

**READINGTON TOWNSHIP COMMITTEE
VIRTUAL ONLINE MEETING – July 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>
Police Department	Personnel.....	Certain information at the discretion of the Township Committee tonight...other Information will remain confidential
Shared Services / Board of Education.....	Contract Negotiations.....	“ “ “
Funding Agreement (Block 74, Lot 4.05)..	Contract Negotiations.....	“ “ “
Professional Services /	Contract Negotiations.....	“ “ “
Fire Department Consulting Services		
Block 73, Lot 15	Contract Negotiations.....	“ “ “
Attorney-Client Privilege.....	Contract Negotiations	“ “ “
Affordable Housing (Block 95, Lot 12.046)		
Attorney-Client Privilege /	Contract Negotiations.....	“ “ “
(17 James Street)		
Executive Session Minutes.....	Attorney-Client Privilege.....	“ “ “
• July 6, 2021		
Attorney – Client Privilege	Attorney – Client Privilege.....	“ “ “

Professional Services / Contract Negotiations “ “ “
Princeton Public Affairs Group

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 / Police Department

A **MOTION** was made by Mrs. Fort to accept the letter of resignation from Matthew Bullman, Special Police Officer Class II, effective July 8, 2021, 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

Contract Negotiations / Shared Services / Board of Education

A **MOTION** was made by Mrs. Fort to renew the shared services contract with the Board of Education, 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

Contract Negotiations / Funding Agreement (Block 74, Lot 4.05)

A **MOTION** was made by Mrs. Fort to approve the funding agreement with the Hunterdon Land Trust, 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

Contract Negotiations / Professional Services / Fire Department Consulting Services

Mayor Albanese stated that this matter remains in Executive Session.

Contract Negotiations / Block 73, Lot 15

Mayor Albanese stated that this matter remains in Executive Session.

Contract Negotiations / Attorney- Client Privilege / Affordable Housing (Block 95, Lot 12.046)

A **MOTION** was made by Mrs. Fort to approve the form of the contract, 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

Contract Negotiations / Attorney- Client Privilege / Affordable Housing (17 James Street)

A **MOTION** was made by Mrs. Fort to approve the outline of stipulations/conditions to go out to pre-bid qualifications, seconded by Mr. Heller with a vote of ayes all, nays none recorded.

Attorney-Client Privilege / Executive Session Minutes / July 6, 2021

A **MOTION** was made by Mr. Smith to approve the Executive Session Minutes of July 6, 2021, for content only, seconded by Mr. Huelsebusch with a vote of ayes all, nays none recorded.

Attorney-Client Privilege / Attorney-Client Privilege

Mayor Albanese stated that this matter remains in Executive Session.

Contract Negotiations / Professional Services Agreement / PPAG

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.*

1. ***APPROVAL OF MINUTES** of meeting of July 6, 2021
2. *** Resolution for Acceptance of 2020 Audit Report**

The following resolution was offered for consideration:

R-2021-107

**TOWNSHIP OF READINGTON
RESOLUTION**

WHEREAS, N.J.S.A. 40A:5-4 requires the governing body of every local unit to have made an annual audit of its books, accounts and financial transactions; and

WHEREAS, The Annual Report of Audit for the year 2020 has been filed by the Registered Municipal Accountant with the Municipal Clerk as per the requirements of N.J.S.A. 40A:5-6, and a copy has been received by each member of the governing body; and

WHEREAS, R.S. 52:27BB-34 authorizes the Local Finance Board of the State of New Jersey to prescribe reports pertaining to the local fiscal affairs; and

Resolution #R-2021-107 cont'd:

WHEREAS, the Local Finance Board has promulgated a regulation requiring that the governing body of each municipality shall by resolution certify to the Local Finance Board of the State of New Jersey that all members of the governing body have reviewed, at a minimum, the sections of the annual audit entitled “General Comments and Recommendations and

WHEREAS, the members of the governing body have personally reviewed, at a minimum, the Annual Report of Audit, and specifically the sections of the Annual Audit entitled “General Comments and Recommendations” as evidenced by the group affidavit form of the governing body; and

WHEREAS, such resolution of certification shall be adopted by the Governing Body no later than forty-five days after the receipt of the annual audit, pursuant to N.J.A.C. 5:30-6.5; and

WHEREAS, all members of the governing body have received and have familiarized themselves with at least the minimum requirements of the Local Finance Board of the State of New Jersey, as stated aforesaid and have subscribed to the affidavit, as provided by the Local Finance Board; and

WHEREAS, failure to comply with the promulgations of the Local Finance Board of the State of New Jersey may subject the members of the local governing body to the penalty provisions of R.S. 52:27BB-52 - to wit:

R.S. 52:27BB-52 - A local officer or member of a local governing body who, after a date fixed for compliance, fails or refuses to obey an order of the director (Director of Local Government Services), under the provisions of this Article, shall be guilty of a misdemeanor and, upon conviction, may be fined not more than one thousand dollars (\$1,000.00) or imprisoned for not more than one year, or both, in addition shall forfeit his office.

NOW, THEREFORE, BE IT RESOLVED, that the governing body of the Township of Readington, hereby states that it has complied with N.J.A.C. 5:30-6.5 and does hereby submit a certified copy of this resolution and the required affidavit to said Board to show evidence of said compliance.

3. * ***Corrective Action Plan to 2020 Audit***

4. * *New Jersey Department of Transportation Division of Local Aid and Economic Development Recommendation of Award State Aid Project*
-

**NEW JERSEY DEPARTMENT OF TRANSPORTATION
DIVISION OF LOCAL AID
AND ECONOMIC DEVELOPMENT
RECOMMENDATION OF AWARD
STATE AID PROJECT**

BE IT RESOLVED that the Township of Readington hereby recommends to the New Jersey Department of Transportation that the contract for Kline Boulevard in the Township of Readington, County of Hunterdon be awarded to *State South, Inc.* whose bid amounted to **\$126,455.00** subject to the approval of the Department.

That the presiding officer of this body be and is hereby directed to sign for and on its behalf the contract in the prescribed form for said construction.

5. * *Resolution Authorizing Alcoholic Beverage License Renewal (Brass Knob, LLC)*

The following resolution was offered for consideration:

#R-2021-108

TOWNSHIP OF READINGTON

RESOLUTION AUTHORIZING ALCOHOLIC BEVERAGE LICENSE RENEWALS

BE IT RESOLVED, by the Township Committee of the Township of Readington that the following Readington Township Alcoholic Beverage License Renewals for 2021-2022 be approved:

PLENARY RETAIL CONSUMPTION:

<u>LICENSE NUMBER</u>	<u>LICENSE HOLDER</u>	<u>MUNICIPAL FEE</u>	<u>STATE FEE</u>
1022-33-002-011	Brass Knob, LLC	\$2,500.00	\$200.00

6. * *Resolution to Waive Uniform Construction Code Permit Fees for Township Owned Echo Unit*

The following resolution was offered for consideration:

#R-2021-109

**RESOLUTION TO WAIVE UNIFORM CONSTRUCTION CODE PERMIT FEES FOR
TOWNSHIP OWNED ECHO UNIT**

WHEREAS, pursuant to *N.J.S.A. 52:27D-126b.*, the Mayor and Township Committee may waive the Uniform Construction Codes enforcing agency fees for construction contracted for or conducted by the municipality within its boundaries.

Resolution #R-2021-109 cont'd:

WHEREAS, the Echo Unit located at 5 Tamarack Trail, Block 50, Lot 37.08 is the property of the Township and all construction fees shall be waived in accordance of the above.

NOW, THEREFORE IT HAS BEEN RESOLVED by the Mayor and Township Committee of the Township of Readington, that the construction code permit fees for the echo unit located on Block 50, Lot 37.08 shall be waived effective immediately.

7. * **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	1-01	\$ 510,899.58
SEWER APPROPRIATIONS	1-02	\$ 7,217.32
TRUST FUNDS	X-03	\$ 12,640.60
MISC REFUND, COUNTY TAX, LIENS	X-05	\$ 2,013,007.22
PAYROLL DEDUCTIONS	X-06	\$ 204,929.25
DUE TO STATE OF NJ	X-09	\$ 800.00
2020 CAP IMPROVEMENTS	X-20	\$ <u>500.00</u>
TOTAL OF ALL FUNDS		\$ 2,749,993.97

A **MOTION** was made by Mrs. Fort to approve the Consent Agenda, 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 none.

CORRESPONDENCE / OTHER INFORMATION

1. Letter dated June 30, 2021 from Josh Eckert, Counsel for JCP&L, regarding ***The Matter of the Verified Petition of Jersey Central Power & Light Company Seeking Review and Approval of it Deferred Balances Related to, and an Adjustment of, the Solar Renewable Energy Certificates Financing Component of the Rider RRC - RGGI Recovery Charge of its Filed Tariff, and Seeking Review and Approval of the Administrative Fee for the SREC II Program Effective as of January 1, 2021.*** No action taken.
2. Notice of Readington Township Board of Adjustment Hearing from Vincent Randazzo, Sr. regarding ***Variance Application to Permit a Billboard Sign (Block 95, Lot 2.)*** No action taken.
3. Letters dated July 7, 2021 from Jennifer Ader, Municipal Clerk, Township of Tewksbury regarding ***Adoption of An Ordinance Amending and Supplementing Article III, Definitions, Section 301, Words and Terms Defined, and Article VII, Zoning Provisions, Section 725, Prohibited Uses, of the Development Regulations Ordinance of the Township of Tewksbury and An Ordinance of the Township of Tewksbury, Hunterdon County, New Jersey Creating Title 15, Buildings and Construction, Chapter 15.08, Construction Code Fees and Enforcement, Section 15.08.020, Fees, of the Code of Ordinances of the Township of Tewksbury.*** No action taken.

OLD BUSINESS

1. ***Release of Performance Bonds / Ridge Road Realty, Inc. (Block 38, Lots 54.11, 54.12 & 54.02) / Acceptance of Check for Installation of Surface Course***

Bond Release - Subdivision Performance Bond / Bond #BX20236

Engineer O’Brien stated that the only outstanding item to be completed is the final course pavement, and Ridge Road Realty has submitted a check in the amount of \$21,350.00 for the final top course so the Township can pave the entire length of Sophie Street, from Route 22 to the development cul-de-sac once the new housing construction has been completed. Engineer O’Brien continued that the cost estimate was from 2012 and with the rising costs, the estimate may not be sufficient to cover the cost for the Township to pave the road, even with the requirement of a maintenance bond. The Committee concurred that prior to releasing the bond, Engineer O’Brien would reach out to Mr. Renda for further discussion. This matter was tabled to the next meeting.

Bond Release - Ridge Road Offsite Improvement / Bond #BX20267

The following resolution was offered for consideration:

#R-2021-110

**TOWNSHIP OF READINGTON
 RESOLUTION**

WHEREAS, Ridge Road Realty, LLC did on June 2, 2021 file a written request with the Township of Readington for the release of the Performance Bond #BX20267 for offsite improvements to Ridge Road which were required as part of the subdivision approval for Block 38, Lots 54.11, 54.12 and 54.02; and

WHEREAS, the Township completed improvements to Ridge Road across the frontage of the subject property in 2015; and

WHEREAS, in accordance with the Municipal Land Use Law the Township may retain up to 30% of a Performance Bond to assure the completion of the improvement; and

WHEREAS, the Township Engineer has approved the release of Performance Bond #BX20267 as indicated in his letter of July 14, 2021 based upon the Municipal Land Use Law.

BOND OR CHECK	ORIGINAL BONDED AMOUNT @ 120%	RECOMMENDED REDUCTION FOR WORK COMPLETED	REMAINING PERFORMANCE GUARANTEE
Bond #BX20267	\$ 27,850.00	100%	0
Total	\$ 27,850.00	100%	0

WHEREAS, the applicant has submitted a check (#6052) in amount of \$9,410.00 representing the fair share of the reclamation costs for the offsite improvements along the property frontage, as required by the subdivision resolution of approval.

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Readington, County of Hunterdon, State of New Jersey, that authorization is hereby given to release Performance Bond #BX20267, as recommended by the Township Engineer; and

Resolution #R-2021-110 cont'd:

BE IT FURTHER RESOLVED, that authorization is given to the Township Clerk to forward a copy of this Resolution approving these released amounts to the applicant.

A **MOTION** was made by Mrs. Fort to adopt this resolution, 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

Bond Release - Sophie Street Restoration / Bond #BX20266

The following resolution was offered for consideration:

#R-2021-111

**TOWNSHIP OF READINGTON
 RESOLUTION**

WHEREAS, Ridge Road Realty, LLC did on June 2, 2021 file a written request with the Township of Readington for the release of the Performance Bond #BX20266 for work completed on restoration of Sophie Street, Block 38, Lots 54.11, 54.12 and 54.02; and

WHEREAS, the Township Engineer has confirmed that a certain amount of work has been done by Ridge Road Realty on said property; and

WHEREAS, in accordance with the Municipal Land Use Law the Township may retain up to 30% of a Performance Bond to assure the completion of site work; and

WHEREAS, the Township Engineer has supplied a released bond amount for Performance Bond #BX20266 as indicated in his letter of June 30, 2021 based upon the Municipal Land Use Law.

BOND OR CHECK	ORIGINAL BONDED AMOUNT @ 120%	RECOMMENED REDUCTION FOR WORK COMPLETED	REMAINING PERFORMANCE GUARANTEE
Bond #BX20266	\$ 94,905.00	100%	0
Total	\$ 94,905.00	100%	0

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Readington, County of Hunterdon, State of New Jersey, that authorization is hereby given to release Performance Bond #BX20266, as recommended by the Township Engineer; and

BE IT FURTHER RESOLVED, that authorization is given to the Township Clerk to forward a copy of this Resolution approving these released amounts to the applicant.

A **MOTION** was made by Mrs. Fort to adopt this resolution, 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

NEW BUSINESS

1. ***An Ordinance Amending and Supplementing Ordinance #03-2021 the Readington Township Salary Ordinance for Officers and Employees of the Township of Readington***

The following ordinance was offered for consideration:

An Ordinance Amending and Supplementing Ordinance #03-2021 of the Readington Township Salary Ordinance for Officers and Employees of the Township of Readington

Ordinance #27-2021

SPECIAL POLICE OFFICER - Class II	\$20.00	-	\$35.00 p/h
SPECIAL POLICE OFFICER – Class III- School Resource Officer	\$20.00	-	\$35.00 p/h

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 August 2, 2021 at 7:45 p.m.

2. ***Application for Special Events Permit / Somerset Wheelman Individual Time Trials Cycling Event (August 14, 2021)***

A **MOTION** was made by Mrs. Fort to approve the application for the special events permit for the Somerset Wheelman Time Trials, seconded by Mr. Heller with a vote of ayes all, nays none recorded.

3. ***An Ordinance to Provide for the Acquisition of Property Known as Block 95, Lot 12.406 in the Township of Readington, County of Hunterdon and State of New Jersey from Panzera***

The following ordinance was offered for consideration:

AN ORDINANCE TO PROVIDE FOR THE ACQUISITION OF PROPERTY KNOWN AS BLOCK 95, LOT 12.046 IN THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY FROM PANZERA

Ordinance #28-2021

BE IT ORDAINED by the Mayor and Township Committee of the Township of Readington, County of Hunterdon and State of New Jersey, as follows:

Ordinance #28-2021 cont'd:

Section 1. The Township of Readington authorizes the acquisition of a two bedroom residential condominium property known as Block 95, Lot 12.046 on the official Township Tax Map and located at 46 Junco Court, Three Bridges, N.J. from Panzera for the purchase price of \$225,000.00, plus costs and expenses not to exceed \$12,000.00. This property is being purchased as part of the Township's marketable to affordable housing program and is subject to the conditions of the contract, including the Township's receipt of clear and marketable title, an acceptable survey or survey certificate, and satisfactory inspections, as may be determined necessary, to be obtained by the Township at its own cost and expense. The Mayor, Deputy Mayor, Township Administrator, Clerk, Municipal Housing Liaison/Administrative Agent, and/or Township Attorney, as applicable, are authorized to prepare and/or execute all documents as necessary to accept and complete the purchase. A copy of the contract of sale is on file with the Township Clerk.

Section 2. Funding for this purchase was authorized by Ordinance #31-2020, adopted on November 16, 2020.

Section 3. This property is being acquired pursuant to N.J.S.A. 40A:12- 5, et seq., and any other applicable law. If the provision of any article, section, subsection, paragraph, subdivision or clause of this Ordinance shall be judged invalid by any Court of competent jurisdiction, such Order or Judgment shall not affect or invalidate the remainder of any such article, section, subsection, paragraph or clause and, to this end, the provisions of this Ordinance are hereby declared to be severable.

Section 4. Effective Date.

This ordinance shall take effect immediately upon final adoption and publication according to 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 August 2, 2021 at 7:45 p.m.

- 4. An Ordinance to Provide for the Acquisition and Funding of Property Known as Block 4, Lot 18 in the Township of Readington, County of Hunterdon and State of New Jersey from GABT, LLC and Appropriating the Sum of \$90,000 From the Municipal Open Space Trust Fund of Readington Township***

The following ordinance was offered for consideration:

AN ORDINANCE TO PROVIDE FOR THE ACQUISITION AND FUNDING OF PROPERTY KNOWN AS BLOCK 4, LOT 18 IN THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY FROM GABT, LLC AND APPROPRIATING THE SUM OF \$90,000 FROM THE MUNICIPAL OPEN SPACE TRUST FUND OF READINGTON TOWNSHIP

Ordinance #29-2021

BE IT ORDAINED by the Township Committee of the Township of Readington, County of Hunterdon and State of New Jersey, as follows:

Section 1. The improvements described in Section 2 of this ordinance are hereby authorized as general improvements to be made or acquired by the Township of Readington, New Jersey. For the said improvements or purposes described in Section 2, there is hereby appropriated the sum of \$90,000 said sum being inclusive of all appropriations hereto made therefor.

Ordinance #29-2021 cont'd:

Section 2. The Township is authorized to fund and acquire, for public purposes, certain real property known as Block 4, Lot 18 on the official tax map of the Township, consisting of approximately 5.56+/- acres of vacant located along 504 Route 22 for the purchase price of \$80,000, plus all related costs and expenditures incidental thereto, not to exceed \$10,000. This acquisition is subject to the conditions of the contract, including the Township's receipt of clear and marketable title, an acceptable survey or survey certificate, and satisfactory inspections, as may be determined necessary, to be obtained by the Township at its own cost and expense.

Section 3. It is hereby determined and stated that the undertaking of the aforesaid work, acquisition or improvement is not a current expense of the Township of Readington, but rather a capital expense and the estimated cost of said work, acquisition or improvement of said purpose is \$90,000.

Section 4. The sum of \$90,000 is therefore appropriated for said purpose. The funding is providing by appropriating \$90,000 from the municipal Open Space Trust Fund of the Township of Readington for said purpose as required by law and now available in one or more previously adopted budgets of the Township of Readington.

Section 5. There is no debt authorized for this improvement or purpose.

Section 6. The Mayor, Deputy Mayor, Township Administrator, Clerk, and/or Township Attorney, as applicable, are authorized pursuant to N.J.S.A. 40A:12-1, et seq., and any other applicable law, to prepare and/or execute all documents as necessary to effectuate the Township's cost of the acquisition in fee simple of the property known as Block 4, Lot 18, including, but not limited to, any agreements and amendments thereto and any closing documents needed to complete the purchase. A copy of the contract of sale is on file with the Township Clerk.

Section 7. If the provision of any article, section, subsection, paragraph, subdivision or clause of this Ordinance shall be judged invalid by any Court of competent jurisdiction, such Order or Judgment shall not affect or invalidate the remainder of any such article, section, subsection, paragraph or clause and, to this end, the provisions of this Ordinance are hereby declared to be severable.

Section 8. Effective Date.

This ordinance shall take effect immediately upon final adoption and publication according to law in accordance with the laws of the State of New Jersey.

A MOTION was made by Mrs. Fort to introduce 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

The Public Hearing was scheduled for August 2, 2021 at 7:45 p.m.

5. * ***Resolution for Acceptance of 2020 Audit Report***

This matter was addressed under the Consent Agenda.

6. * ***Corrective Action Plan to 2020 Audit***

This matter was addressed under the Consent Agenda.

7. * ***New Jersey Department of Transportation Division of Local Aid and Economic Development Recommendation of Award State Aid Project***

This matter as addressed under the Consent Agenda.

8. * ***Resolution Authorizing Alcoholic Beverage License Renewal (Brass Knob, LLC)***

This matter was addressed under the Consent Agenda.

9. * ***Resolution to Waive Uniform Construction Code Permit Fees for Township Owned Echo Unit***

This matter was addressed under the Consent Agenda.

ADMINISTRATOR'S REPORT

Administrator Sheola commended the Emergency Services Coordinator, all emergency services, the Police and Public Works Department for their arduous efforts and response time to the recent storm over the weekend.

ATTORNEY'S REPORT

Attorney Dragan stated that she had nothing further to report.

COMMITTEE REPORTS

BETTY ANN FORT

Mrs. Fort echoed the comments made by Administrator Sheola with regard to the response of all emergency workers to the storm over the weekend.

JONATHAN HELLER

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

JUERGEN HUELSEBUSCH

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

BENJAMIN SMITH

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

JOHN ALBANESE

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

COMMENTS FROM THE PUBLIC

Alan Harwick, Old Highway 28, commented on the protocol for in person meetings going forward and also accessibility of the recorded meetings.

COMMENTS FROM THE GOVERNING BODY

Mrs. Fort commented on the dying ash trees and potential budgeting for the removal of the dead trees.

The regular meeting adjourned at 8:30 p.m.

The Committee returned to Executive Session at 8:45 p.m.

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, THEREFORE, 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>
Oakland Dr. Pump Station W. Upgrade..	Potential Litigation.....	“ “ “
Attorney – Client Privilege	Litigation.....	“ “ “
Affordable Housing.....	Potential Litigation.....	“ “ “
Civil Action Summons /	Litigation.....	“ “ “
Rosedale and Rosehill Cemetery Association vs. Township of Readington and the Township of Committee of the Township of Readington		

Certain information at the discretion of the Township Committee tonight...other information will remain confidential

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 Mrs. Fort to adopt this resolution, seconded by Mr. Heller with a vote of ayes all, nays none recorded.

EXECUTIVE SESSION:

The following matters will be addressed at the next meeting.

Potential Litigation / Oakland Drive Pump Station West Upgrade

Litigation / Attorney-Client Privilege

Potential Litigation / Affordable Housing

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

As there was no further business, *A MOTION* was made by Mr. Huelsebusch at 9:30 p.m. to carry the meeting, seconded by Mr. Heller with vote of ayes all, nays none recorded.

Respectfully Submitted:

Karin M Parker, *RMC*
Municipal Clerk