

**READINGTON TOWNSHIP COMMITTEE
VIRTUAL ONLINE MEETING –April 19, 2021**

Mayor Albanese *calls the meeting to order at 5:30 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 J. Albanese, Deputy Mayor J. Heller, Mrs. BA Fort, Mr. J. Huelsebusch and Mr. B. Smith

ALSO PRESENT: Administrator R. Sheola, Municipal Clerk K. Parker, Attorney S. Dragan

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, THERFORE, 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

<u>Subject Matter</u>	<u>Basis Of Public Exclusion</u>	<u>Date Anticipated When Disclosed to Public</u>
Municipal Court	Personnel.....	Certain information at the discretion of the Township Committee tonight...other Information will remain confidential
Use & Occupancy Agreement (Block 74, Lot 4)	Contract Negotiations	“ “ “
Executive Session Minutes..... • April 5, 2020	Attorney-Client Privilege.....	“ “ “
Affordable Housing..... • Contract Negotiations / 325 Sparrow Court	Potential Litigation.....	“ “ “
Civil Action Summons	Litigation	“ “ “
James W. Hutton & Barbara J. Hutton v. Hunterdon County Construction Board of Appeals; Township of Readington; Bureau of Fire Prevention of the Township of Readington; Board of Adjustment of the Township of Readington		
Oakland Drive Pump Station Upgrade....	Litigation.....	“ “ “
Block 48, Lot 23; Block 55, Lot 33; Block 56, Lots 1, 3, 6 & 8; Block 67, Lot 2 (Solberg Aviation).....		
	Litigation.....	“ “ “

Civil Action Summons / Litigation..... “ “ “
Rosedale and Rosehill Cemetery Association vs. Township of Readington and the Township of
Committee of the Township of Readington

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. Smith to adopt this resolution, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded.

The meeting reconvened at 7:30 p.m.

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

Executive Session:

Personnel / Municipal Court

A **MOTION** was made by Mrs. Fort to accept the resignation of Lora Wozniak, part time court violations clerk effective April 22, 2021, seconded by Mr. Smith with a vote of ayes all, nays none recorded.

Contract Negotiations / Use & Occupancy Agreement (Block 74, Lot 4)

A **MOTION** was made by Mrs. Fort to authorize Attorney Dragan to draft a contract for the Use and Occupancy on Block 74 Lot 4, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

Mrs. Fort	- Aye
Mr. Heller	-Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	-Aye

Attorney-Client Privilege / Executive Session Minutes / April 5, 2021

A **MOTION** was made by Mrs. Fort to approve the Executive Session Minutes of April 5, 2021 for content only, seconded by Mr. Heller with a vote of ayes all, nays none recorded.

Potential Litigation / Affordable Housing

Mayor Albanese stated that this matter remains in Executive Session.

Contract Negotiations / 325 Sparrow Court

Mayor Albanese stated that this matter remains in Executive Session.

Litigation / Civil Action Summons / James W. Hutton & Barbara J. Hutton v. Hunterdon County Construction Board of Appeals; Township of Readington; Bureau of Fire Prevention of the Township of Readington; Board of Adjustment of the Township of Readington

A **MOTION** was made by Mrs. Fort to authorize Attorney Dragan to file a response to protect the Township’s interest in the case, seconded by Mr. Heller and on Roll Call vote the following was recorded:

Mrs. Fort - Aye
Mr. Heller -Aye
Mr. Huelsebusch - Aye
Mr. Smith -Aye
Mayor Albanese -Aye

Litigation / Oakland Drive Pump Station Upgrade

Mayor Albanese stated that this matter remains in Executive Session.

Litigation / Solberg Aviation / Block 48, Lot 23; Block 55, Lot 33; Block 56, Lot 1, 3, 6 & 8; Block 39, Lot 24 and Block 67, Lot 2

Mayor Albanese stated that this matter remains in Executive Session.

Litigation / Civil Action Summons / Rosedale and Rosehill Cemetery Association vs. Township of Readington and the Township Committee of the Township of Readington

Mayor Albanese stated that this matter remains in Executive Session.

CONSENT AGENDA:

Mayor Albanese 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.*

John Broten, Dogwood Drive, requested to remove *Item #2* from the Consent Agenda.

1. * **APPROVAL OF MINUTES** of meeting of April 5, 2021
2. * **Release of Board of Health Escrow / Block 93, Lot 15 (Higginsville Road)**
3. * **Tax Lien Redemption**

The following resolution was offered for consideration:

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 18, Lot 19 and,

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

Tax Lien Redemption Resolution cont'd:

NOW THEREFORE BE IT RESOLVED by the Township Committee that the Treasurer be authorized to refund the redemption amount of \$2,155.68, plus a premium paid in the amount of \$1,100.00, known as Tax Sale Certificate #2020-004, to the lienholder, Christiana T C/F CE1/Firsttrust.

4. * ***Tax Lien Redemption***

The following resolution was offered for consideration:

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 63, Lot 1 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 \$65,753.26, plus a premium paid in the amount of \$28,100.00, known as Tax Sale Certificate #2018-003, to the lienholder, US Bank cust for Tower DB VIII Trust 2018-1.

5. * ***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	0-01	\$ 5,185.95
CURRENT FUND	1-01	\$ 509,677.27
SEWER APPROPRIATIONS	1-02	\$ 175.27
TRUST FUNDS	X-03	\$ 41,160.08
MISC REFUND, COUNTY TAX, LIENS	X-05	\$ 166,600.28
PAYROLL DEDUCTIONS	X-06	\$ 208,905.87
DUE TO STATE OF NJ	X-09	\$ 275.00
2019 CAP IMPROVEMENTS	X-19	\$ <u>203,683.81</u>
TOTAL OF ALL FUNDS		\$ 1,135,663.53

A ***MOTION*** was made by Mr. Smith to approve the Consent Agenda with the removal of Item #2, seconded by Mr. Huelsebusch and on Roll Call vote the following was recorded:

- Mrs. Fort - Aye
- Mr. Heller -Aye
- Mr. Huelsebusch - Aye
- Mr. Smith -Aye
- Mayor Albanese - Aye

Resolution to Conduct Self Examination of Budget

John Broten, Dogwood Drive, requested clarification on the resolution.

The following resolution was offered for consideration:

#R-2021-61

TOWNSHIP OF READINGTON

HUNTERDON COUNTY, NEW JERSEY

RE: Self Examination of Budget

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 thru 7.5 the Township of Readington 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 Township meets the necessary conditions to participate in the program for the 2021 budget year.

NOW, THEREFORE, BE IT RESOLVED, by the Township Council of the Township of Readington that the 2021 annual budget be examined in accordance with N.J.A.C. 5:30-7.6a & 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, if applicable, 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 limitation 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 appropriations 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.

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

Mrs. Fort	- Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	- Aye

COMMENTS FROM THE PUBLIC for items listed on the agenda only

There were no comments from the public.

PUBLIC HEARINGS

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

Clerk read by Title:

2021 Municipal Budget

Administrator Sheola gave a slide presentation on the 2021 Budget, highlighting key facts, a year over year comparison dating back to 2016, revenue by category and the projected 2021 overall tax rate. Administrator further explained that municipal surplus remains consistent while the debt has been significantly reduced. In conclusion, Administrator Sheola reviewed the capital projects slated for 2021.

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

There were none.

Mayor Albanese asked if there were any comments from the Public.

Jon Broten, Dogwood Drive, commented on the debt service and the funding for litigation.

Bob Schoenfeld, Oldwick Road, inquired on the funding for two ambulance purchases in the same year.

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

Clerk read by Title:

2021 Municipal Budget

A **MOTION** was made by Mr. Smith to adopt the *2021 Municipal Budget*, seconded by Mr. Heller and on Roll Call vote the following was recorded:

Mrs. Fort	- Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	- Aye

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

Clerk read by Title:

AN ORDINANCE TO PROVIDE FOR THE ACQUISITION OF PROPERTY KNOWN AS BLOCK 95, LOT 12.019 IN THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY FROM RILEY

ORDINANCE #-05-2021

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

There were none.

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

There were none.

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

Clerk read by Title:

AN ORDINANCE TO PROVIDE FOR THE ACQUISITION OF PROPERTY KNOWN AS BLOCK 95, LOT 12.019 IN THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY FROM RILEY

ORDINANCE #-05-2021

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

Mrs. Fort	- Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	- Aye

A ***MOTION*** was made by Mr. Heller to adjourn the regular meeting to hold a Public Hearing, seconded by Mr. Huelsebusch 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 A PORTION OF BLOCK 14, LOT 29 IN THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY FROM RYLAND INN PROPERTY, LLC

ORDINANCE #-06-2021

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

There were none.

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

Todd Terricone, Lamington Road, questioned if a copy of the ordinance is available to the public.

A ***MOTION*** was made by Mr. Smith to close the Public Hearing and open the regular meeting, seconded by Mr. Huelsebusch 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 A PORTION OF BLOCK 14, LOT 29 IN THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY FROM RYLAND INN PROPERTY, LLC

ORDINANCE #-06-2021

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

Mrs. Fort	- Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	- Aye

CORRESPONDENCE / OTHER INFORMATION

1. Letter dated April 7, 2021 from John Tomac, Senior Director, Rates and Regulatory, NJ American Water regarding ***the Matter of the Petition of New Jersey-American Water Company, Inc. for Approval to Change the Levels of its Purchase Water Adjustment Clause and Purchase Wastewater Treatment Clause.*** No action taken.
2. Notice to Public Service Electric and Gas Company Customers regarding the ***Matter of the Petition of Public Service Electric and Gas Company for Approval of Changes in its Electric and Gas Societal Benefits Change.*** No action taken.
3. Notice to Public Service Electric and Gas Company Customers regarding the ***Matter of the Petition of Public Service Electric and Gas Company for Approval of the Next Phase of the Gas System Modernization Program and Associated Cost Recovery Mechanism.*** No action taken. No action taken.

OLD BUSINESS

1. ***Special Events Permit Application / Black River Roasters / Food Truck Events (May through September)***

A ***MOTION*** was made by Mrs. Fort to approve the Special Events Permit for Black River Roasters, seconded by Mr. Smith with a vote of ayes all, nays none recorded.

2. ***Special Events Permit Application / Open Air Market /Schaefer's Farm (Sundays 5/09/21-11/28/21)***

A ***MOTION*** was made by Mrs. Fort to approve the Special Events Permit for Schaefer's Farm, seconded by Mr. Smith with a vote of ayes all, nays none recorded.

NEW BUSINESS

1. ***Bond Ordinance Providing for Various Capital Improvements in and by the Township of Readington, in the County of Hunterdon, New Jersey, Appropriating \$1,643,200 therefor and Authorizing the Issuance of \$1,300,800 Bonds or Notes of the Township to Finance Part of the Cost thereof***

The following ordinance was offered for introduction:

BOND ORDINANCE PROVIDING FOR VARIOUS CAPITAL IMPROVEMENTS IN AND BY THE TOWNSHIP OF READINGTON, IN THE COUNTY OF HUNTERDON, NEW JERSEY, APPROPRIATING \$1,643,200 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$1,300,800 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF

ORDINANCE #07-2021

BE IT ORDAINED BY THE TOWNSHIP HUNTERDON OF THE TOWNSHIP OF READINGTON, IN THE COUNTY OF HUNTERDON, NEW JERSEY (not less than two-thirds of all members thereof affirmatively concurring) AS FOLLOWS:

Section 1. The several improvements described in Section 3 of this bond ordinance are hereby respectively authorized to be undertaken by the Township of Readington, in the County of Hunterdon, New Jersey (the "Township") as general improvements. For the several improvements or purposes described in Section 3, there are hereby appropriated the respective sums of money therein stated as the appropriation made for each improvement or purpose, such sums amounting in the aggregate to \$1,643,200, including a grant in the amount of \$140,250 received from the State of New Jersey Department of Transportation for the purpose described in Section 3(b) hereof (the "State Grant"), and further including the aggregate sum of \$342,400 as the several down payments for the improvements or purposes required by the Local Bond Law. The down payments have been made available from the Capital Improvement Fund as well as from the Capital Fund Balance.

Section 2. In order to finance the cost of the several improvements or purposes not covered by application of the State Grant and the several down payments, negotiable bonds are hereby authorized to be issued in the principal amount of \$1,300,800 pursuant to the Local Bond Law. In anticipation of the issuance of the bonds, negotiable bond anticipation notes are hereby authorized to be issued pursuant to and within the limitations prescribed by the Local Bond Law.

Section 3. The several improvements hereby authorized and the several purposes for which the bonds are to be issued, the estimated cost of each improvement and the appropriation therefor, the estimated maximum amount of bonds or notes to be issued for each improvement and the period of usefulness of each improvement are as follows:

<u>Purpose</u>	<u>Appropriation & Estimated Cost</u>	<u>Estimated Maximum Amount of Bonds & Notes</u>	<u>Period of Usefulness</u>
Acquisition of an ambulance for the First Aid Squad, including all related costs and expenditures incidental thereto.	\$235,000	\$223,250	5 years
Milling and paving of various roads, including, but not limited to, Kline Boulevard, including all work and materials necessary therefor and incidental thereto.	\$1,408,200 (includes the \$140,250 State Grant)	\$1,077,550	10 years
Total	\$1,643,200	\$1,300,800	

The excess of the appropriation made for each of the improvements or purposes aforesaid over the estimated maximum amount of bonds or notes to be issued therefor, as above stated, is the amount of the down payment for each purpose.

Ordinance # 07-2021 cont'd:

Section 4. All bond anticipation notes issued hereunder shall mature at such times as may be determined by the chief financial officer; provided that no bond anticipation note shall mature later than one year from its date, unless such bond anticipation notes are permitted to mature at such later date in accordance with applicable law. The bond anticipation notes shall bear interest at such rate or rates and be in such form as may be determined by the chief financial officer. The chief financial officer shall determine all matters in connection with bond anticipation notes issued pursuant to this bond ordinance, and the chief financial officer's signature upon the bond anticipation notes shall be conclusive evidence as to all such determinations. All bond anticipation notes issued hereunder may be renewed from time to time subject to the provisions of the Local Bond Law or other applicable law. The chief financial officer is hereby authorized to sell part or all of the bond anticipation notes from time to time at public or private sale and to deliver them to the purchasers thereof upon receipt of payment of the purchase price plus accrued interest from their dates to the date of delivery thereof. The chief financial officer is directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the bond anticipation notes pursuant to this bond ordinance is made. Such report must include the amount, the description, the interest rate and the maturity schedule of the bond anticipation notes sold, the price obtained and the name of the purchaser.

Section 5. The Township hereby certifies that it has adopted a capital budget or a temporary capital budget, as applicable. The capital or temporary capital budget of the Township is hereby amended to conform with the provisions of this bond ordinance to the extent of any inconsistency herewith. To the extent that the purposes authorized herein are inconsistent with the adopted capital or temporary capital budget, a revised capital or temporary capital budget has been filed with the Division of Local Government Services.

Section 6. The following additional matters are hereby determined, declared, recited and stated:

(a) The improvements or purposes described in Section 3 of this bond ordinance are not current expenses. They are all improvements or purposes that the Township may lawfully undertake as general improvements, and no part of the cost thereof has been or shall be specially assessed on property specially benefitted thereby.

(b) The average period of usefulness, computed on the basis of the respective amounts of obligations authorized for each purpose and the reasonable life thereof within the limitations of the Local Bond Law, is 9.14 years.

(c) The Supplemental Debt Statement required by the Local Bond Law has been duly prepared and filed in the office of the Clerk, and a complete executed duplicate thereof has been filed in the office of the Director of the Division of Local Government Services in the Department of Community Affairs of the State of New Jersey. Such statement shows that the gross debt of the Township as defined in the Local Bond Law is increased by the authorization of the bonds and notes provided in this bond ordinance by \$1,300,800, and the obligations authorized herein will be within all debt limitations prescribed by that Law.

(d) An aggregate amount not exceeding \$80,000 for items of expense listed in and permitted under N.J.S.A. 40A:2-20 is included in the estimated cost indicated herein for the purposes or improvements.

Section 7. The Township hereby declares the intent of the Township to issue bonds or bond anticipation notes in the amount authorized in Section 2 of this bond ordinance and to use the proceeds to pay or reimburse expenditures for the costs of the purposes or improvements described in Section 3 of this bond ordinance. This Section 7 is a declaration of intent within the meaning and for purposes of the Treasury Regulations.

Section 8. Any grant moneys received for the purposes or improvements described in Section 3(b) hereof shall be applied either to direct payment of the cost of the improvements or to payment of the obligations issued pursuant to this bond ordinance. The amount of obligations authorized but not issued hereunder shall be reduced to the extent that such funds are so used.

Ordinance # 07-2021 cont'd:

Section 9. The chief financial officer of the Township is hereby authorized to prepare and to update from time to time as necessary a financial disclosure document to be distributed in connection with the sale of obligations of the Township and to execute such disclosure document on behalf of the Township. The chief financial officer is further authorized to enter into the appropriate undertaking to provide secondary market disclosure on behalf of the Township pursuant to Rule 15c2-12 of the Securities and Exchange Commission (the "Rule") for the benefit of holders and beneficial owners of obligations of the Township and to amend such undertaking from time to time in connection with any change in law, or interpretation thereof, provided such undertaking is and continues to be, in the opinion of a nationally recognized bond counsel, consistent with the requirements of the Rule. In the event that the Township fails to comply with its undertaking, the Township shall not be liable for any monetary damages, and the remedy shall be limited to specific performance of the undertaking.

Section 10. The full faith and credit of the Township are hereby pledged to the punctual payment of the principal of and the interest on the obligations authorized by this bond ordinance. The obligations shall be direct, unlimited obligations of the Township, and the Township shall be obligated to levy ad valorem taxes upon all the taxable real property within the Township for the payment of the obligations and the interest thereon without limitation of rate or amount.

Section 11. This bond ordinance shall take effect 20 days after the first publication thereof after final adoption, as provided by the Local Bond Law.

A **MOTION** was made by Mrs. Fort to introduce this ordinance, seconded by Mr. Heller and on Roll Call vote the following was recorded:

- Mrs. Fort - Aye
- Mr. Heller - Aye
- Mr. Huelsebusch - Aye
- Mr. Smith -Aye
- Mayor Albanese - Aye

The Public Hearing was scheduled for May 3, 2021 at 7:45 p.m.

- 2. ***An Ordinance Appropriating \$329,850 from the Capital Improvement Fund for the Acquisition of Various Equipment and Improvements in and by the Township of Readington, in the County of Hunterdon, State of New Jersey***

The following ordinance was offered for introduction:

ORDINANCE APPROPRIATING 329,850.00 FROM THE CAPITAL IMPROVEMENT FUND FOR THE ACQUISITION OF VARIOUS EQUIPMENT AND IMPROVEMENTS, IN AND BY THE TOWNSHIP OF READINGTON, IN THE COUNTY OF HUNTERDON, NEW JERSEY

ORDINANCE #08-2021

BE IT ORDAINED BY THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF READINGTON, IN THE COUNTY OF HUNTERDON, NEW JERSEY AS FOLLOWS:

Section 1. \$329,850.00 is hereby appropriated from the Capital Improvement Fund for the funding of the following:

Purchase of a Single Axle Dump Truck with Spreader for DPW	\$165,000.00
Purchase of a Generator	\$ 70,000.00
Police Body Cameras	\$ 40,000.00
Self Contained Breathing Apparatus for East Whitehouse Fire Department	\$ 5,850.00
Traffic Diversion Trailer for Emergency Management	\$ 15,000.00
Repairs to the Lomar House	\$ 20,000.00
Technology Equipment	<u>\$ 14,000.00</u>
TOTAL	\$329,850.00

Ordinance # 08-2021 cont'd:

in and by the Township of Readington, in the County of Hunterdon, New Jersey (the “Township”).

Section 2. The Township hereby certifies that it has adopted a capital budget or a temporary capital budget, as applicable. The capital or temporary capital budget of the Township is hereby amended to conform with the provisions of this ordinance to the extent of any inconsistency herewith. To the extent that the purposes authorized herein are inconsistent with the adopted capital or temporary capital budget, revised capital or temporary capital budget has been filed with the Division of Local Government Services.

Section 3. Be it further resolved, that the period of usefulness of the capital projects are in excess of the five (5) year statutory requirement, and that no debt shall be incurred by the Township for this authorization.

Section 4. This ordinance shall take effect after final adoption and publication and otherwise as provided by law.

A **MOTION** was made by Mrs. Fort to introduce this ordinance, seconded by Mr. Smith and on Roll Call vote the following was recorded:

Mrs. Fort	- Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	- Aye

The Public Hearing was scheduled for May 3, 2021 at 7:45 p.m.

- An Ordinance Appropriating \$262,000 from the Capital Improvement Fund for the Acquisition of an Ambulance for the Whitehouse First Aid Squad in and by the Township of Readington, in the County of Hunterdon, State of New Jersey***

The following ordinance was offered for introduction:

ORDINANCE APPROPRIATING \$262,000 FROM THE CAPITAL IMPROVEMENT FUND FOR THE ACQUISITION OF AN AMBULANCE FOR THE WHITEHOUSE FIRST AID SQUAD IN AND BY THE TOWNSHIP OF READINGTON, IN THE COUNTY OF HUNTERDON, STATE OF NEW JERSEY

ORDINANCE #09-2021

BE IT ORDAINED BY THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF READINGTON, IN THE COUNTY OF HUNTERDON, NEW JERSEY AS FOLLOWS:

Section 1. \$262,000 is hereby appropriated from the Capital Improvement Fund for the acquisition of an Ambulance for the First Aid Squad, in and by the Township of Readington, in the County of Hunterdon, New Jersey (the “Township”).

Section 2. The Township hereby certifies that it has adopted a capital budget or a temporary capital budget, as applicable. The capital or temporary capital budget of the Township is hereby amended to conform with the provisions of this ordinance to the extent of any inconsistency herewith. To the extent that the purposes authorized herein are inconsistent with the adopted capital or temporary capital budget, revised capital or temporary capital budget has been filed with the Division of Local Government Services.

Section 3. Be it further resolved, that the period of usefulness of the capital project is in excess of the five (5) year statutory requirement, and that no debt shall be incurred by the Township for this authorization.

Ordinance # 09-2021 cont'd:

Section 4. This ordinance shall take effect after final adoption and publication and otherwise as provided by law.

A **MOTION** was made by Mrs. Fort to introduce this ordinance, seconded by Mr. Smith and on Roll Call vote the following was recorded:

Mrs. Fort	- Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	- Aye

The Public Hearing was scheduled for May 3, 2021 at 7:45 p.m.

4. **Resolution to Adjust 2021 Salaries**

The following resolution was offered for consideration:

#R-2021-62

TOWNSHIP OF READINGTON

RESOLUTION

WHEREAS, the Township Committee of the Township of Readington has adopted a Salary Ordinance establishing salary ranges for all positions not covered by collective bargaining agreement; and

WHEREAS, the Township Administrator has recommended various salary adjustments for employees not covered by collective bargaining agreements; and

WHEREAS, the Township Committee has reviewed the recommendations and desires to effectuate said salary adjustments retroactive to January 1, 2021 unless otherwise noted, as follows:

Resolution #R-2021-62 cont'd:

TOWNSHIP ADMINISTRATOR/QPA	\$125,000.00	
ASSISTANT TO THE ADMINISTRATOR	\$72,500.00	
REGISTRAR STIPEND	\$1,200.00	
ADMINISTRATIVE ASSISTANT TO TOWNSHIP ADMINISTRATOR	\$48,025.00	
DEPUTY REGISTRAR STIPEND	\$700.00	
TOWNSHIP CLERK - January 1, 2021	\$79,000.00	
TOWNSHIP CLERK - July 1, 2021	\$83,000.00	
MAYOR	\$9,388.00	
TOWNSHIP COMMITTEE	\$8,355.00	
TAX ASSESSOR	\$95,099.00	
COLLECTOR OF TAXES & SEWER RENTS	\$90,000.00	
FINANCE ASSISTANT - PART-TIME	\$25.56	p/h
DEPUTY TREASURER	\$64,323.00	
CHIEF FINANCIAL OFFICER	\$122,459.00	
PLANNING BOARD SCT'Y & ZONING BOARD SECT'Y/DEP TWP CLERK	\$69,980.00	
CONSTRUCTION CODE OFFICIAL/PLUMBING SUB-CODE	\$86,913.00	
ELECTRICAL SUB-CODE - PT	\$38.25	p/h
BUILDING SUB-CODE OFFICIAL	\$34.21	p/h
TECHNICAL ASSISTANT	\$53,897.00	
OFFICE ASSISTANT - PT	\$17.77	p/h
ZONING OFFICER	\$68,418.00	
POLICE CHIEF - January 1, 2021	\$157,248.00	
POLICE CHIEF - July 1, 2021	\$164,748.00	
ADMINISTRATIVE SECRETARY - POLICE	\$56,773.00	
ADMINISTRATIVE SECRETARY - POLICE	\$43,421.00	
SPECIAL OFFICER – CLASS 1	\$20.86	p/h
SPECIAL OFFICER - CLASS 2	\$25.56	p/h
SPECIAL OFFICER - CLASS 3	\$28.63	p/h
EMERGENCY MANAGEMENT COORDINATOR	\$10,690.00	
EMERGENCY MANAGEMENT DEPUTY COORD	\$1,227.00	
FIRE OFFICIAL/FIRE SUB-CODE OFFICIAL	\$73,308.00	
DIRECTOR - PUBLIC WORKS	\$123,720.00	
ADMINISTRATIVE ASSISTANT - PUBLIC WORKS	\$40,042.00	
SUPERINTENDENT, ROADS	\$113,292.00	
SECRETARY - BOARD OF HEALTH	\$48,641.00	
COURT ADMINISTRATOR	\$41.82	p/h
OFFICE ASSISTANT	\$18.29	p/h
MUNICIPAL JUDGE	\$34,636.00	
RECREATION DIRECTOR	\$80,406.00	
ASSISTANT RECREATION DIRECTOR	\$44,816.00	
RECREATION ASSISTANT - PT	\$19.66	p/h
DIRECTOR SOCIAL SERVICES & HOUSING	\$74,832.00	
ADMINISTRATIVE ASSISTANT – May 1, 2021		
SOCIAL SERVICES/HOUSING	\$47,500.00	
LIBRARY DIRECTOR - WHITE HOUSE	\$49,229.00	
LIBRARY DIRECTOR - THREE BRIDGES	\$24.53	p/h
LIBRARY ASSISTANT	\$14.75	p/h
LIBRARY ASSISTANT	\$15.26	p/h
LIBRARY ASSISTANT	\$19.62	p/h
MUSEUM DIRECTOR	\$23.67	p/h

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

Mrs. Fort	- Aye
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	- Aye

5. ***Application for Special Events Permit / Readington River Farm "Red Dog Day 2021" (May 1, 2021)***

A **MOTION** was made by Mrs. Fort to approve the Special Events Permit for Readington River Farm, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded.

6. ***Proposal for Open Space Stewardship Coordinator*** -discussion

Deputy Mayor Heller provided an overview of the proposal from Raritan Valley Community College to create a Stewardship Coordinator position dedicated to supporting the management and stewardship of Open Space in Readington. Deputy Mayor Heller pointed out that there are two cost options outlined in the proposal, 1) one dedicated staff member, 8-hr days of work per week per year for \$14,000 or, 2) \$28,000 for two days, with the expectation that the position will be able to pay for itself and/or bring back resources to the Township through outside grant support.

Mrs. Fort expressed concern over the potential increased costs of the plan not allocated in the budget. A discussion ensued on possible ways to fund the position on a trial basis. This matter was tabled for further consideration when more details could be provided.

7. **** Release of Board of Health Escrow / Block 93, Lot 15 (Higginsville Road)***

This matter was addressed under the Consent Agenda.

8. ***Resolution to Conduct Self Examination of Budget***

This matter was addressed after the Consent Agenda.

ADMINISTRATOR'S REPORT

Administrator Sheola reported that the Housing and Social Services Department has been doing a fantastic job handling the increase in food requests and housing applications.

Administrator Sheola also reported that the Environmental Commission/Water Watch Advisory Board and Open Space Advisory Board has requested consideration for approval of a grant application to Association of New Jersey Environmental Commissions (ANJEC) for a public relation and community/outreach program.

A **MOTION** was made by Mr. Smith to confirm the submission of the grant application to ANJEC, seconded by Mr. Heller and on Roll Call vote the following was recorded:

Mrs. Fort	- Abstain
Mr. Heller	- Aye
Mr. Huelsebusch	- Aye
Mr. Smith	-Aye
Mayor Albanese	- Aye

ATTORNEY'S REPORT

Attorney Dragan stated that she had nothing further to report.

COMMITTEE REPORTS

BETTY ANN FORT

Mrs. Fort reported that the new shared fire ladder truck arrived a few weeks ago.
Mrs. Fort also reported that the libraries remain closed but are offering curbside service for residents.

JONATHAN HELLER

Mr. Heller reported that he received a request from a homeowner, who received the grant for the Holland Brook Stream remediation, for any large rocks or boulders and also volunteer assistance for planting trees as a riparian buffer.

JUERGEN HUELSEBUSCH

Mr. Huelsebusch reported that tree seedling giveaway will take place Saturday April 24th.
Mr. Huelsebusch further reported that Readington Township and Hunterdon County collaborated to preserve two (2) parcels of land, 25 acres in total along the South Branch of the Raritan River.
Mr. Huelsebusch reported that the Open Space monthly walks will resume during the third week of May.

BENJAMIN SMITH

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

JOHN ALBANESE

Mayor Albanese stated that he had nothing further to report.

COMMENTS FROM THE PUBLIC

Jerry Cook, Railroad Lane, inquired about the special events permits that were listed on the agenda.

Bob Schoenfeld, Oldwick Road, commented on the ambulance purchases and the proposal for Open Space Stewardship Coordinator.

Todd Terricone, Lamington Road, commented on people driving below the speed limit on County Route 523.

John Broten, Dogwood Drive, commented on articles submitted by the Township in the Readington News.

Andrew Roth, County Road 523, commented on cannabis legalization and inquired when the Township and members of the public will have the opportunity to comment.

Nathaniel Roth, County Road 523, commented on requirements for police regarding posted speed limits.

Holly Roth, County Road 523, commented on trucks not stopping for school buses.

COMMENTS FROM THE GOVERNING BODY

As there was no further business, ***A MOTION*** was made by Mrs. Fort at 9:25 p.m. to adjourn the meeting, seconded by Mr. Smith with vote of ayes all, nays none recorded.

Respectfully Submitted:

Karin M Parker, *RMC*
Municipal Clerk