

June 25-2019 agenda

Borough of Bound Brook  
Regular Meeting –June 25, 2019

Call To Order at 7:00 p.m.

Reading of the Open Public Meetings Law Statement:

This meeting is being held in compliance with the Open Public Meeting Law in that the requirements of the law have been met with the posting of the meeting notice on the Municipal Bulletin Board, filed with the Borough Clerk and forwarded to The Courier News and The Star Ledger.

---

Pledge of Allegiance

Opening Prayer –Grant us the wisdom to serve the people to the best of our ability  
(observe a moment of silence)

Roll Call –

Mayor Robert Fazen \_\_\_\_\_  
C. Elizabeth Jannuzzi\_\_\_\_C. Vinnie Petti\_\_\_\_C. Brad Galeta\_\_\_\_  
C. Anthony Pranzatelli\_\_\_\_C. Robert Dixon\_\_\_\_C. Abel Gomez\_\_\_\_\_

Approval of Minutes: June 11, 2019 Agenda;  
Executive Session June 11, 2019 for content only  
Motion:       Second:       All in favor:

Advertised hearings or special presentations

Presentation-  
Eagle Scout Project- Christopher Urban - Fire Pit Project in Billian-Legion Park

Presentation of communications, petitions, etc.

Greetings for comments and invitation for discussion

Opening of bids -none

Engineers Report-Dale Leubner- Project Manager

Committee reports

Finance: Chair- C. Elizabeth Jannuzzi  
Liaison Committees: /Historic Preservation/

Public Works, Bldgs., Grounds & Utilities-Chair- C. Robert Dixon  
Liaison Committees: Library Advisory/Shade Tree/ Recreation

Public Safety (Police & Fire)- Chair- C. Abel Gomez  
Liaison Committees: Board of Education/Cultural Arts/OEM/  
Parking Commission/Rescue Squad

Personnel, Administration & Ordinances- Chair- C. Brad Galeta  
Liaison Committees: Green Team/Municipal Alliance/Special Improvement District

Economic Development- Chair- C. Anthony Pranzatelli  
Liaison Committees: Architectural Review Board/Planning Board/Senior Citizens

Zoning, Construction & Code Enforcement- Chair- C. Vinnie Petti  
Liaison Committees: Board of Health

Introduction of ordinances -First Reading

Ordinance No. 2019- 31

AN ORDINANCE APPROVING AND AUTHORIZING A SECOND AMENDMENT TO THE FINANCIAL AGREEMENT BY AND BETWEEN THE BOROUGH OF BOUND BROOK AND MERIDIA MAIN STATION URBAN RENEWAL, BOUND BROOK LLC FOR PROPERTY LOCATED ON BLOCK 2, LOT 102 AS SHOWN ON THE OFFICIAL TAX MAP OF THE BOROUGH OF BOUND BROOK AND LOCATED IN REDEVELOPMENT AREA 1

Motion: Movant: I move that ordinance be approved on first reading, advertised according to law, and a public hearing be held on July 9 2019.

Second: Discussion:

Roll Call:

C. Elizabeth Jannuzzi\_\_\_C. Vinnie Petti\_\_\_C. Brad Galeta\_\_\_  
C. Anthony Pranzatelli\_\_\_C. Robert Dixon\_\_\_C. Abel Gomez\_\_\_

Ordinance No. 2019-32

Appropriating \$94,500 from the Capital Improvement Fund for the acquisition of equipment in and by the Borough of Bound Brook, in the County of Somerset, New Jersey

Motion: Movant: I move that ordinance be approved on first reading, advertised according to law, and a public hearing be held on July 23 2019.

Second: Discussion:

Roll Call:

C. Elizabeth Jannuzzi\_\_\_C. Vinnie Petti\_\_\_C. Brad Galeta\_\_\_  
C. Anthony Pranzatelli\_\_\_C. Robert Dixon\_\_\_C. Abel Gomez\_\_\_

Bond Ordinance No. 2019-33

Providing for various capital improvements in and by the Borough of Bound Brook, in the County of Somerset, New Jersey, appropriating \$390,000 therefor and authorizing the issuance of \$228,000 bonds or notes of the borough to finance part of the cost thereof.

Motion: Movant: I move that ordinance be approved on first reading, advertised according to law, and a public hearing be held on July 23 2019.

Second: Discussion:

Roll Call:

C. Elizabeth Jannuzzi\_\_\_\_C. Vinnie Petti\_\_\_\_C. Brad Galeta\_\_\_\_  
C. Anthony Pranzatelli\_\_\_\_C. Robert Dixon\_\_\_\_C. Abel Gomez\_\_\_\_

Ordinance on Final Reading and Consideration - Second Reading

Ordinance No. 2019-28

ORDINANCE OF THE BOROUGH COUNCIL OF THE BOROUGH OF BOUND BROOK ESTABLISHING A POLICY FOR SELECTION OF REDEVELOPERS FOR PROJECTS IN ALL BOROUGH REDEVELOPMENT AREAS, REQUIREMENT FOR REDEVELOPMENT AGREEMENTS AND PAYMENT OF FEES TO THE BOROUGH OF BOUND BROOK BY REDEVELOPERS FOR REDEVELOPMENT PROJECTS

Motion to open public comment: Second:

Public Comment:

Motion to close public comment: Second:

Motion to adopt: Second:

Discussion:

Roll Call:

C. Elizabeth Jannuzzi\_\_\_\_C. Vinnie Petti\_\_\_\_C. Brad Galeta\_\_\_\_  
C. Anthony Pranzatelli\_\_\_\_C. Robert Dixon\_\_\_\_C. Abel Gomez\_\_\_\_

Ordinance No. 2019-29

AN ORDINANCE OF THE BOROUGH OF BOUND BROOK, COUNTY OF SOMERSET, NEW JERSEY APPROVING AND AUTHORIZING THE AMENDMENT AND MERGER OF THE FINANCIAL AGREEMENTS BY AND BETWEEN THE BOROUGH OF BOUND BROOK AND QUEENS GATE APARTMENTS URBAN RENEWAL, LLC AND QUEENS GATE APARTMENTS URBAN RENEWAL II, LLC FOR PROPERTY LOCATED IN THE TEA STREET/MIDDLE BROOK REDEVELOPMENT AREA

Motion to open public comment: Second:

Public Comment:

Motion to close public comment: Second:

Motion to adopt: Second:

Discussion:

Roll Call:

C. Elizabeth Jannuzzi\_\_\_\_C. Vinnie Petti\_\_\_\_C. Brad Galeta\_\_\_\_  
C. Anthony Pranzatelli\_\_\_\_C. Robert Dixon\_\_\_\_C. Abel Gomez\_\_\_\_

Ordinance No. 2019-30

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER XVII, PROPERTY MAINTENANCE, OF THE GENERAL REVISED ORDINANCES OF THE BOROUGH OF BOUND BROOK AUTHORIZING BOROUGH REMOVAL GRAFFITI ON PROPERTIES IN VIOLATION OF BOROUGH ORDINANCE 17-14.10 AND HAVING EXPENSES OF DOING SO CHARGED TO THE PROPERTY OWNER

Motion to open public comment: Second:

Public Comment:

Motion to close public comment: Second:

Motion to adopt: Second:

Discussion:

Roll Call:

C. Elizabeth Jannuzzi\_\_\_\_ C. Vinnie Petti\_\_\_\_ C. Brad Galeta\_\_\_\_

C. Anthony Pranzatelli\_\_\_\_ C. Robert Dixon\_\_\_\_ C. Abel Gomez\_\_\_\_

Introduction/Discussion of Resolutions:

The resolutions listed below were submitted to the Governing Body for review and will be adopted by one motion.

If separate discussion is desired, the resolution may be removed by council action.

R2019-

127

Authorize Tax Collector to participate in the electronic tax sale program

128

Approve a \$25.00 fee per tax sale notice in conjunction with 2019 electronic tax sale

129

Approve 2019 -2020 liquor license renewals

130

Approve the promotion of Bryan Grochowski-Department of Public Works to position of heavy equipment operator

131

RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF AN ESTOPPEL CERTIFICATE AND AGREEMENT BETWEEN THE BOROUGH OF BOUND BROOK AND MERIDIA MAIN STATION URBAN RENEWAL, BOUND BROOK, LLC FOR THE BENEFIT OF ARBOR COMMERCIAL FUNDING I, LLC FOR PROPERTY KNOWN AS TAX BLOCK 2, LOT 1.02 LOCATED IN THE DOWNTOWN REDEVELOPMENT AREA

132

RESOLUTION OF THE BOROUGH COUNCIL OF THE BOROUGH OF BOUND BROOK AUTHORIZING A DISCHARGE OF THE REDEVELOPMENT AGREEMENT WITH MERIDIA DOWNTOWN HOSPITALITY, LLC FOR PROPERTY KNOWN AS TAX BLOCK 1, LOTS 57 & 70 ALSO KNOWN AS 408 EAST MAIN STREET LOCATED IN THE DOWNTOWN REDEVELOPMENT AREA

133

Approve the hire of a seasonal employee for the recreation department

Unfinished Business

New Business

Approval of Vouchers

R2019: 134

Motion:            Second:            All in favor:

Open to the public for comment

R2019: 135

Authorize executive session for (attorney client privilege)

Motion:            Second:            All in favor:

Adjournment

Motion:            Second:            All in favor: