

**BOROUGH OF BOUND BROOK
REGULAR MEETING MINUTES
TUESDAY- JUNE 28 2016**

Mayor Fazen called the meeting to order at 7:30 PM with a reading of the Open Public Meetings Law Statement followed by the Pledge of Allegiance and an opening prayer.

Roll Call

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|-------------------------|---------|
| Mayor Robert Fazen | present |
| C. Vinnie Petti | present |
| C. President Abel Gomez | present |
| C. Philip Fiadino | present |
| C. David Rosario | present |
| C. John Buckley | present |
| C. Anthony Pranzatelli | present |

Also Present:

Hector Herrera-Borough Administrator
Borough Clerk – Donna Marie Godleski
Borough Attorney- Judy Verrone, Esq.
Police Captain Kevin Rivenbark

Approval of Minutes: June 14, 2016 Agenda Meeting
Motion: Gomez Second: Rosario All in favor: Aye
Abstain: Petti

Presentation of communications, petitions, etc.

<The Citizens Climate Lobby-CCL- Non- partisan organization

A presentation was given by Joseph Chiarell and Nadine Sapirman.

Their objective is take the lead on an endorsement to be presented to Congress on climate change.

The group urges Congress to support Carbon Fee & Dividend as a key element in reducing the risks of climate change. This will reduce carbon emissions, create jobs, grow the economy, save lives and protect households from higher energy prices.

It will place a fee on fossil fuels at their source. All revenues will be returned in equal shares to American households as a monthly dividend.

Mr. Chiarell left an endorsement form with the governing body to review and endorse.

Greetings for comments and invitation for discussion

No comments

Committee reports –

Finance: C. Vinnie Petti

Council reported the budget is in good shape.

We are waiting on the tax rate.

The refuse bills will go out with the tax bills.

The administrator advised that the registration of pets will go out with the bills to the residents.

Public Works, Bldgs., Grounds & Utilities-C. John Buckley

Council summarized the monthly activity report from the public works Foreman. Street sweeping 1st full working week of each month.

Public Safety (Police & Fire)- C. David Rosario

Council read the monthly activity report. C. Gomez thanked the police department for their coverage at the Hot Rods and Harley Event.

Personnel, Administration & Ordinances- C. Philip Fiadino

Council reported as Chair of Personnel he will be meeting with the administrator weekly to review personnel matters.

The new Deputy Borough Clerk will begin on July 5th.

Economic Development- C. Anthony Pranzatelli

Council reported on the Former Bank of America on Union Avenue;

There are environmental issues; interested redeveloper to pitch a concept within thirty days.

Meridia II closed yesterday; Redevelopment Agreement prepared for signature.

The Old Bank building on Main Street- Meeting today to settle on a dollar amount.

Bound Brook Hotel-Negotiation two (2) parcels of property

Reynolds Asset Management-closed two weeks ago; project is moving forward on West Main Street Redevelopment.

Zoning, Construction & Code Enforcement- C. Abel Gomez

Council read the monthly activity report advising that it is up triple.

Advised looking to change ordinance that when a rentor moves out, the next rentor does not require a CCO.

There are currently (34) vacant homes in the borough. The adoption of the ordinance regarding abandoned properties will help bring homes back onto the market.

The adoption of ordinance requiring dumpsters to be enclosed will require the code enforcement officer to notice commercial properties and allow (90) days for compliance.

Introduction of ordinances - None

Ordinance on Final Reading and Consideration: -

Ordinance No. 2016:16

Mayor: AN ORDINANCE OF THE MUNICIPAL COUNCIL OF THE BOROUGH OF BOUND BROOK AMENDING THE AMENDED REDEVELOPMENT PLAN FOR REDEVELOPMENT AREA 1 PURUSANT TO N.J.S.A. 40A:12A-1 ET SEQ.

Summary: Amend Bulk Standards –Building Height

Sub-Area 1.1; 1.2; 1.3; 1.4 - East of South Main Street; south of East Main Street;

Motion to open public comment: Gomez Second: Fiadino

Public comment: none

Motion to close public comment: Pranzatelli Second: Gomez

Motion to adopt: Gomez Second: Fiadino

Roll Call:

C. Vinnie Petti-abstain C. Abel Gomez Y_C. Philip Fiadino_Y

C. David Rosario Y C. John Buckley Y

C. Anthony Pranzatelli_Y

Mayor: Ordinance will be published according to law.

Ordinance No. 2016:17

Mayor: AN ORDINANCE OF THE MUNICIPAL COUNCIL OF THE
BOROUGH
OF BOUND BROOK AMENDING THE AMENDED REDEVELOPMENT
PLAN FOR REDEVELOPMENT AREA 2
PURSUANT TO N.J.S.A. 40 A:12-1 ET SEQ.

Summary: Amend bulk standards-building height

Sub-Areas 2.1, 2.2 and 2.3 –West Main Street/Columbus Place

Motion to open public comment: Rosario Second: Fiadino

Public comment: none

Motion to close public comment: Gomez Second: Fiadino

Motion to adopt: Fiadino Second: Rosario

Roll Call :

C. Vinnie Petti _abstain C. Abel Gomez_Y C. Philip Fiadino_Y

C. David Rosario _Y C. John Buckley Y

C. Anthony Pranzatelli _Y

Mayor: Ordinance will be published according to law.

Ordinance No. 2016:18 Mayor: AN ORDINANCE OF THE MUNICIPAL COUNCIL OF
THE BOROUGH OF BOUND BROOK AMENDING THE AMENDED REDEVELOPMENT
PLAN FOR REDEVELOPMENT AREA 1 PURSUANT TO N.J.S.A. 40A:12A-1ET SEQ.

Summary: Amendments to Sub-Areas – permitted uses; bulk requirements;

Ordinance has been referred to the Planning Board for review/comments.

Motion to carry over public hearing to July 26, 2016 moved by C. Fiadino;

second by C. Gomez

Roll Call : Unanimous

Ordinance No. 2016:19

Mayor: AN ORDINANCE OF THE MUNICIPAL COUNCIL OF THE BOROUGH OF BOUND BROOK AMENDING THE AMENDED REDEVELOPMENT PLAN FOR REDEVELOPMENT AREA 2 PURSUANT TO N.J.S.A. 40A:12A-1ET SEQ.

Summary: Amendments to sub-areas- permitted uses; bulk requirements; parking requirements

Ordinance has been referred to the Planning Board for review/comment.

Motion to carry over public hearing to July 26, 2016 moved by C. Fiadino;

Second by C. Gomez

Roll Call: Unanimous

Ordinance No. 2016:20

Mayor: AN ORDINANCE CREATING A NEW CHAPTER XVI OF THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF BOUND BROOK AUTHORIZING THE CREATION OF AN ABANDONED PROPERTY LIST FOR THE REHABILITATION OF ABANDONED PROPERTIES IN ACCORDANCE WITH *N.J.S.A. 55:19-54 ET SEQ.* AND THE ABANDONED PROPERTIES REHABILITATION ACT, *N.J.S.A. 55:19-78 ET SEQ.*

Motion to open public comment: Gomez Second: Rosario

Public comment: None

Motion to close public comment: Gomez Second: Rosario

Discussion: Comments from C. Buckley

Motion to Adopt: Rosario Second: Gomez

Roll Call:

C. Vinnie Petti _N_ C. Abel Gomez_Y___C. Philip Fiadino_Y___

C. David Rosario _Y_ C. John Buckley __Y_

C. Anthony Pranzatelli _Y_

Mayor: Ordinance will be published according to law.

Ordinance No. 2016:21

Mayor: AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER XIV, BUILDING AND CONSTRUCTION, OF THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF BOUND BROOK TO REQUIRE ENCLOSURE OF DUMPSTERS

Motion to open public comment: Fiadino Second: Gomez

Public comment: None

Motion to close public comment: Rosario Second: Petti

Discussion: Council comments

Motion to Adopt: Petti Second: Gomez

Roll Call:

C. Vinnie Petti _Y_ C. Abel Gomez _Y_ C. Philip Fiadino _Y_

C. David Rosario _Y_ C. John Buckley _Y_

C. Anthony Pranzatelli _Y_

Mayor: Ordinance will be published according to law.

Resolutions for final reading and final consideration:

R2016: 100

Approve 2016-2017 Liquor Licenses

Motion: C. Gomez Second: C. Fiadino All in favor: Aye

Abstain: C. Rosario; C. Petti

R2016: 101

Approve insertion of special item of revenue in the budget-Chapter 159 Alcohol Education and Rehabilitation Fund

Motion: Gomez Second: Fiadino All in favor: Aye

R2016:102

Approve the release of performance bond for Auto Zone
Block 70, Lots 9&10

Motion: Rosario Second: Pranzatelli All in favor: Aye

R2016:103

Approve the hire of Patty Howard as the part-time Arts Center District Coordinator

Motion: Gomez Second: Fiadino All in favor: Aye

R2016:104

Reaffirm the conditional designation of Reynolds Asset Management LLC as
redeveloper for Block 7, Lots 27, 28 & 29 (West Main Street) located in the
downtown redevelopment area for redevelopment of residential and mixed use
development

Motion: Gomez Second: Rosario All in favor: Aye

R2016:105

Authorize contract award to RVT Construction, Inc. –Masonry Repairs at Bound
Brook Memorial Library

Motion: Gomez Second: Petti All in favor: Aye

Unfinished Business

Tabled Resolution- Supporting Equitable State Aid for Education
Mayor announced that the resolution is withdrawn.

Mayor announced the Notice to Bidders –Solid Waste Collection Services –Bid
opening date is scheduled for September 1, 2016 at 10 a.m.-

New Business

For Approval: Special Event Permit Application

Bound Brook Revitalization Partnership-Farmers Market

Dates: July 9-September 24-2016

Time: 9 a.m. – 2 p.m.

Raindate: N/A

Location: Hamilton Street from Main to Second Street

Motion: Fiadino Second: Gomez All in favor: Aye

Abstain: C. Pranzatelli; C. Buckley

Bound Brook Revitalization Partnership-Movies in Billian Park

Dates: Wednesdays starting July 6 to August 24-2016

Time: 8:30 p.m.

Location: Billian Legion Park

Raindate: N/A

Motion: Rosario Second: Gomez All in favor: Aye

Abstain: C. Pranzatelli; C. Buckley

New Business-

Administrator announced the Bound Brook Revitalization Partnership Special Improvement District Budget was submitted for July 1-2016 to December 1-2016.

Motion to introduce the budget moved by C. Rosario;

Second by C. Fiadino

All in favor: Aye

Abstain: C. Pranzatelli; C. Buckley

Budget to be published ten days prior to hearing date of July 26, 2016

Approval of Vouchers

R2016: 106

Motion: Petti Second: Gomez All in favor: Aye

Open meeting to the public for comments

No public comment

R2016: 107

Authorize executive session for (Negotiations) @8:50 p.m.

Motion moved by C. Gomez; second by C. Rosario; All in favor: Aye

Regular meeting opened.

Motion moved by C. Gomez; second by C. Rosario to adjourn regular meeting at 9:10 p.m.

Respectfully submitted by,

Donna Marie Godleski, Borough Clerk