



**Borough of Florham Park
Borough Council Meeting Minutes
March 18, 2021
Held Via Zoom**

Mayor Taylor called the Regular Meeting of the Borough Council to order at 6:30 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 within the guidelines for public meetings by the State of NJ during the Pandemic. Information on how to access the meeting, which was previously advertised at the beginning of the year in the annual legal notice, were provided to the public regarding in accordance with State guidelines.

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

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

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

Pledge of Allegiance:

Mayor Taylor led the Salute to the Flag.

Opening Statement by Mayor Taylor:

Mayor Taylor stated that the meeting was being recorded; therefore, anyone who did not wish to participate could elect to drop off at any time.

Mayor Taylor asked the Borough Clerk if the requirements of the Open Public Meetings act had been met. Mrs. Williams stated the Borough was in compliance with the requirements.

MINUTES FOR APPROVAL

Mayor Taylor asked for a motion to approve the following meeting minutes:

- Minutes of the February 18, 2021 Regular Meeting
- Minutes of the March 4, 2021 Annual Reorganization Meeting

Councilman Zuckerman made a motion to approve the minutes as stated above.

The motion was seconded by Councilman Malone

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				Abstain 2/18; aye to 3/4/21 minutes
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

ORDINANCES FOR FIRST READING

- # 21-7 An Ordinance to Exceed the Municipal Budget Appropriation Limits & Establish a CAP Bank

Councilman Malone read the following Ordinance # 21-7 by title as follows and moved to present the Ordinance by for Introduction on First Reading

**BOROUGH OF FLORHAM PARK
COUNTY OF MORRIS, STATE OF NEW JERSEY
ORDINANCE # 21-7**

**AN ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION
LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45.14)**

The motion was seconded by Councilman Carpenter

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen		X			
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	4	1		1	

Councilman Malone stated that the above Ordinance was introduced and read by title at this Council meeting held on March 18, 2021. He further stated that the Council would consider this Ordinance for a second reading and final passage on April 15, 2021 at 6:30 p.m. prevailing time via a Remote Zoom meeting. She asked the Borough Clerk to publish the proper notice and to post the ordinance on the bulletin board in the Municipal building.

Councilman Malone moved for approval of the Ordinance on first reading.
The motion was seconded by Councilman Carpenter

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen		X			
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	4	1		1	

- # 21-8 A Bond Ordinance Providing for Rehabilitation & Construction Improvements at the Exxon Well Facility & Transmission Main For the Water Utility
- Councilman Malone read the following Ordinance # 21-8 by title as follows and moved to present the Ordinance by for Introduction on First Reading

**BOROUGH OF FLORHAM PARK
COUNTY OF MORRIS, STATE OF NEW JERSEY
ORDINANCE # 21-8**

BOND ORDINANCE OF THE BOROUGH OF FLORHAM PARK, IN THE COUNTY OF MORRIS, NEW JERSEY, PROVIDING FOR REHABILITATION AND CONSTRUCTION IMPROVEMENTS AT THE EXXON WELL FACILITY AND CONSTRUCTION OF A TRANSMISSION MAIN ALL FOR THE WATER UTILITY OF THE BOROUGH OF FLORHAM PARK AND APPROPRIATING \$4,620,000 THEREFOR, AND PROVIDING FOR THE ISSUANCE OF \$4,400,000 IN GENERAL IMPROVEMENT BONDS OR NOTES OF THE WATER UTILITY OF THE BOROUGH OF FLORHAM PARK TO FINANCE THE SAME

The motion was seconded by Councilman Carpenter

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

Councilman Malone stated that the above Ordinance was introduced and read by title at this Council meeting held on March 18, 2021. He further stated that the Council would consider this Ordinance for a second reading and final passage on April 15, 2021 at 6:30 p.m. prevailing time via a Remote Zoom meeting. She asked the Borough Clerk to publish the proper notice and to post the ordinance on the bulletin board in the Municipal building.

Councilman Malone moved for approval of the Ordinance on first reading. The motion was seconded by Councilman Germershausen

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

- **An Ordinance Establishing Salaries And Wages For Non Union Seasonal, Hourly, Temporary Per Diem And Part-Time Employees Of The Borough Of Florham Park For 2021**

Councilman Malone read the following Ordinance # 21-9 by title as follows and moved to present the Ordinance by for Introduction on First Reading

**BOROUGH OF FLORHAM PARK
MORRIS COUNTY, NEW JERSEY
ORDINANCE # 21-9**

**AN ORDINANCE ESTABLISHING SALARIES AND WAGES FOR NON UNION
SEASONAL, HOURLY, TEMPORARY , PER DIEM AND PART-TIME EMPLOYEES OF
THE BOROUGH OF FLORHAM PARK FOR 2021**

The motion was seconded by Council President Santoro

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

Councilman Malone stated that the above Ordinance was introduced and read by title at this Council meeting held on March 18, 2021. He further stated that the Council would consider this Ordinance for a second reading and final passage on April 15, 2021 at 6:30 p.m. prevailing time via a Remote Zoom meeting. She asked the Borough Clerk to publish the proper notice and to post the ordinance on the bulletin board in the Municipal building.

Councilman Malone moved for approval of the Ordinance on first reading.

The motion was seconded by Councilman Carpenter

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

Budget Resolutions

Mayor: Mr. Malone , can you please read Resolution # 21-54

21-54 Authorizing the 2021 Municipal Budget to Be Read by Title

Mr. Malone explains Resolution # 21-54, asks the Clerk to read the Resolution into the Record and moves for approval.

Motion seconded by: _____

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

Mayor: Thank you Mr. Malone. We are going to move on the Introduction of the 2021 Municipal Budget. Mr. Malone would you kindly read that Resolution.

21-55 Introduction of the Municipal Budget

Mr. Malone reads Resolution # 21-55 in its entirety as follows and moves for its approval.

**BOROUGH OF FLORHAM PARK
RESOLUTION # 21-55
INTRODUCTION OF THE 2021 MUNICIPAL BUDGET**

BE IT HEREBY RESOLVED by the Governing Body of the Borough of Florham Park, County of Morris, State of New Jersey that the following statements of revenue for 2021 appropriations shall constitute the local budget for the year 2021; and

The Governing Body of the Borough of Florham Park does hereby approve the following summary of the Budget for the Fiscal Year 2021:

Municipal Appropriations within "CAPS"	\$	16,328,156.60
Municipal Appropriation excluded from "CAPS	\$	4,813,460.13
Reserve for Uncollected Taxes	\$	1,555,230.00
Total General Appropriation	\$	22,696,846.73
Less Anticipated Non-Tax Revenue (Surplus		
Misc Revenues, Receipts from delinquent taxes)	\$	6,877,708.13
Difference: Amounts to be raised by Taxes		
For support Municipal Budget (as follows)	\$	15,819,138.60
(A) Local Tax for Municipal Purposes Including		
Reserve for Uncollected Taxes	\$	14,619,539.60
(B) Minimum Library Tax	\$	1,199,599.00

BE IT FURTHER RESOLVED by the Mayor and Council of the Borough of Florham Park, County of Morris, that a hearing on the Municipal Budget and Tax Resolution will be held virtually on April 15, 2021.

This Resolution shall take effect immediately.

Council Approval: March 18, 2021

Mark Taylor, Mayor

ATTEST:

Sheila Williams, Municipal Clerk

Adopted this 18th day of March 2021
Certified as a true copy of an original

Sheila A. Williams, R.M.C.

The motion was seconded by Council President Santoro

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

Mayor: Mr. Malone , can you please read Resolution # 21-56

21-56 Authorizing Self-Examination of the 2021 Budget

Mr. Malone explains Resolution # 21-56, asks the Clerk to read the Resolution into the Record and moves for approval.

The Motion was seconded by Councilman Carpenter

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

Mayor: Mr. Malone , can you please read Resolution # 21-57

**# 21-57 Governing Body Certification of Compliance With Equal Opportunity
Commissions on Enforcement Guidance**

Mr. Malone explains Resolution # 21-57, asks the Clerk to read the Resolution into the Record and moves for approval.

Motion seconded by Councilman Germershausen

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

ORDINANCES FOR SECOND READING

- # 21-4 To Establish Minimum Standards for the Control of Airport & Aeronautical Hazards and Standards

Councilman Carpenter read a summary of Ordinance # 21-4 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 February 18, 2021 as follows:

BOROUGH OF FLORHAM PARK, COUNTY OF MORRIS ORDINANCE # 21-4

AN ORDINANCE OF THE BOROUGH OF FLORHAM PARK, COUNTY OF MORRIS AND STATE OF NEW JERSEY AMENDING THE ZONING ORDINANCE OF THE BOROUGH OF FLORHAM PARK IN ORDER TO ESTABLISH MINIMUM STANDARDS FOR THE CONTROL OF AIRPORT AND AERONAUTICAL HAZARDS AND STANDARDS FOR LAND USE ADJACENT TO AIRPORTS IS HEREBY ADOPTED PURSUANT TO THE AIR SAFETY AND ZONING ACT OF 1983, N.J.S.A. 6:1-80 ET SEQ. AND N.J.A.C. 16:62 ET SEQ., AS AMENDED

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, Mayor Taylor closed the meeting to the Public.

Councilman Carpenter 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 Germershausen

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

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

➤ # 21-5 Amending & Supplementing Chapter 46 of the Borough Code
Entitled “Police Dept” for Extra Duty Fees

Councilman Carpenter read a summary of Ordinance # 21-5 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 February 18, 2021 as follows:

**BOROUGH OF FLORHAM PARK
COUNTY OF MORRIS, STATE OF NEW JERSEY
ORDINANCE # 21-5**

**AN ORDINANCE OF THE MAYOR AND BOROUGH COUNCIL OF THE
BOROUGH OF FLORHAM PARK IN THE COUNTY OF MORRIS, STATE OF
NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER 46 OF THE
CODE OF THE BOROUGH OF FLORHAM PARK ENTITLED “POLICE
DEPARTMENT”**

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, Mayor Taylor closed the meeting to the Public.

Councilman Carpenter 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 Santoro

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

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

21-6 To Provide for General Capital Projects – HVAC System

Councilman Malone read a summary of Ordinance # 21-6 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 February 18, 2021 as follows:

**BOROUGH OF FLORHAM PARK
COUNTY OF MORRIS, STATE OF NEW JERSEY
ORDINANCE # 21-6
AN ORDINANCE TO PROVIDE FOR GENERAL CAPITAL PROJECTS 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, Mayor Taylor closed the meeting to the Public.

Councilman Malone 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 Carpenter

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

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

Mayor Taylor stated that were are not going to do portfolio updates tonight. He stated he had a couple of announcements to make and would move on to any Council announcements.

Mayor Taylor stated that the Borough has been awarded the Tree City USA Award. I know we have discussed before to put the sign somewhere in the Borough. I ask everyone to think about where we can put the sign.

Mayor Taylor thanked the DPW for clearing out the property where the Boy Scout project for the trail system is going to begin on Brooklake Road. Great job!

Mayor Taylor asked if the Council had anything to report:

Councilman Carpenter stated he had a couple of items he would like to report on as follows:

The Police Department command staff completed FBI training and supervisory command and executive leadership. They were awarded the FBI Trilogy LEEDA award. We are only the 8th police department in the Country to be awarded this distinction.

Memorial First Aid Squad may be using Atlantic Health as one of their coverage partners; they are not a soft biller. Might be a temporary basis until they get their license.

Council President Kristen Santoro stated she had one item as follows:

The Library will be opening on March 24th and at the latest March 29th.

CONSENT AGENDA –RESOLUTIONS FOR APPROVAL

Councilman Malone made a motion to approve the presented Resolutions via a single motion of the Council. He asked the Borough Clerk to read the Resolutions into the record. All Resolutions listed below are appended hereto.

- # 21-46 Authorizing Execution of an Amendment to a Developer's Agreement with B&B Associates, LLC
- # 21-47 Authorizing a Bond Release for DG Florham Park Solar, LLC
- # 21-48 Authorizing the Appointment of a Part-Time Subcode Official
- # 21-49 Authorizing the Appointment of a Fire Inspector
- # 21-50 Authorizing the hire of Per Diem Dispatchers, FPPD
- # 21-51 Authorizing the hire of Crossing Guards, FPPD
- # 21-52 Urging immediate Repeal of Senate Bill # 3454
- # 21-53 Authorizing Bid Rejections for Sludge Hauling Services
- # 21-58 Authorizing the Award of a Non-Fair and Open Contract for 2021 Engineering Services, French & Parello Services

The motion was seconded by Councilman Carpenter

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

PAYMENT OF VOUCHERS:

Councilman Malone read a summary of the current bills list and made a motion to approve it in the amount \$356,765.11. The motion was seconded by Councilman Zuckerman.

Roll Call Vote:

Council Member	Aye	Nay	Abstain	Absent	Comments
Santoro	X				
Germershausen	X				
Cefolo-Pane				X	
Carpenter	X				
Malone	X				
Zuckerman	X				
Total	5			1	

PRIVILEGE OF THE FLOOR:

Mayor Taylor opened the meeting to the public.

The following members of the public wished to be heard:

Dr. Jason Schepis, 141 Summit Road Florham Park

Dr. Schepis discussed taking down trees at 141 Summit Road. He discussed the fines of \$30,000 on his property and the lack of a CO because of the removal of the trees and the pending fines. After, much discussion and advice of the Borough attorney, it appears that the matter will have to be worked out in court.

John Winters, 32 Brooklake Road

Mr. Winters had the following questions/comments:

- Inquired about 21-46 Resolution for B&B Associates on Consent Agenda

Mayor Taylor responded that Resolution is regarding condos that were built across from P&C Bank; longer to build the units due to Covid restrictions.

- Mr. Winters asked about the Bond Release for BASF; what was that for?

Mayor Taylor stated that was in regard to solar panels for BASF

Mr. Winters asked what Senate Bill 34-54.

Mr. Winters stated the paper in the letter regarding marijuana was great to let the Community know where the Borough stands on the issue.

Mr. Winters asked Mr. Sgarmella the timeframe for work on Brooklake Road?

Mr. Sgarmella stated there is not date yet; it will be sometime in the spring.

Mr. Winters asked how are budget was last year due to COVID? Any problems.

CFO Patrice Visco stated that we did get \$137,000 from the State. We did fine; areas affected negatively were hotel tax, court revenue and interest income because the rates are low. Regarding this budget in 2021, we expect to meet all of our goals. Keeping fund balance according to Moody's to keep our rating and our continuing to pay down the debt plan. We are still sending money over to improve infrastructure. Property tax revenues are 99.3 during a pandemic.

Mr. Winters asked if any significant tax appeals had been filed?

Attorney Joseph Bell stated there have not; however the deadline is April 1st.

Mr. Winters asked about the ASCO property? Are we moving on that.

Mayor Taylor stated there have been two meetings to discuss the financing of this project. The contract has been signed and the sale has been done.

Joseph Hanna, 3 Murphy Circle

Mr. Hanna was also in attendance to discuss the letter he received regarding the trees that were removed on his property. He discussed replacing trees; 30+ trees that were removed. He discussed the fine of \$27,000 and said it would be difficult to pay that and would want to remediate this. A discussion took place and Mayor Taylor stated that it is pretty much out of the jurisdiction of the Mayor and Council and will have to be settled in court.

Seeing no more members of the public who wished to be heard, Mayor Taylor closed the meeting to the public.

ADJOURNMENT:

It was regularly moved by Councilman Zuckerman and seconded by Councilman Malone that the meeting be adjourned at 7:30 p.m.

Sheila A. Williams, R.M.C.
Borough Clerk
April 8, 2021