



**Borough of Florham Park
Borough Council Meeting Minutes
June 13, 2019**

Mayor Taylor called the Regular Meeting of the Borough Council to order at 5:30 p.m. He asked the Clerk if the requirements of the Open Public Meetings Act had been met. Borough Clerk Sheila Williams stated that adequate notice of the meeting had been made. It was included in the Annual Notice of Meetings published in the Florham Park Eagle. In addition to advertisement, the annual legal notice was posted on the Municipal Bulletin Board. Mrs. Williams also stated that a copy is on file in the Clerk's Office in the Borough Hall in accordance with N.J.S.A 10:4-6.

Mayor Taylor asked the Borough Clerk to call the roll as follows:

Governing Body Member	Present	Absent
Mayor Taylor	X	
Council President Carpenter	X	
Councilman Germershausen	X	
Councilwoman Cefolo-Pane	X	
Councilman Malone	X	
Councilman Michalowski	X	
Councilman Zuckerman	X	

Additional Borough Officials present were Administrator William Huyler, Borough Clerk Sheila Williams and Borough Attorney Joseph Bell.

Pledge of Allegiance:

Mayor Taylor led the Pledge of Allegiance.

NEW BUSINESS – ASCO

Mayor Taylor stated that we had a special presentation this evening for a possible project at the ASCO site.

Stan Omland, of Omland Associates which is a group of Engineers, was in attendance to discuss the project. He stated: He is acting on behalf of the property owner in an attempt to re-purpose property known as ASCO, which is Block 303, Lots 5 & 12; 55 acres. The property has 1,300 parking spaces. It is in a C1 Zone. He was hired to find a use for this property. We had a number of interested parties who came into the town proposing multi-family rental apartment units. We were told very quickly that the town did not want to see market rate apartments. We began to explore age restricted housing and community care housing (CCRC). We went out to the market place and found a CCRC developer named Erikson. They proposed a 1,000 independent living unit, plus 200 assisted living project which was presented one year ago tonight. It was 4-5 stories, low traffic generator, high ratable; however, Florham Park was concerned about height, impacts to the surrounding neighborhood and impact on emergency services. That project did not go forward in Florham Park. Erikson cancelled their contract in Florham Park and decided to build more units in New Providence. After that, we went back to the marketplace to look for more options. We vetted several prospects. We are here tonight to talk about a project by Toll Brothers, which we feel is the best of the best of the developers that were vetted; very low density project. The current project does not include affordable housing on site, but if you want it we can do that. If not, we can make a payment in lieu of taxes providing they are affordable units.

Mr. Omland described the project as being similar to Northgate. He also said they have been trying to find a project for 2 ½ years and would like to find a use as soon as possible for the project. We think a residential use, low in density and age restricted, is a good use for the property. Its high ratable, low impact on traffic, no school kids. Also, no trees will be taken down. The development will be entirely within the existing envelope. It currently costs over \$600,000 per year to maintain that empty facility, which is a problem for the owners.

Mr. Omland introduced Nick Buccheri from Emerson, the parent company of ASCO. Mr. Buccheri stated that they are now located in the Park Avenue Facility; Emerson runs a group of companies from that location. He stated he was here to speak on behalf of the Group President who is currently out of the Country. Mr. Buccheri stated that Automatic Switch has been a strong presence on the community for well over 60 years. Emerson acquired ASCO from the family that owned it back in 1986. Emerson has continued the tradition of giving back to the community by supporting hospitals, educational institutions and entities within Florham park itself; over \$30,000 in contributions annually.

He also mentioned the \$600,000 per year to maintain the facility is a burden on the business and he doesn't think it is in anyone's best interest to keep that facility vacant. We are seeking to proactively work with the Borough and the buyers to find a good use for the property. We appreciate any assistance or guidance the Council will give us. Thank you.

Mr. Sean Brightling, representing Toll Brothers was in attendance. He provided a brief overview of Toll Brothers; Fortune 500 company, focused on the luxury market and has some age restricted projects. Nobody under 18 will be allowed to live there. He thinks it is an excellent project and would love to work on this project in Florham Park

Toll Brothers thinks this will be a good use for the property. Project will consist of:

- Total of 275 units; 93 carriage homes, which are large townhomes and 182 regular villas.
- Townhomes range from 2300 sq. feet to 2800 sq. ft.
- Villas are 1600 – 2000 sq. feet; cost approximately \$600,000
- Density is five units per acre; 46% open space, which includes wetlands
- Project has 162 visitor parking spaces
- 5,000 square foot clubhouse in the community; a pool, tennis courts, billiard room etc.
- Each home will have a basement and Hardie plank siding
- Will provide a substantial buffer to the residents on Crescent.
- Fiscal benefit to the town would mean \$3M in tax revenue; \$2.4M surplus for age restricted use.

Mr. Brightling provided drawings of an existing similar structures in Scotch Plains, NJ to provide the Council an idea of what they would look like. Carriage pricing would start at about \$900,000.

Mayor Taylor asked about a possible PILOT.

Mr. Brightling stated that the second analysis is assuming a 50% PILOT, which has been done in other municipalities. The municipal tax would go from \$744,000 per year up to \$1.5M per year as the municipality sees fit. He further stated that all of the financial information is in the packet that he provided to the Mayor and Council.

Council President Carpenter asked if the County can reach into the PILOT program and take their share.

Mayor Taylor stated that they can take only 5%.

Councilwoman Cefolo-Pane asked what the PILOT calculation is based on.

Mr. Brightling stated that it is based on revenue; the gross revenue generated by the project. The PILOT is for 30 years and after 15 years there is a float down. It starts to adjust after 15 years based on statutory requirements.

Councilman Zuckerman asked how it is determined what the homeowners pay?

Mr. Brightling stated that it is a formula. It is a discounted rate on their taxes vs. traditional. They do own the home. Again, this is based on a calculation and they are not absolutes. They are negotiable.

Councilwoman Cefolo-Pane asked if the school district is entitled to any portion of it.

Mr. Brightling stated that it is up to the municipality to decide if they would like to allocate any money to the schools.

Council President Carpenter asked if the Clubhouse would have a functioning restaurant in it? Mr. Brightling stated that it is not really large enough to accommodate a full restaurant. There will be a kitchen, but no actual restaurant.

Councilman Michalowski asked if each unit would have a parking space. He also asked to see what the front of the buildings looked like and a photo was presented.

Mr. Brightling stated each carriage home has a two car garage and two spots outside. The Villas have a one car garage and one spot outside.

The 162 extra parking spaces exceed the standards.

Councilman Zuckerman asked if they were confident they could sell that many units.

Mr. Brightling stated that he thinks they can. The product is high end and unique. It offers sought after services and an amenity package. We anticipate these units selling very well.

Councilman Malone inquired as to the height of the buildings.

Mr. Brightling stated they are two and two and a half story buildings.

Mr. Malone asked how far the units are from Crescent Road.

Mr. Omland stated trees would be planted to supplement existing trees so the folks on Crescent are not impacted. He doesn't know the distance off the top of his head. This is a concept plan to be explored with you. We are hopeful that this is a plan that will please you. We are exploring all options.

Mr. Carpenter asked if the Community would be gated. Stan Omland replied that is yet to be determined. Also, we maintain the roads in our developments.

Councilman Carpenter stated you are asking us questions; do you want us the answer them individually. I am confused about the process and what you are asking.

Mr. Omland stated that Tolls Brothers is in agreement to purchase the Asco property. There are elements to that process that will determine if the project will move forward and how it is shaped. You offer us whatever you think it is appropriate; tell us what the next step should be.

Planning Board Attorney John Inglesino was in attendance and stated that the next step would be for the Council to decide if they like the project. If they do like it, they might want to consider a zone change. They would have to work with their planner on that. Also, if they want to enter into a PILOT agreement, in order to be eligible for that the property would have to be in a redevelopment area.

Statutorily the first step is to declare the area in need of redevelopment. The process would start with the Council passing a Resolution asking the Planning Board to conduct a study to determine if the area is in need of redevelopment. After they conduct the study the Planning Board would notice a hearing, which would be open to the public. The Planning Board would determine if the area is need of redevelopment. If so, the Council would pass a resolution declaring the area in need of redevelopment, based on the recommendation of the Planning Board.

After that a redevelopment plan would be enacted. That is equivalent to a zoning ordinance, although the Borough would have much more control with a redevelopment plan vs. a traditional ordinance. One advantage of a redevelopment plan is that the Council can be much more detailed than a Zoning Board. You can pay much more attention to details, so that what you see is what you get. A Zoning Ordinance is much more general. Also, it makes the project eligible for a PILOT. If you enter into an agreement with a developer, it would obligate the developer to finish the project in a certain amount of time.

Council President Carpenter asked Mr. Inglesino if it is appropriate to designate this one lot or would it be a form of spot zoning? Would this open up this type of redevelopment to other areas nearby?

Mr. Inglesino said that redevelopment is an absolutely legalized process. You are taking a prescribed area and declaring that in need of redevelopment. You will set parameters in your Resolution. It will pertain to a very specific designated area. There will not be any zoning challenges or any tax appeals.

Council President Carpenter stated that in our current Master Plan it states that there is no need for redevelopment in Florham Park at this time. Will this force us to have to reexamine our master plan?

Mr. Inglesino stated that if you tried to enact a redevelopment plan that was inconsistent with the Master Plan, then you would need a super majority vote amongst the Council. The Master Plan cannot prevent you from embarking on a redevelopment project on any property in the town.

Councilwoman Cefolo-Pane stated she had a question on the process. In this situation we have an applicant who is coming to the governing body and presenting a plan. Why are they not going to the Zoning Board; they are pretty detailed?

Mr. Inglesino stated in his experience with a project of this size developers are not anxious to go to zoning boards for several reasons; the capital investment is extremely high in a project that is uncertain. Generally speaking, it is unusual for applicants for a project of this size to go to the Zoning Board of Adjustment. The better way to do it is for the applicants to work things out with the policy makers of the town. This is typical and not out of the ordinary. Mr. Inglesino apologized and stated he had another meeting to go.

Mayor Taylor thanked Mr. Inglesino for coming in. He further stated that the purpose of the meeting tonight was to hear what could be done at that site and to present a project that makes sense to Florham Park.

We will talk it over as a Council.

Councilman Germershausen stated that he is concerned about the setback to the Crescent Road residents. Also concerned about emergency services. It's a large complex.

Councilman Michalowski would like to see a project that is similar in density. It seems dense to me.

Councilman Zuckerman asked if they have other PILOT programs?

Mr. Brightling stated that they have several new communities that have PILOT programs.

Mayor Taylor thanked everyone for coming in.

COMMUNICATIONS:

Mayor Taylor stated that there were several items of public communications listed on the agenda. He asked if there were any questions on the items. He stated that if anyone would like to review any of the documents, they are on file in the Borough Clerk's Office. There were no questions on the following communications on record:

- Minutes of the April 19, 2019 Morris County Planning Board Meeting
 - Invitation from FPPD to the Dare Graduation Ceremony on 4/19/19
 - Letter from Morris Co. Freeholders thanking the Borough for hosting their May 6, 2019 Freeholder meeting in Florham Park
 - Notice of Ordinance Adoption, Twp. of Hanover, Ch. 95, Resident Parking
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MINUTES FOR APPROVAL

Mayor Taylor asked for a motion to approve the minutes of the May 16, 2019 Regular Meeting.

Council President Carpenter made a motion to approve the minutes as stated above.

The motion was seconded by Councilman Zuckerman

Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Carpenter	X				
Germershausen	X				
Cefolo-Pane	X				
Malone	X				
Michalowski	X				
Zuckerman	X				
Total	6				

PROCLAMATION

Mayor Taylor stated there he would like to read a Proclamation honoring the 65th wedding anniversary of long-time residents Charles and Florence Mueller. Mr. and Mrs. Mueller could not be present; however, their son Rick was in attendance to accept. Mayor Taylor stated that he would visit them later this week to present them with a Certificate. Mayor Taylor read the following Proclamation:

Proclamation

WHEREAS, Charles and Florence Mueller were married on June 12, 1954 and recently celebrated their 65th wedding anniversary; and

WHEREAS, Charles has spent the entire 88 years of his life in Florham Park and Florence for the past 65 years; and

WHEREAS, Charles and Florence lived at 235 Brooklake Road for a short time while they built their current home at 237 Brooklake Road; and

WHEREAS, it is interesting to note that Charles and Florence actually built and finished their home with their own hands with the help of Charles's Uncle Carl, who was a mason. Charles, who had a full-time job, and his Uncle Carl hammered every nail into the home, laid the cinder blocks and bricks of the home that Charles and Florence moved into nearly 58 years ago; and

WHEREAS, Charles and Florence raised their two children Rick and Cheryl in that very home in Florham Park; and

WHEREAS, over the years their family has grown and they now have 6 grandchildren – Adrienne, Grant, Christine, Paul, Annalee & Hillary and 1 great grandchild on the way due to arrive in September; and

WHEREAS, Charles and Florence are very special citizens who dedicated so much of their free time to serve the town they love so well; and

WHEREAS, Charles served as a volunteer fireman in Florham Park for approximately 20 years and Florence served as an EMT on the Florham Park First Aid Squad for 15 years as well. Charles served with many distinguished members of the Fire Department and Florence served with fellow Florham Parkers Jolynne Hoferer, Marie Northridge, Margaret Sztuk and Gil Bell.

WHEREAS, Mayor Mark Taylor and the entire Borough Council would like to acknowledge the important milestone of their 65th Wedding Anniversary as well as their dedicated service to the Borough of Florham Park.

NOW, THEREFORE, I Mark Taylor, Mayor hereby proclaim June 12, 2019 “Charles and Florence Mueller Day” in Florham Park.

SET UNTO MY HAND THIS 12TH Day of June 2019

Mark Taylor, Mayor

Applause.

Rick Mueller thanked the Mayor and Council and said his parents will be thrilled.

COUNCIL PORTFOLIO UPDATES:

Council President Carpenter provided the following report:

Police Department:

- Lt. Matt Gatzke and Captain Michael Voitcu have announced their retirements effective January 31, 2020. The hiring process to replace officers will begin in July; the promotion process will begin in late August.
- Junior Police Academy is scheduled to start July 8th; they have 38 cadettes
- Police working with 4th of July Committee on coordination of event

First Aid Squad:

- There were some resignations that caused new officers to be voted in.
- Their capital campaign has stalled at \$4,000; would like to use sign at Borough Hall to advertise their campaign

Fire Department:

- Two resignations; three potential members that are working through effort

Engineering:

- Striping has been recently completed on Leslie, Brooklake Road Section #6, Felch, Tucker, Orchard, Pine Valley Way, Country Club Lane, Rever, and Greenwood.
- Final punch list item remains for East Madison- Phase II. It is for the LED Solar Speed Limit sign. Due to be installed this month.
- Received contracts back for the Columbia/Crescent Road and the Campus Drive projects. Both Pre-Construction Meetings will be held next week. Projects will start immediately thereafter.
- Applying for NJDOT LAIF Grant this week for the Columbia Turnpike/Hanover Road intersection improvement project. After some good hearted persistence from

Mayor Taylor, NJDOT has told us that we should receive \$120K grant. This is in response to not receiving a Local Aid grant this year.

Department of Public Works:

- Busy getting ready for the 4th of July
- Busy with over 400 work orders in the system with over 90% having been completed.

Councilman Germershausen provided the following report:

- The Historic Preservation Commission working on plans for the Pathways to History in the fall.
- Suzanne Herold made a presentation to the Morris County Preservation Trust Fund for Construction documents

Council President Carpenter asked Councilman Germershausen to update the Council on any progress he has made with regard to senior housing.

Councilman Germershausen said nothing has been discussed; he hasn't done anything to date.

Councilwoman Cefolo-Pane provided the following report:

Gazebo Committee

- Gazebo Committee held their first concert last week. The Band was The Infernos and there was a nice crowd; also held a good 50/50. Over \$200 was given to the winner.
- No concert will be held this weekend because of Father's Day

Senior Citizens:

- Seniors had their luncheon at the Hanover Manor; well attended
- AARP's luncheon is at the Community Center – Pot Luck Style
- Received a call from a resident regarding getting flags for Veterans; in New Providence they have the names of local residents and photos on the flags. It is something the Council can look into.

Planning & Zoning

- There was a Planning Board meeting on the 10th; Rock GW came in to get an extension
- Carried Center Court Athletic; they are seeking approval for a dome.
- Change in tenancy for an exercise place; they need to get a bulk variance. Issue with parking spaces and our Ordinance. That application is carried to June 24, without further notice.

Councilman Malone provided the following report:

Recreation:

- Stobaeus and Boyd awards are being looked at by the subcommittee of the Recreation Committee. This year we would like to award them at the 8th Grade graduation. Councilman Malone will set that up.
- Recreation Center is being painted; looks good.
- Mr. Malone discussed the tennis court rehab project; it has been budgeted for and looking to the Borough Engineer on how best to proceed with that project.
- Mr. Sgaramella stated that he awarded a contract to a consultant who is currently working on a design
- Stobaeus Trail extension has been started.

Finance:

- Patrice Visco and Bill Huyler are looking into the concept of self-insurance; there may be considerable savings involved in that as well. More to come on that. We met with a different broker and it looks worth exploring. What is the Council's feeling on exploring this further?

Borough Administrator Huyler stated there are things we have to do for it to work. He has to discuss some issues with the Auditors. Mr. Malone said we will hold that until a future meeting.

Councilman Michalowski provided the following report:

July 4th

- Plans are well underway; there is a meeting right now at the Library

Library:

- Summer reading programs up and running; Universal stories is the theme
- A summer flyer was sent to all residents outlining digital programs.

Board of Health

Snack Shack at Elm Street received a conditional rating; leaving the shack in poor condition. Their frying privileges were revoked.

Water Utility:

- FP Water Utility completed tasks for Pool Opening on Memorial Day weekend.
- Water Supt. has completed the Annual Consumer Confidence Report, and it is under internal review. The report is due to be submitted to NJDEP and accessible to the public prior to June 30.
- New Mason Dump Truck received last month is now fully operational.
- Daily and Weekly duties have been completed.

Florham Park Sewer Utility:

- Since Verizon will no longer service copper land lines which we use for security notifications at the Sewer Plant and Sewer Pump Stations, the Plant Manager has received quotes for a wireless security system which will be executed this week.
- An update to our 12 year-old SCADA system is necessary. We are obtaining pricing for a new system. The SCADA is outdated and we had great difficulty in replacing a PLC board over the winter.
- Plant Manager, Sewer Consultant, myself, and Borough Administrator toured the Rockefeller Group's Pump Station on Elm Street. We are evaluating for possible takeover.

- A memo request to hire Keller & Kirkpatrick for the design of a sewer collection system and pump station to provide sewer service to the Burnet Road and Carrigan Lane residents will be considered at this Council meeting.
- Daily and weekly duties have been completed.

Councilman Zuckerman provided the following report:

Municipal Pool:

- There will be an open house at the pool on June 24th; people can come down, visit and see the pool free of charge
- Pool Day is Saturday June 29th
- Received a letter about kids at the pool; under 11 you need an adult over 11 you do not need an adult with you. I am just restating that.

Board of Education:

- 911 kids enrolled
- Moving ahead with the referendum on the ballot for the next election for air conditioning at the three schools. They think the bond will come in around \$20M.

ORDINANCES FOR SECOND READING

19-11 To Provide for General Capital Projects at the Sewer Utility

Councilman Michalowski read a summary of Ordinance # 19-11 and moved for its adoption. He stated that the Ordinance was introduced and passed on first reading at a regular meeting of the Borough Council held on May 16, 2019 as follows:

**BOROUGH OF FLORHAM PARK
MORRIS COUNTY, NEW JERSEY
ORDINANCE # 19-11**

AN ORDINANCE TO PROVIDE FOR GENERAL CAPITAL PROJECTS AT THE SEWER UTILITY ENUMERATED WITHIN FOR THE BOROUGH OF FLORHAM PARK, COUNTY OF MORRIS AND TO PROVIDE FOR THE FUNDING THEREOF

Mayor Taylor asked Borough Clerk Sheila Williams to read a summary of the legal notice.

Borough Clerk Sheila Williams read a summary of the legal notice and stated that the Ordinance had been published as required by law, posted on the bulletin board in Borough Hall and that copies had been made available to members of the general public desiring same.

Mayor Taylor opened the meeting to the public on the Ordinance and stated that any taxpayer of the Borough of Florham Park or any interested persons could be heard.

Seeing no members of the public who wished to be heard, he closed the meeting to the public.

Councilman Michalowski read the following resolution and moved its adoption:

RESOLVED, that the Ordinance, as read by title, on second reading, at this Regular meeting, be adopted and finally passed.

The motion was seconded by Council President Carpenter

Roll Call Vote:

Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Carpenter	X				
Germershausen	X				
Cefolo-Pane	X				
Malone	X				
Michalowski	X				
Zuckerman	X				
Total	6				

Mayor Taylor declared that the Ordinance was finally adopted and asked the Borough Clerk to print the notice of adoption in the proper places.

19-12 Revising Chapter 212 & 250, Zoning regarding Subdivision & Site Plan Review

Councilwoman Cefolo-Pane read a summary of Ordinance # 19-12 and moved for its adoption. She stated that the Ordinance was introduced and passed on first reading at a regular meeting of the Borough Council held on May 16, 2019 as follows:

**BOROUGH OF FLORHAM PARK
COUNTY OF MORRIS, STATE OF NEW JERSEY
ORDINANCE # 19-12**

AN ORDINANCE OF THE MAYOR AND BOROUGH COUNCIL OF THE BOROUGH OF FLORHAM PARK, IN THE COUNTY OF MORRIS, STATE OF NEW JERSEY AMENDED AND REVISING CHAPTER 212 SUBDIVISION AND SITE PLAN REVIEW AND CHAPTER 250, ZONING OF THE CODE OF THE BOROUGH OF FLORHAM PARK

Mayor Taylor asked Borough Clerk Sheila Williams to read a summary of the legal notice.

Borough Clerk Sheila Williams read a summary of the legal notice and stated that the Ordinance had been published as required by law, posted on the bulletin board in Borough Hall and that copies had been made available to members of the general public desiring same.

Mayor Taylor opened the meeting to the public on the Ordinance and stated that any taxpayer of the Borough of Florham Park or any interested persons could be heard.

Seeing no members of the public who wished to be heard, he closed the meeting to the public.

Councilwoman Cefolo-Pane read the following resolution and moved its adoption:

RESOLVED, that the Ordinance, as read by title, on second reading, at this Regular meeting, be adopted and finally passed.

The motion was seconded by Councilman Michalowski

Roll Call Vote:

Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Carpenter	X				
Germershausen	X				
Cefolo-Pane	X				
Malone	X				
Michalowski	X				
Zuckerman	X				
Total	6				

Mayor Taylor declared that the Ordinance was finally adopted and asked the Borough Clerk to print the notice of adoption in the proper places.

Consent Agenda Resolutions:

Council President Carpenter made a motion to approve the following Resolutions via a single motion of the Council. He asked the Clerk to read the Resolutions into the Record.

- # 19-97 Authorizing Appointment of John Murray as Tax Assessor
- # 19-98 Authorizing an Indemnification & Hold Harmless Agreement Between the Borough of Florham Park and FP LW Hotel Associates, LP
- # 19-99 Authorizing the Hire of Class III SLEO Officers for School Security
- # 19-100 Authorizing a Memorandum of Understanding with the American Red Cross for Emergency and Disaster Situations
- # 19-101 Authorizing Cancellation of Taxes Block 1603, Lot 14
- # 19-102 Appointing Seasonal Employees, Florham Park Day Camp & TSE
- # 19-103 Cancelling the ABC License for the College of St. Elizabeth Student Ctr.
- # 19-104 Authorizing the ABC Licenses for 2019-2020
- # 19-105 Authorizing the Hire of Seasonal Employees in the DPW
- # 19-106 Authorizing a Bid Award with Keller & Kirkpatrick for Sewer Design
- # 19-107 Authorizing Cancellation of Ord # 18-17 for Leaf Vac
- # 19-108 Authorizing Cancellation of Ord # 18-18 for Dump Truck
- # 19-109 Authorizing a Ch. 159 for Alcohol Education
- # 19-110 Authorizing a Ch. 159 for Bulletproof Vest Fund
- # 19-111 Authorizing a Ch. 159 for Clean Communities
- # 19-112 Authorizing a Ch. 159 for Distracted Driving
- # 19-113 Authorizing Cancellation of Ord # 19-9, Various Road Improvements

The motion was seconded by Councilman Germershausen

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Carpenter	X				
Germershausen	X				Voted No on Resolution # 19-99
Cefolo-Pane	X				
Malone	X				
Michalowski	X				
Zuckerman	X				
Total	6				

Payment of Vouchers:

Councilman Malone read a summary of the current bills list and made a motion to approve it in the amount \$804,711.56. The motion was seconded by Councilman Michalowski

Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Cefolo-Pane	X				
Germershausen	X				
Carpenter	X				
Malone	X				
Michalowski	X				
Zuckerman	X				
Total	6				

PRIVILEGE OF THE FLOOR:

Mayor Taylor opened the meeting to the Public at 7:15 p.m. The following members of the public wished to be heard.

Lauren and Chaz Cervino, 4 Keyes Street:

Mrs. Cervino stated that they went before the Zoning Board to get a variance for a circular driveway. There is a tree in the way of where we want to put the driveway that would need to be taken down. The Board wanted to make sure we had approval to do that before they granted a variance. There are cars parked on the street which prevents us from seeing when we pull out of our driveway. It is an active application at the zoning board.

Mayor Taylor stated that those trees were put on that street many years ago. A few years ago on a couple of different occasions we did not give permission to residents seeking to take down those trees based on their inherent value in the neighborhood. We would like to be good neighbors, but we have denied every application on that street. We would like to protect the sycamore trees on that street.

Mr. Zuckerman said we have not allowed trees on any properties to be taken down on that street.

The Council indicated they were not inclined to allow those sycamore trees, which are healthy and unique to the neighborhood. They discussed other options for the homeowners, such as eliminating parking on that side of the road.

Mayor Taylor stated that he would ask the Borough Engineer to take a look at that street to see what we would need to do to eliminate parking on that street.

Mayor Taylor thanked them for coming in.

Mr. John Winters, 52 Brooklake Road

Mr. Winters asked about the Pool numbers for the year

Councilman Zuckerman stated we are about where we were at this time last year.

Seeing no more members of the public who wished to be heard, he closed the meeting to the Public

ADJOURNMENT:

It was regularly moved by Council President Carpenter and seconded by Councilman Malone that the meeting be adjourned at 7:05 p.m.

Respectfully submitted,

Sheila A. Williams, R.M.C.

Borough Clerk

July 17, 2019