

THE FOLLOWING IS A **PRELIMINARY AGENDA** AND THERE MAY BE CHANGES MADE TO THE AGENDA BEFORE OR AT THE MEETING, AS PROVIDED BY LAW.

**AGENDA MEETING
OF THE MONROE TOWNSHIP COUNCIL**

JULY 29, 2019

AGENDA

1. Agenda Meeting Called to Order. (7:00 p.m.)

2. Salute to the Flag.

3. **ROLL CALL:**

Councilman Leonard Baskin
Councilwoman Miriam Cohen
Councilman Charles Dipierro
Council Vice-President Elizabeth Schneider
Council President Stephen Dalina

4. Council President Dalina to request the following **SUNSHINE LAW** be read into the record:

In accordance with the Open Public Meetings Act, it is hereby announced and shall be entered into the Minutes of this meeting that adequate notice has been provided by the following:

1. Posted on the Bulletin Boards within the Municipal Building on January 2, 2019 and remains posted at that location for public inspection;
2. Printed in the **HOME NEWS TRIBUNE** and **CRANBURY PRESS** on January 4, 2019;
3. Posted on the Monroe Township website; and
4. Sent to those individuals who have requested personal notice.

In accordance with Chapter 3, Section 17 of the Monroe Township Code, Public Comment shall be limited to five (5) minutes unless further time is granted by the Council President.

5. **ORDINANCE(S)** for **INTRODUCTION** at the Monday, August 5, 2019 Regular Meeting:

O-8-2019-024 ORDINANCE AMENDING CHAPTER 131 OF THE CODE OF THE TOWNSHIP OF MONROE ENTITLED "AFFORDABLE HOUSING".

O-8-2019-025 ORDINANCE AMENDING CHAPTER 122 OF THE CODE OF THE TOWNSHIP OF MONROE ENTITLED "VEHICLES AND TRAFFIC"

Trucks Over Four Tons Excluded –

Wyckoffs Mills Applegarth Rd (between Wyckoffs Mills Rd. and Applegarth Rd)
Federal Road (between Perrineville Rd. and Applegarth Rd)

Speed limit on Perrineville Rd.

at High School and Middle School from 35 to 25 mph when children are present

6. **RESOLUTIONS** for **CONSIDERATION** under **CONSENT AGENDA** at the Monday, August 5, 2019 Regular Meeting: (R-8-2019-197 – R-8-2019-227; and add'l Title Only Resolution)

R-8-2019-197 RESOLUTION AUTHORIZING AN ELECTRONIC TAX SALE.

R-8-2019-198 RESOLUTION AUTHORIZING FEES FOR ELECTRONIC TAX SALE NOTICES.

R-8-2019-199 RESOLUTION AUTHORIZING REFUND OF TAX OVERPAYMENTS.

R-8-2019-200 RESOLUTION AUTHORIZING REFUND OF THIRD PARTY TAX LIEN PREMIUM PAYMENTS.

- R-8-2019-201 RESOLUTION CONFIRMING REAPPOINTMENT OF TOWNSHIP CLERK PATRICIA REID AND GRANTING TENURE.**
- R-8-2019-202 RESOLUTION APPROVING THE EMPLOYMENT AGREEMENT BY AND BETWEEN THE TOWNSHIP OF MONROE AND PATRICIA REID AS THE TOWNSHIP CLERK.**
- R-8-2019-203 RESOLUTION AUTHORIZING A FINAL MODIFICATION TO A PARTICIPATION AGREEMENT & SCOPE OF WORK ATTACHMENT WITH TRI STATE LIGHT & ENERGY, INC. UNDER THE 70/30 DIRECT INSTALL PROGRAM SPONSORED BY THE NEW JERSEY BOARD OF PUBLIC UTILITIES FOR THE MONROE TOWNSHIP POLICE DEPARTMENT.**
(\$82,566.15 – BPU portion \$57,796.60; Township portion \$24,769.85)
- R-8-2019-204 RESOLUTION AUTHORIZING REFUND OF ZONING PERMIT FEE. (\$25)**
- R-8-2019-205 RESOLUTION AUTHORIZING THE PAYMENT OF ADDITIONAL FEES TO SHAIN SCHAFFER, P.C. TO HANDLE THE MATTER OF CT07 SPII LLC AND DT07 SPII LLC v. THE TOWNSHIP OF MONROE AS EXTRAORDINARY LITIGATION. (Additional \$7,500)**
- R-8-2019-206 RESOLUTION AUTHORIZING THE PAYMENT OF ADDITIONAL FEES TO SHAIN SCHAFFER, P.C. TO HANDLE THE MATTER OF KINGS ROW PROPERTIES LLC. v. THE TOWNSHIP OF MONROE ET AL. AS EXTRAORDINARY LITIGATION. (Additional \$7,500)**
- R-8-2019-207 RESOLUTION AUTHORIZING THE PAYMENT OF ADDITIONAL FEES TO SHAIN SCHAFFER, P.C. TO HANDLE THE MATTER OF CARRINGTON MORTGAGE SERVICES LLC. v. EDDUIL A. CAMACHO, ET AL. AS EXTRAORDINARY LITIGATION. (Additional \$5,000)**
- R-8-2019-208 RESOLUTION AUTHORIZING RELEASE OF PERFORMANCE GUARANTEES AND ESTABLISHING MAINTENANCE GUARANTEE FOR HERITAGE CHASE, ELLIOTT DRIVE (aka PRIMROSE ACRES SOUTH) PB-1068-09.**
- R-8-2019-209 RESOLUTION AUTHORIZING RELEASE OF PERFORMANCE GUARANTEES AND ESTABLISHING MAINTENANCE GUARANTEE FOR MONARCH WOODS – PB-967-05. (Grace Hill Road)**
- R-8-2019-210 RESOLUTION AUTHORIZING RELEASE OF PERFORMANCE GUARANTEES AND ESTABLISHING MAINTENANCE GUARANTEE FOR PAUL AND BETH PICONE – BLOCK 39, LOT 13 – BA-5100-15. (Union Hill Rd.)**
- R-8-2019-211 RESOLUTION AUTHORIZING REDUCTION OF PERFORMANCE GUARANTEES POSTED FOR MONROE PARKE, SECTION 1, PHASE 1 – PB-1167.15. (Mounts Mills Rd.)**
- R-8-2019-212 RESOLUTION AUTHORIZING AN AFFORDABLE HOUSING HOMEOWNERSHIP ASSISTANCE LOAN REPAYMENT AGREEMENT WITH THE OWNERS OF AN AFFORDABLE HOUSING UNIT LOCATED AT BLOCK 1.14, LOT 65.01 QUALIFIER C1144, MONROE TWP., N.J.**
- R-8-2019-213 RESOLUTION AUTHORIZING THE EXECUTION OF AN AGREEMENT WITH JOINT BASE MCGUIRE-DIX-LAKEHURST FIRE AND EMERGENCY SERVICES FOR RIDE ALONG AND CLINICAL OBSERVATION SHIFTS FOR EMERGENCY MEDICAL TECHNICIAN STUDENTS.**
- R-8-2019-214 RESOLUTION AUTHORIZING THE AWARD OF BID TO JEN ELECTRIC, INC. FOR EMERGENCY TRAFFIC SIGNAL AND BEACON MAINTENANCE AND REPAIRS. (not to exceed \$40,000)**
- R-8-2019-215 RESOLUTION AUTHORIZING THE AWARD OF BID TO DIAMOND CONSTRUCTION FOR CONCRETE IMPROVEMENTS – TOWNSHIP WIDE. (\$230,800)**
- R-8-2019-216 RESOLUTION AUTHORIZING THE AWARD OF BID TO DAN SWAYZE & SON, INC. FOR ROADWAY STRIPING – TOWNSHIP WIDE. (\$49,533.95)**

- R-8-2019-217 RESOLUTION AUTHORIZING THE AWARD OF BID TO ROAD SAFETY SYSTEMS, LLC. FOR GUIDE RAIL REPLACEMENT – TOWNSHIP WIDE. (\$87,299)**
- R-8-2019-218 RESOLUTION AUTHORIZING EXPENDITURE FROM THE TREE ESCROW FUND. (\$550)**
- R-8-2019-219 RESOLUTION AUTHORIZING EXECUTION OF A PROFESSIONAL SERVICES CONTRACT WITH CENTER STATE ENGINEERING FOR PROFESSIONAL ENGINEERING SERVICES IN CONNECTION WITH FEDERAL ROAD ALIGNMENT STUDY. (\$55,000)**
- R-8-2019-220 RESOLUTION AUTHORIZING EXECUTION OF A PROFESSIONAL SERVICES CONTRACT WITH CENTER STATE ENGINEERING FOR PROFESSIONAL ENGINEERING SERVICES IN CONNECTION WITH THE COMMUNITY CENTER PARKING LOT EXPANSION PROJECT. (\$50,000)**
- R-8-2019-221 RESOLUTION AUTHORIZING EXECUTION OF A PROFESSIONAL SERVICES CONTRACT WITH CENTER STATE ENGINEERING FOR PROFESSIONAL ENGINEERING SERVICES IN CONNECTION WITH A TRAFFIC STUDY AND COMMERCIAL MOTOR VEHICLE RESTRICTION ANALYSIS OF STATION ROAD AND UNION VALLEY HALF ACRE ROAD. (\$7,500)**
- R-8-2019-222 RESOLUTION AUTHORIZING EXECUTION OF A PROFESSIONAL SERVICES CONTRACT WITH CENTER STATE ENGINEERING FOR PROFESSIONAL ENGINEERING SERVICES IN CONNECTION WITH THE 2019-2020 GIS SERVICES FOR MONROE TOWNSHIP. (\$50,000)**
- R-8-2019-223 RESOLUTION AUTHORIZING SUBMISSION OF A PROGRAM GRANT APPLICATION BETWEEN THE COUNTY OF MIDDLESEX AND TOWNSHIP OF MONROE FOR CALENDAR YEAR 2020 FUNDING OF THE MONROE TOWNSHIP CULTURAL ARTS COMMISSION PROGRAMS, PROJECTS AND GENERAL OPERATING SUPPORT.**
- R-8-2019-224 RESOLUTION AUTHORIZING PURCHASE OF INFOWATER SOFTWARE LICENSE & MAINTENANCE FOR HYDRAULIC MODELING TO SHI INTERNATIONAL CORPORATION (SHI) USING THE NEW JERSEY STATE COOPERATIVE PURCHASING PROGRAM (NJCP1) FOR THE MONROE TOWNSHIP UTILITY DEPARTMENT (“M.T.U.D.”) (\$25,215)**
- R-8-2019-225 RESOLUTION AUTHORIZING THE MAYOR AND TOWNSHIP CLERK TO EXECUTE AN ANNUAL MAINTENANCE AGREEMENT FOR THE MONROE TOWNSHIP POLICE DEPARTMENT WITH MOTOROLA SOLUTIONS, INC. UNDER THE STATE OF NEW JERSEY COOPERATIVE PURCHASING PROGRAM. (\$79,033.44)**
- R-8-2019-226 RESOLUTION AUTHORIZING PYRAMID CONSULTING GROUP, LLC. FOR APPRAISAL SERVICES FOR CALENDAR YEAR 2019. (not to exceed \$25,000)**
- R-8-2019-227 RESOLUTION AUTHORIZING THE TOWNSHIP TO TAKE ACTION AGAINST THE MAINTENANCE BOND FOR CLEARVIEW ESTATES PB-1029-06.**
- R-8-2019-228 RESOLUTION AUTHORIZING AWARD OF CONTRACT TO TREMCO FOR THE EMS BUILDING ROOF REPAIRS AND MAINTENANCE UNDER THE EDUCATIONAL SERVICES COMMISSION OF N.J. COOPERATIVE. (\$55,969.15)**
- TITLE ONLY RESOLUTION AUTHORIZING EXTENSION OF A ONE TIME GRACE PERIOD FOR THE PAYMENT OF THIRD QUARTER TAXES, 2019.**

- 7. Mayor's Report.

- 8. Administrator's Report.

- 9. Engineer's Report.

- 10. Council's Reports.

- 11. Public. (5 Minutes per Speaker)

- 12. Adjournment. Time: _____

MOTION: _____

SECOND: _____

ROLL CALL: Ayes _____ Nays _____

TOWNSHIP OF MONROE
COUNCIL MEETING MINUTES
AGENDA MEETING – JULY 29, 2019

The Council of the Township of Monroe met at the Monroe Township Municipal Building, 1 Municipal Plaza, for an Agenda Meeting.

The Agenda Meeting was Called to Order at 7:00 p.m. by Council President Stephen Dalina with a Salute to the Flag.

UPON ROLL CALL by the Township Clerk, Patricia Reid, the following members of Council were present: Councilman Leonard Baskin, Councilwoman Miriam Cohen, Councilman Charles Dipierro, Council Vice-President Elizabeth Schneider and Council President Stephen Dalina.

ALSO PRESENT: Administrator Alan M. Weinberg, Township Attorney Greg Pasquale, Engineer Mark Rasimowicz and Deputy Township Clerk Tanya Pannucci.

ABSENT: Mayor Gerald W. Tamburro

There were approximately twenty-five (25) members of the Public present in the audience.

Council President Dalina requested the Township Clerk to read the following **SUNSHINE LAW** into the record:

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Council President Dalina read the following entitled **ORDINANCES** for **INTRODUCTION** at the **MONDAY, AUGUST 5, 2019** Regular Council Meeting:

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Federal Road (between Perrineville Rd. and Applegarth Rd)

Speed limit on Perrineville Rd.
at High School and Middle School from 35 to 25 mph when children are present

Council President Dalina requested the following entitled **RESOLUTIONS** for **CONSIDERATION UNDER THE CONSENT AGENDA** at the **MONDAY, AUGUST 5, 2019** Regular Council meeting be reviewed, and any questions will be addressed: (R-8-2019-197 – R-8-2019-227; and an add'l Title Only Resolution)

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Councilman Dipierro asked if any of the residents were notified in regards to Ordinance O-8-2019-025; Administrator Weinberg answered that he does not believe anyone was notified as it is always done at the meetings. Councilman Dipierro asked if the special reports done by both the Police Department and the Engineer can be made available for the public to view; Administrator Weinberg stated that he has no problem having the reports made available on the website. Councilman Dipierro asked if any of the roads are County roads to which Administrator Weinberg answered no these are all municipal roads. Engineer Rasimowicz added that the reports are all attached to the Ordinance and made available to view on the website once they are introduced. Councilman Dipierro suggested making copies available to the public, as well as, having it posted on the website.

Mayor's Report – No Report; Absent.

Administrator's Report – No Report, will have a full report at the Regular Meeting.

Engineer's Report – Engineer Rasimowicz reported that Middlesex County will be milling and paving Spotswood Englishtown Road from Mounts Mills Road past Country Club Drive. Also, Engineer Rasimowicz reported that the NJDOT will redo the Federal Road railroad crossing sometime next week.

Council's Reports: No Council Reports, will have a full report at the Regular Meeting.

PUBLIC:

Mark Klein, 7 Crenshaw – Mr. Klein extended congratulations to Patricia Reid for all of her hard work as Township Clerk.

Commented that his stance has been made clear on how he feels with all of the building in the Township and feels that the developers use the excuse of affordable housing in order to receive approval to build. Currently there are two lawsuits because the builders see how easy it is to get approval for family communities that they are now all tripping over one another. He stated he has more information to share which he will do during the televised meeting on Monday.

Prakash Parab, 33 Dayna Dr. – Mr. Parab questioned in regards to O-8-2019-025 if the 4 ton weight limit on Wycoff Mills Road and Applegarth Road will deter the truck traffic coming from Cranbury; Administrator Weinberg answered that there are two components in that since Brickyard Road has been closed, most of the trucks are coming out of the new warehouses that opened on Cranbury Half Acre Road and either making a left towards the Township or going straight into East Windsor. If they come in our direction it effects those two roads so this restriction will take them into a different direction. In regards to Federal Road there are a lot of trucks that cut through that roadway and that roadway is fairly narrow. Administrator Weinberg further explained that we are looking at a larger study regarding the connections that are wider on Cranbury Station Road, Cranbury Half Acre Road and Prospect Plains Road. Mr. Parab stated that this bears repeating at the Regular Meeting.

In regards to Resolution R-8-2019-215, Mr. Parab commented that we are paying for the construction of concrete improvements and asked if this includes sidewalks; Engineer Rasimowicz answered that a bid opening was held where two bids were submitted and it is being recommended to award at the next meeting. The concrete improvements include curbing, sidewalks and handicap ramps. Mr. Parab requested that whenever an application from builder's comes through, it is required of them to construct sidewalks. He added that we should not let them variate away from that as we need sidewalks in the Township and it will be enjoyable for the residents when walking and biking through the Township.

Roger Meaney, 22 Harrigan Ave. – Mr. Meaney questioned Resolution R-8-2019-221 and asked why the Township was conducting another traffic study when it had been done two years prior. He added that a lot of money has been expended already and is unsure as to why it is necessary another study is conducted. Mr. Meaney also commented that the Township knew what was going on with that area and if Cranbury truck traffic coming through that area was such an issue why would the Township select that location for the new school to be built. Council President Dalina answered that the Township did not purchase that lot but the Board of Education did. Mr. Meaney stated that the Board of Education says differently. Engineer Rasimowicz interjected stating that he is not aware of any traffic study done by the Township but surmises that the Board of Education conducted the traffic study that is being referred to as being done two years ago. Mr. Meaney commented that he had asked about this two years ago when the Township was looking for properties and at that time the traffic study was done. He added that he will find the video of the meeting it was approved at and provide the video to all of Council. Mr. Meaney commented that he feels this is a political stunt and a dog and pony show as the Township is now stating that the location is bad; Council President Dalina asked if someone claimed it was a bad spot to which Mr. Meaney replied that he read that Mayor Tamburro said it was dangerous location.

Michele Arminio, 9 Nathaniel St. – Mrs. Arminio asked for clarification as to what the Educational Services Commission N.J. Cooperative was as noted in Resolution R-8-2019-227; Administrator Weinberg answered that the Educational Services Commission N.J. Cooperative, which was once called the Middlesex County Educational Services Commission N.J. Cooperative, is a very large co-op that school districts, as well as, municipalities belong to. He further explained that this co-op is able to get group pricing that is very competitive because they are buying in bulk. The EMS building needs a new roof and gutters and we are using the contracts through the Educational Services Commission N.J. Cooperative to do just that. Mrs. Arminio asked if the Educational Services Commission N.J. Cooperative had anything to do with the Middlesex County Improvement Authority to which Administrator Weinberg answered no they are separate. Mrs. Arminio clarified that this co-op is open to both school districts and municipalities; Administrator Weinberg answered yes that was correct.

Mrs. Arminio commented that at the suggestion of Councilman Dipierro at a previous meeting, the backup information to the Ordinances would be attached and made available to the public prior to the meeting in which they are being voted on, however at last month's meeting there was no backup information attached to the Ordinances on the website to be made available prior to the meeting. It was only at the actual meeting that the backup information was attached and made available for the public. Mrs. Arminio stated that she believes this is a problem and the Ordinance should be voided since the proper information was not made available to the public prior to the meeting. Council President Dalina asked if Mrs. Arminio knew what Ordinance in particular, she was referring to, to which Mrs. Arminio responded that it does not matter at this point as the information was not supplied to the public prior to the meeting and it is wrong to do that. Township Clerk Patricia Reid responded that the Ordinances are always available in the Clerk's Office, as well as, being advertised and posted on the Township website after introduction. Mrs. Arminio commented that it was not posted fully on the website and believes it should be voided.

Anthony Prezioso, 8 Equestrian Way – Mr. Prezioso commented that he has noticed while driving his son to summer school a number of homeless people walking in the middle of the roadways coming down Spotswood Gravel Hill Road and Buckelew Avenue. He stated that he is aware of that fact that these people are indeed not homeless, although some appear to look that way, but are actually residents of the nursing homes in those areas. He explained that he fears for not only their safety but for the safety of the residents, children and other drivers on the roadways. Mr. Prezioso asked if there was anything that could be done by the Township to increase enforcement, as well as, make sure that these residents are being properly cared for since it seems that they are not. Administrator Weinberg answered that the Township has begun meeting with the resident owners of those facilities and have sent letters to the DCA's Department of Licensing regarding the various issues including the level of care the residents are being received. Apparently, this type of program which is called Residential Healthcare Housing, seems to not have much oversight attached to it. The lines of communication have been opened with our Police Department, Jamesburg's Police Department, Zoning, Legislators and the State. The Township is proactively doing what we can to get much needed attention to this matter.

Laurie Winter, 308 Federal Rd. – Mrs. Winter stated that she is not in agreement with Resolution R-8-2019-219 which would authorize a traffic study to be done on Federal Road. She stated that it is unnecessary and a waste of money when there is no issue other than those who speed and use the roadway as a cut through. She added that there is a telephone pole that is leaning which makes it appear to drivers that it is going to fall, therefore, they swerve out of the way to avoid it. Numerous phone calls have been made to get that particular telephone pole fixed. Ms. Winter added that she also is concerned that her property would be touched and she has worked very hard in upkeeping it, as well as, the trees planted near the roadway were given to her by her father and she would be devastated to have them affected in any way. Ms. Winter suggested utilizing simple solutions instead such as reducing the speed, blinking signage and/or speed bumps instead of spending \$55,000 to conduct a traffic study. She thanked the Council for addressing the truck traffic but notes that engine braking is another major issue, citing that Stavola uses the roadway as a cut through and notoriously engine brakes. Ms. Winter did ask that if this resolution was to pass would there be a way for the residents to be notified as to what is being done with the studies. Engineer Rasimowicz answered that the conceptual designs would be shared because the residents land would be affected. He explained that this Resolution in particular authorizes for the survey work, traffic study and the conceptual design to be done. Engineer Rasimowicz added that he has met with Ms. Winter before and has no problem in meeting with her again to go over her concerns. He explained that the intention is to not impact the residents at all but to make the roadway safer.

Robert Martynuk, 305 Federal Rd. – Mr. Martynuk addressed the Council to oppose the Resolution R-8-2019-219 which would authorize a traffic study to be done on Federal Road. He explained that since Federal Road was opened up to Applegarth Road his quality of life has been negatively affected. He stated that there is no reason for a traffic study to be conducted. Federal Road is an old secondary road and not a modern highway. He added that those who say the roadway is too narrow should maybe refrain from speeding and pay closer attention to the roadway while driving the speed limit. Mr. Martynuk thanked the Council for considering his concerns.

Councilman Dipierro asked how wide the roadway is; Engineer Rasimowicz stated that he does not know how wide the roadway is as that is part of the traffic study. He stated that he is concerned that with doing this traffic study that land acquisition would have to happen in order to straighten out the roadway to make it safer which would bring the roadway closer to these residents' homes now creating even more of a concern. Councilman Dipierro recommended that enforcement is increased in that area instead of spending \$55,000 on a traffic study. He suggested the Resolution be tabled instead and stated he would bring that up at the Regular Meeting.

Michael Olesky, 50 Mayberry Ave. – Mr. Olesky stated that he and his wife have lived in the area for 30 years and one of their favorite things to do is take a drive around Monroe always particularly enjoying the ride past Ms. Winter's farm on Federal Road. He stated that as long as you are following the speed limit there is no issue. Mr. Olesky asked who is pushing this traffic study to be done; Council President Dalina stated that the issue has come up from our Engineer and Police Department, as well as, other residents.

Mr. Olesky commented that he does not like that the pending Ordinances have so little detail provided along with them. He is shocked that the attachments are not provided with the Ordinances for the public to view ahead of the meetings and finds it absurd that the public should be expected to request those attachments in person at the Clerk's Office. Council President Dalina explained the process of when the Ordinance is put on the website and what information is provided and when. Township Clerk Patricia Reid stated that the Clerk's office follows the letter of the law on Ordinances as are as the advertising, posting, and being made available for the public and will look into how much can be loaded onto the new website.

UPON MOTION made by Council Vice-President Schneider and seconded by Councilman Dipierro, the Agenda Meeting of July 29, 2019 Adjourned at 7:40 PM.

ROLL CALL: Councilman Leonard Baskin	Aye
Councilwoman Miriam Cohen	Aye
Councilman Charles Dipierro	Aye
Council Vice-President Elizabeth Schneider	Aye
Council President Stephen Dalina	Aye

Patricia Reid

PATRICIA REID, Township Clerk

Stephen Dalina

STEPHEN DALINA, Council President

Minutes were adopted on: August 5, 2019.

