapped Persons** | | |
|---|---|---|
| **Name of Street** | **Sides** | **Location** |
| Bloomfield Avenue | South | From a point 25 feet east of the easterly curbline of Main Street to a point 47 feet east thereof. |
| 89 Broad Street [Ord. No. 2015-13] | South | From a point 133 feet south of the southerly curbline of Maple Avenue to a point 22 feet thereof. |
| Capner Street [Ord. No. 2015-13] | South | From a point 124 feet west of the westerly curbline of Main Street to a point 23 feet west thereof. |
| Church Street [Ord. No. 2015-13] | East | From a point 100 feet east of the easterly curbline of Main Street to a point 20 feet easterly thereof. |
| East Main Street [Ord. No. 2015-13] | West | From a point 213 feet north of the northerly curbline of Monument Street to a point 20 feet northerly thereof. |
| Main Street [Ord. No. 2015-13] | East | From a point 35 feet north of the northerly curbline of Maple Avenue projected to a point 17 feet north thereof. |
| Mine Street [Ord. No. 2015-13] | | Semi-public roadways, driveways, parking areas, and other areas used for vehicular traffic on the property known as Block 36, Lot 23, United Telephone Co. of N.J. Inc. at 14 Mine Street. |
| Mine Street [Ord. No. 2015-23] | North | From a point 25 feet east of the easterly curbline of Academy Street to a point 49 feet east thereof. |
| 6 North Main Street [Ord. No. 2015-13] | | From a point 121 feet north of the westerly curbline of Main Street and Veterans Way to a point 22 feet thereof. |
| Park Avenue | West | From a point 49 feet north of the northerly curbline of |

| Schedule XII, Parking Restricted for Use by Handicapped Persons | | |
|---|---|---|
| **Name of Street** | **Sides** | **Location** |
| [Ord. No. 2017-12; amended 7-8-2019 by Ord. No. 2019-15]] | | Park Avenue and Bonnell Street |
| ~~Spring Street~~ | ~~West~~ | ~~From the southerly curbline of Spring St and Williams St to a point 123 feet north thereof.~~ |
| Grant Avenue | South | From the southerly curbline of Main St to a point 220 feet westerly of Grant Ave |

SECTION II. If any part of this ordinance is for any reason held to be invalid, such decision shall not affect the validity of the remaining portions of the ordinance.

SECTION III. Should any section, paragraph, sentence, or clause of this ordinance be declared unconstitutional or invalid for any reasons, the remaining portions of this ordinance shall not be affected thereby and shall remain in full force and effect and, to this end, the provisions of this ordinance are hereby declared severable.

SECTION IV. This ordinance shall take effect upon adoption and publication in the manner prescribed by New Jersey general law.

Introduced: April 13, 2026

Adopted:

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

# ORDINANCE NO. 2026-10

## AN ORDINANCE AMENDING 3 (POLICE REGULATIONS) TO REGULATE BAMBOO IN THE BOROUGH OF FLEMINGTON

**WHEREAS**, the is a need to control the planting, cultivating, and/or growing of bamboo in the Borough of Flemington and to require barriers to prevent the spread of existing bamboo into other areas of the Borough; and

**WHEREAS**, the Borough Council wishes to remove adopt an ordinance to effectuate the control of bamboo plantings in the Borough.

**NOW, THEREFORE, BE IT ORDAINED** by the Borough Council of the Borough of Flemington, in the County of Hunterdon, State of New Jersey, that Chapter 3 shall be amended as follows:

SECTION I.

Section 3-29 is hereby created in Chapter 3 of the municipal code of the Borough of Flemington and shall be entitled "Regulation of Bamboo."

SECTION II.

Section 3-29.1 is hereby created and shall be entitled "Purpose" and shall contain the following text (all text novel):

This article is adopted to control the planting, cultivating and/or growing of bamboo in the Borough of Flemington and to require barriers to prevent the spread of existing bamboo into other areas of the Borough.

SECTION III.

Section 3-29.2 is hereby created and shall be entitled "Purpose" and shall contain the following text (all text novel):

Subject to certain exemptions set forth in this Section, no persons, residents, citizens, property owners and/or tenants of property within the Borough shall plant, cultivate, or cause to grow, any bamboo on any lot and/or parcel of ground anywhere within the geographic boundaries of the Borough of Flemington, except for:

A. Where the root system of such bamboo plant(s) is/are entirely contained within an above-ground-level planter, barrel, or other vessel of such design, material and location as to entirely prevent the spread of growth of the bamboo plants' root system beyond the container in which they are planted.

B. Whether planted or growing in a container, as described herein, all bamboo plants shall be located, trimmed and maintained so that no part of the plant shall be closer than 15

feet to any property line and shall not be permitted whatsoever in the front yard area of any property.

SECTION IV.

Section 3-29.3 is hereby created and shall be entitled "Exemption" and shall contain the following text (all text novel):

This article shall not apply to any landowner or possessor of said land who, prior to the effective date of this article, has planted or caused to grow any bamboo on any property within Borough limits unless the Code Enforcement Officer determines on their own, or upon complaint from any abutting or nearby property owner, that any portion of such bamboo has been allowed to grow upon, extend roots across, or extend branches, stalks or leaves over any public way or any private property not owned by or in the possession of such landowner or any possessor of said land. If such occurs, the provisions of Section 3-29.4 herein shall apply.

SECTION V.

Section 3-29.4 is hereby created and shall be entitled "Complaint notice; Order for Removal and Compliance" and shall contain the following text (all text novel):

Whenever a complaint is received by the Borough regarding the encroachment of any bamboo plant or root, or whenever the Borough, on its own observations and inspections, determines that there is an encroachment of bamboo plants or roots onto the property of another landowner, or tenant in possession of the property, or both, the Borough shall cause notice to be served and the following actions to occur:

A. The notice shall be mailed by certified mail, return receipt requested, properly addressed and with sufficient postage, and also by first class mail. Notice by certified mail and by first class mail shall be deemed complete on the date of dispatch.

B. The notice shall specify the general nature of the violation(s).

C. The notice shall state that the violation(s) must be corrected within 20 calendar days from the date of dispatch of such notice.

D. The notice shall state specifically what must be done by the responsible party to correct the violation(s).

SECTION VI.

Section 3-29.5 is hereby created and shall be entitled "Violations and Penalties" and shall contain the following text (all text novel):

A person deemed to have violated any provisions of this article shall be fined as outlined in Section 9B-5 of the municipal code of the Borough of Flemington.

If the violation is not remedied within the time set forth in the aforesaid notice, the provisions of Section 9B-4 of the municipal code of the Borough of Flemington shall apply.

SECTION VII. If any part of this ordinance is for any reason held to be invalid, such decision shall not affect the validity of the remaining portions of the ordinance.

SECTION VIII. Should any section, paragraph, sentence, or clause of this Ordinance be declared unconstitutional or invalid for any reason, the remaining portions of this Ordinance shall not be affected thereby and shall remain in full force and effect and, to this end, the provisions of this Ordinance are hereby declared severable.

SECTION IX. This Ordinance shall take effect upon adoption and publication in the manner prescribed by New Jersey general law.

Introduced: April 13, 2026

Adopted:

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

# RESOLUTION #2026-77

## RESOLUTION APPOINTING JANE DEHAVEN AS THE PART-TIME LIBRARY DIRECTOR FOR THE PUBLIC LIBRARY

**WHEREAS**, the Flemington Free Public Library Board of Trustees appointed Jane DeHaven as Acting Library Director effective October 24, 2025.

**WHEREAS**, the Library Board recognizes the substantial contribution Jane DeHaven has made since her appointment, and the library's need for her to continue in that position; and

**WHEREAS**, Jane DeHaven possesses the necessary qualifications and experience and has agreed to serve in the position of Library Director at the Flemington Free Public Library.

**THEREFORE, BE IT RESOLVED,** that the Mayor and Council accept Resolution #2026-06 from the Flemington Free Public Library appointing Jane DeHaven as the part-time Library Director.

Adopted: April 13, 2026

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

## CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

_____

*Carla Conner, Borough Clerk*

# RESOLUTION #2026-78

## RESOLUTION APPROVING EDWARD GAIBOR FOR ADMISSION TO ACTIVE MEMBERSHIP IN THE STATE OF NEW JERSEY FIREMAN'S ASSOCIATION

**WHEREAS,** Edward Gaibor has applied to be a member of the NJ State Firemen's Association, and

**WHEREAS,** the applicant has undergone the required physical examination.

**NOW, THEREFORE, BE IT REOLVED** by the Mayor and Council of the Borough of Flemington, in the County of Hunterdon and the State of New Jersey that the applicant be admitted to active membership in the NJ State Firemen's Association.

Adopted: April 13, 2026

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

## CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

_____

*Carla Conner, Borough Clerk*

# RESOLUTION #2026-79

## RESOLUTION CANCELLING THE CONTRACT WITH WINDOW WORLD AND AWARDING A CONTRACT WITH MARKEY WINDOWS FOR THE WINDOW IMPROVEMENT PROJECT AT BOROUGH HALL

**WHEREAS,** the Borough of Flemington awarded a contract for the replacement of windows at Borough Hall in 2025 to Window World; and

**WHEREAS,** Window World is unable to fulfill the contract and the Borough of Flemington wishes to cancel the contract; and

**WHEREAS,** new quotes were received for the project as detailed below:

| | |
|---|---|
| Markey Windows Doors & More | $14,900.00 |
| Kepo Siding & Windows | $24,830.00 |
| Hunterdon Siding & Windows | $27,690.00 |

**NOW, THEREFORE, BE IT RESOLVED** the Mayor and Council of the Borough of Flemington authorize the Chief Financial Officer to process a purchase order in the amount of $14,900.00 to Markey Windows Doors & More for the window improvement project.

**BE IT FURTHER RESOLVED** the Chief Financial Officer certifies that funds are available in 5-01-630-216.

Adopted: April 13, 2026

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

## CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

_____

*Carla Conner, Borough Clerk*

# RESOLUTION #2026-80

## RESOLUTION DECLARING THE BOROUGH OF FLEMINGTON HAVING A SELF EXAM BUDGET FOR 2026

**WHEREAS**, N.J.S.A. 40A:4-78b has authorized the Local Finance Board to adopt rules that permit municipalities in sound fiscal condition to assume the responsibility, normally granted to the Director of the Division of Local Government Services, of conducting the annual budget examination, and

**WHEREAS**, N.J.A.C. 5:30-7 was adopted by the Local Finance Board on February 11, 1997, and

**WHEREAS**, pursuant to N.J.A.C. 5:30-7.2 through 7.5 the Borough of Flemington has been declared eligible to participate in the program by the Division of Local Government Services, and the Chief Financial Officer has determined that the Borough meets the necessary conditions to participate in the program for the 2026 budget year, so now therefore,

**BE IT RESOLVED**, by the Mayor and Council of the Borough of Flemington that in accordance with N.J.A.C. 5:30-7.6a and b and based upon the Chief Financial Officer's certification, the governing body has found the budget has met the following requirements:

1. That with reference to the following items, the amounts have been calculated pursuant to law and appropriated as such in the budget:

   A. Payment of interest and debt redemption charges
   B. Deferred charges and statutory expenditures
   C. Cash deficit of preceding year
   D. Reserve for uncollected taxes
   E. Other reserves and non-disbursement items
   F. Any inclusions of amounts required for school purposes

2. That the provisions relating to limitations on increases of appropriations pursuant to N.J.S.A. 40A:4-45.2 and appropriations for exceptions to limits on appropriations found at 40A:4-45.3 et seq. are fully met (complies with the "CAP" law).

3. That the budget is in such form, arrangement, and content as required by the Local Budget Law and N.J.A.C. 5:30-4 and 5:30-5.

4. That pursuant to the Local Budget Law:

   A. All estimates of revenue are reasonable, accurate, and correctly stated
   B. Items of appropriation are properly set forth
   C. In itemization, form, arrangement, and content the budget will permit the exercise of the comptroller function within the municipality.

5. The budget and associated amendments have been introduced, publicly

advertised and adopted in accordance with the relevant provisions of the Local Budget Law, except that failure to meet the deadlines of N.J.S.A. 40A:4-5 shall not prevent such certification.

6. That all other applicable statutory requirements have been fulfilled.

**BE IT FURTHER RESOLVED,** that a copy of this resolution be forwarded to the Director of the Division of Local Government Services.

Adopted: April 13, 2026

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

**CERTIFICATION**

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

_____

*Carla Conner, Borough Clerk*

# RESOLUTION #2026-81

**Certifying Compliance with the U.S. Equal Employment Opportunity Commission's 'Enforcement Guidance on the Consideration of Arrest and Conviction Records in Employment Decisions Under Title VII of the Civil Rights Act of 1964'**

**WHEREAS**, N.J.S.A. 40A:4-5 as amended by P.L. 2017, c.183 requires the governing body of each municipality and county to certify that their local unit's hiring practices comply with the United States Equal Employment Opportunity Commission's "Enforcement Guidance on the Consideration of Arrest and Conviction Records in Employment Decisions Under Title VII of the Civil Rights Act of 1964," *as amended*, 42 U.S.C. § 2000e *et seq.*, (April 25, 2012) before submitting its approved annual budget to the Division of Local Government Services in the New Jersey Department of Community Affairs; and

**WHEREAS**, the members of the governing body have familiarized themselves with the contents of the above-referenced enforcement guidance and with their local unit's hiring practices as they pertain to the consideration of an individual's criminal history, as evidenced by the group affidavit form of the governing body attached hereto.

**NOW, THEREFORE BE IT RESOLVED**, that the Council of the Borough of Flemington, County of Hunterdon, State of New Jersey hereby states that it has complied with N.J.S.A. 40A:4-5, as amended by P.L. 2017, c.183, by certifying that the local unit's hiring practices comply with the above-referenced enforcement guidance and hereby directs the Clerk to cause to be maintained and available for inspection a certified copy of this resolution and the required affidavit to show evidence of said compliance.

Adopted: April 13, 2026

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

## CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

_____

*Carla Conner, Borough Clerk*

GOVERNING BODY CERTIFICATION PURSUANT TO P.L.2017, C.183 OF COMPLIANCE WITH THE UNITED STATES EQUAL EMPLOYMENT OPPORTUNITY COMMISSION'S "Enforcement Guidance on the Consideration of Arrest and Conviction Records in Employment Decisions Under Title VII of the Civil Rights Act of 1964"

GROUP AFFIDAVIT

STATE OF NEW JERSEY
COUNTY OF HUNTERDON

We, members of the governing body of Flemington Borough, being duly sworn according to law, upon our oath depose and say:

1. We are duly elected (or appointed) members of the Borough Council of Flemington in the County of Hunterdon;
2. Pursuant to P.L.2017, c.183, we have familiarized ourselves with the contents of the United States Equal Employment Opportunity Commission's "Enforcement Guidance On the Consideration of Arrest and Conviction Records in Employment Decisions Under Title VII of the Civil Rights Act of 1964," as amended,42U.S.C.§2000 et seq., (April25,2012);
3. We are familiar with the local unit's hiring practices as they pertain to the consideration of an individual's criminal history;
4. We certify that the local unit's hiring practices comply with the above-referenced enforcement guidance.

| | |
|---|---|
| (L.S.) | (L.S.) |
| (L.S.) | (L.S.) |
| (L.S.) | (L.S.) |
| (L.S.) | (L.S.) |

Sworn to and subscribed before me this 13th day of April, 2026.

Borough Clerk

# RESOLUTION #2026-82

**RESOLUTION AUTHORIZING AND DIRECTING THE PLANNING BOARD OF THE BOROUGH OF FLEMINGTON TO UNDERTAKE A PRELIMINARY INVESTIGATION OF BLOCK 35, LOTS 13, 14, 102, 103, & 104, BLOCK 36, LOTS 3 & 30, AND BLOCK 37, LOTS 1, 2, 3, 6, 17, 18 & 100 ("STUDY AREA") PURSUANT TO THE NEW JERSEY LOCAL REDEVELOPMENT AND HOUSING LAW (N.J.S.A. 40A:12A-1, ET SEQ.) FOR CLASSIFICATION AS AN AREA IN NEED OF REDEVELOPMENT AND DIRECTING THE PLANNING BOARD TO PREPARE A STUDY INVESTIGATING WHETHER THE STUDY AREA, LOCATED GENERALLY AT "TURNABLE JUNCTION" QUALIFIES AS A CONDEMNATION AREA IN NEED OF REDEVELOPMENT.**

**WHEREAS,** pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq. (the "Redevelopment Law"), the Borough Council ("Borough Council") of the Borough of Flemington ("Borough") may direct the Planning Board of the Borough ("Planning Board") to conduct a preliminary investigation and public hearing to determine whether certain areas of the Borough constitute areas in need of redevelopment; and

**WHEREAS,** the Borough Council seeks to have the Planning Board undertake a preliminary investigation of Block 35, Lots 13, 14, 102, 103, & 104, Block 36, Lots 3 & 30, and Block 37, Lots 1, 2, 3, 6, 17, 18 & 100 (the "Study Area"); and

**WHEREAS,** Pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-6, the Borough Council shall state whether the redevelopment area shall be a "non-condemnation redevelopment area," which is defined as a redevelopment area that shall not use the power of eminent domain authorized by the Redevelopment Law or whether the redevelopment area shall be a "condemnation redevelopment area," which is defined as a redevelopment area that may use the power of eminent domain authorized by the Redevelopment Law; and

**WHEREAS,** the Borough Council is designating the proposed redevelopment area to be a "condemnation redevelopment area;" and

**WHEREAS,** upon the completion of the preliminary investigation and public hearing, the Planning Board shall provide recommendations to the Borough Council as to its investigation of the Study Area, all in accordance with N.J.S.A. 40A:12A-6;

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Flemington, County of Hunterdon, State of New Jersey:

1. The Planning Board is hereby authorized and directed to conduct a preliminary investigation pursuant to the Redevelopment Law, specifically N.J.S.A. 40A:12A-6, to determine whether the Study Area satisfies the criteria set forth in N.J.S.A. 40A:12A-5, and should be designated as an area in need of redevelopment.

2. Any redevelopment area created pursuant to this authorization shall be a "condemnation redevelopment area" pursuant to N.J.S.A. 40A:12A-6.

3. The Planning Board Planner is hereby authorized and directed to assist the Planning Board in its preliminary investigation of the Study Area and to prepare a study investigating whether the Study Area constitutes a "condemnation area in need of redevelopment" under the Redevelopment Law.

4. As part of its investigation, the Planning Board shall prepare a map showing the boundaries of the Study Area and the location of the various parcels contained therein. There shall be a statement appended to the map setting forth the basis for the investigation.

5. The Planning Board shall conduct a public hearing, after giving due notice of the proposed boundaries of the Study Area and the date of the hearing to any persons who are interested in or would be affected by a determination that the area delineated in the notice is a redevelopment area in accordance with the requirements of N.J.S.A. 40A:12A-6.

6. At the hearing, the Planning Board shall hear from all persons who are interested in or would be affected by a determination that the Study Area is a redevelopment area. All objections to a determination that the Study Area is an area in need of redevelopment and evidence in support of those objections shall be received and considered by the Planning Board and made part of the public record.

7. After conducting its investigation, preparing a map of the Study Area, conducting a public hearing at which all objections to the designation are received and considered, the Planning Board shall make a recommendation to the Borough Council as to whether the Borough Council should designate all or a portion of the Study Area as an area in need of redevelopment pursuant to the Redevelopment Law.

8. The Mayor and Planning Board officials and professionals are each hereby authorized to take any necessary and appropriate actions in connection with the preliminary investigation of the Study Area, and are hereby authorized and directed to take such actions including, but not limited to, the negotiation of any and all documents necessary to undertake the investigation as being hereby ratified and confirmed.

9. This Resolution takes effect immediately upon adoption.

Adopted: April 13, 2026

ATTEST:

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Marcia A. Karrow, Mayor

Carla Conner, Borough Clerk

**CERTIFICATION**

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

*Carla Conner, Borough Clerk*

# RESOLUTION #2026-83

## RESOLUTION OF THE BOROUGH COUNCIL OF THE BOROUGH OF FLEMINGTON, COUNTY OF HUNTERDON, STATE OF NEW JERSEY, APPROVING THE APPLICATION OF STAGECOACH LIQUORS LLC FOR A PLACE-TO-PLACE TRANSFER OF PLENARY RETAIL CONSUMPTION LICENSE WITH BROAD PACKAGE PRIVILEGE NO. 1009-32-003-014, CURRENTLY SITED AT 46 MAIN STREET, FLEMINGTON, NEW JERSEY

**WHEREAS**, Stagecoach Liquors LLC ("Applicant") is the holder of Plenary Retail Consumption License with Broad Package Privilege No. 1009-32-003-014, presently inactive and sited at 46 Main Street, Flemington, New Jersey; and

**WHEREAS**, the Applicant has applied to the Borough Council of the Borough of Flemington ("Borough Council"), as the local issuing authority, for approval of a place-to-place transfer (expansion of premises); and

**WHEREAS**, the application was filed with the Borough Clerk in proper form and accompanied by all required State and municipal fees; and

**WHEREAS**, public notice of the application was duly provided in accordance with the requirements of the Alcoholic Beverage Control Act and the regulations of the New Jersey Division of Alcoholic Beverage Control; and

**WHEREAS**, the Flemington Borough Police Department conducted the required investigation of the Applicant and the proposed licensed premises and reported no statutory or regulatory disqualifications; and

**WHEREAS**, the Mayor & Council has reviewed the application, the investigative reports, and all supporting documentation, and finds that the Applicant is qualified to hold the license at the proposed location and that approval of the place-to-place transfer (expansion of premises) will not be contrary to the public interest.

**NOW, THEREFORE, BE IT RESOLVED** that the Mayor & Council of the Borough of Flemington, County of Hunterdon, State of New Jersey does hereby approve, effective immediately, the application of Stagecoach Liquors LLC for a place-to-place transfer (expansion of premises) of Plenary Retail Consumption License with Broad Package Privilege No. 1009-32-003-014, currently sited at 46 Main Street, Flemington, New Jersey, and hereby directs the Borough Clerk to endorse the license certificate as follows: "This license, subject to all of its terms and conditions, is hereby transferred to the premises (expansion of premises) located at 46 Main Street, Flemington, New Jersey"; and hereby further directs the Borough Clerk to forward a certified copy of this Resolution, together with all required documentation, to the New Jersey Division of Alcoholic Beverage Control.

Adopted: April 13, 2026

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

**CERTIFICATION**

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

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*Carla Conner, Borough Clerk*

# RESOLUTION #2026-84

## RESOLUTION AUTHORIZING THE PROMOTION OF CORPORAL DUSTIN KYDD TO THE RANK OF SERGEANT WITHIN THE FLEMINGTON POLICE DEPARTMENT

**WHEREAS**, the Police Chief have made a recommendation to the Mayor that Corporal Dustin Kydd be promoted to Sergeant within the Police Department in accordance with Section 2-4.13 and 2-14 of the Municipal Code of the Borough of Flemington; and

**WHEREAS**, the Mayor has considered the recommendation and finds it to be justified.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Flemington, State of New Jersey that Dustin Kydd be promoted to Sergeant within the Police Department, with a corresponding salary increase in accordance with the current PBA contract, is hereby confirmed and will be effective on April 14, 2026.

Adopted: April 13, 2026

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

## CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 13th day of April, 2026.

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*Carla Conner, Borough Clerk*