

**BOROUGH OF BOUND BROOK
REGULAR MEETING MINUTES -SEPTEMBER 24, 2013**

Mayor Pilato called the meeting to order at 7:30 PM with a reading of the Open Public Meetings Law Statement, Opening Prayer read by the Borough Clerk followed by the Pledge of Allegiance.

ROLL CALL

| | |
|--------------------------------|---------|
| Mayor Carey Pilato | present |
| Councilman Mark Hasting | present |
| Councilman Anthony Pranzatelli | present |
| Councilman John Miller | present |
| Councilman John Paul Levin | present |
| Councilman Vinnie Petti | present |
| Councilwoman Lisa Bogart | present |

Present:

Donna Marie Godleski, Borough Clerk
Randy Bahr, Administrator
Borough Attorney James G. O'Donohue, Esq. –Hill-Wallack
Police Chief Michael Jannone

Approval of Minutes:

Agenda September 10, 2013; September 10, 2013 Executive Session for content only
Motion: C. Hasting Second: C. Miller All in favor: Ayes
C. Bogart- abstain –absent for the executive session

Presentation of communications, petitions, etc. –None

Greetings for comments and invitation for discussion

Michele Defazio-606 Church Street

She asked the governing body if anyone was going to participate in the Middle Earth Basketball Game.

C. Hasting noted he would participate.

She asked if new trees will be planted after the Church Street road work is complete.

Mayor Pilato advised that new trees will be planted.

Mayor Pilato advised that there are many residents asking why no Belgium block is being put in. The rationale was in the March Engineers Report. It is because of the flat profile. It was authorized to set up with cement instead. This will take the water where we want it to go.

Carmen-622 Church Street

He asked why a section of Church has Belgium block. Mayor Pilato advised that it was private property owners that decided to put in on their own. He asked about the grading of the road. Mayor Pilato advised that we can check with T&M Associates as to what their standard is.

He asked when sidewalk would be done. Mayor Pilato advised that it would be the wintertime when survey is done.

Jim Suk- Office of Emergency Management Coordinator

Joe Lemire- Deputy Coordinator

Mr. Suk reported on the concerns with alerting the residents during disasters.

Our website crashed during Hurricane Irene. We were using Face book which required constant monitoring for inaccurate posting of information.

After Hurricane Irene we have been discussing an emergency radio station. We entertained an AM Radio Station. The governing body included a funding appropriation for a low power AM alert station after Hurricane Irene. Consultation began with an alert specialist. A modular system was quoted as an optimal solution for the Borough.

Mr. Lemire reported recently, the FCC has announced that a Low Power FM Radio Station filing window. The filing date is set to begin on or around October 15, 2013. The FCC is favoring Emergency/Municipal organizations. As an alternative to Low Power AM Information Radio, the Office of Emergency Management established contact with the Low Power FM/AM Consulting firm Kessler and Gehman Associates, Inc. Upon discussion it was determined that in comparison to a Low Power Am, a Low Power FM Station would be a more viable solution for this application. The FM (frequency modulation) is not subject to the causes of interference. It is a much more stable and stronger signal which will in turn reach a much wider area. We have an existing tower that would permit us to install an antenna.

From a financial standpoint, the entire cost of constructing is projected to be in the range of up to \$20,000. An upfront FCC filing fee is \$1,975.00 for the Construction Permit /License Application.

Council President Hasting recommended a resolution to authorize the filing of the application to be placed under New Business on the agenda.

Roseanne Short-169 Cherry

She asked if the governing body could not look at their electronic devices when they are on the dais. It is very distracting.

Dan Fazio-603 Church Street

He noted that he has several questions on the ordinance on the agenda for final reading.

Committee reports

Finance: C. Bogart

Councilwoman Bogart advised that the municipal budget was passed at the last council meeting.

Public Works, Bldgs., Grounds & Utilities-C. Petti

Councilman Petti read the August Activity Report into the record of minutes.

Public Safety (Police & Fire)- C. Hasting

Councilman Hasting read the August Activity Report into the record of minutes. Mayor extended a thank you to the Police Chief for the three way stop at High Street. This will cut down on the speeding.

Personnel, Administration & Ordinances- C. Pranzatelli

Councilman Pranzatelli advised that there are two resolutions on the agenda for new hires for the borough clerk's office and the construction department.

Economic Development- C. Levin

Councilman Levin advised that the committee is ready to install the "pardon our appearance" program. The total amount is \$1,500. There will no street fair on Union Avenue.

Mayor Pilato advised that the Planning Board has an application before them which is in review with the planner. This is for "Auto Zone" where the prior Thuls Auto was on Union Avenue.

Mayor Pilato advised that the Talmadge Commons Project will be demolishing two buildings that have been boarded up on the site. We will be moving toward the planning very shortly with the developer. This will be a mixed use/retail/apartments.

Mayor Pilato advised that on September 30th New Jersey Auction will auction off the old bank property on Route 28.

Zoning, Construction & Code Enforcement- C. Miller

No report.

Introduction of ordinances - None

Ordinance on Final Reading and Consideration: -

BOUND BROOK BOROUGH ORDINANCE 2013- 12 _____

AN ORDINANCE AMENDING THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF BOUND BROOK IN THE COUNTY OF SOMERSET, CHAPTER 15, HOUSING, TO ESTABLISH A UNIFORM SYSTEM FOR THE REGISTRATION OF RENTAL UNITS, THE LICENSING OF LANDLORDS, AND TO IMPOSE SANCTIONS ON LANDLORDS WHO PERMIT REPEATED VIOLATIONS OF LAW BY THEIR TENANTS.

Summary: Require persons who engage in the business of offering property for rent to obtain a license and file a registration statement. Each licensed registered operator will pay a single annual fee. Reinspection fee after denial or revocation of rental license. Penalty fees for offenses.

Motion to open to the public: C. Hasting Second: C. Levin All in favor: Ayes
Public Comment: Dan Fazio-603 Church- He asked several questions and addressed concerns with the contents of the ordinance. Mayor Pilato noted that this ordinance further clarifies what already exists.

Roseanne Short- 169 Cherry- She was in favor of the ordinance.

Paul Psak- He addressed his concerns.

Motion to close public comment: C. Pranzatelli Second: C. Hasting All in favor: Ayes

Motion to adopt: C. Pranzatelli Second: C. Miller

C. Levin suggested that the landlords inform their tenants of the ordinance upon signing a lease.

Roll Call Vote: Unanimous approval

Resolutions for final reading and final consideration:

R2013: 160

Approve the hire and appointment of Cynthia Piano as Full-Time Deputy Municipal Clerk/ Deputy Municipal Registrar

Motion: C. Pranzatelli Second: C. Hasting All in favor: Ayes

R2013: 161

Approve the hire of Joanne Awtry as Part-Time Technical Assistant for the Construction Department

Motion: C. Hasting Second: C. Pranzatelli All in favor: Ayes

R2013: 162

Approve the hire of Denzel Sanders as Part-Time Parks Maintenance Person

Motion: C. Pranzatelli Second: C. Hasting All in favor: Ayes

R2013: 163

Authorize the Tax Collector to refund overpayments of property tax-
622 Church Street; 758 Schoolhouse Lane; 623 Mountain Avenue; 511 East Second
Street; 115 Hardy Avenue; 132 LaMonte Avenue; 426 Somerset Street

Motion: C. Hasting Second: C. Levin All in favor: Ayes

R2013:164-

Approve a change order no. 4 & final to Lucas Construction for the 2011 Road Program
West

Motion: C. Miller Second: C. Hasting All in favor: Ayes

R2013:165-

Approve a change order no.1 to Lucas Construction for the 2012 Road Program

Motion: C. Levin Second: C. Hasting All in favor: Ayes

R2013:166-

Approve a change order no. 2 & final to A&A Curbing for West Main Street
Reconstruction

Motion: C. Pranzatelli Second: C. Hasting All in favor: Ayes

R2013: 167

Support the Resource Center of Somerset designating the month of October as Domestic
Violence Awareness Month

Motion: C. Levin Second: C. Hasting All in favor: Ayes

R2013: 168

Support Breast Cancer Awareness Month October 2013

Motion: C. Levin Second: C. Hasting All in favor: Ayes

Unfinished Business

Review/Action: Agreement between Sun Pacific Power Corp and the Borough of Bound Brook for bus shelter installation

Presentation was given on September 10, 2013:

Sun Pacific Power Inc. - Nicholas B. Campanella –President

Topic: Installation of bus shelters at designated New Jersey Transit bus stops within the borough .

Mr. O’Donohue, borough attorney advised the council that in reviewing the agreement it sounds like a good program but there may be an issue for the borough. The corporation is allowed to erect the bus shelters which they make money on. They can sell to someone else without going through a bid process.

The consensus of the council decided to withhold action until the next meeting.

New Business

Mr. O’Donohue, borough attorney advised that he received three (3) agreements from Somerset County to extend the Public Works Supervisor Shared Services Agreement to the end of the year.

Mayor Pilato noted good comments for the public works supervisor. He has organized the manpower very well.

Motion to extend by resolution was moved by C. Miller; second by C. Pranzatelli;

All in favor: Ayes

C. Hasting offered a motion by resolution second by C. Pranzatelli All in favor: Ayes
The Bound Brook Office of Emergency Management will submit an application for the construction/permit of a low power FM Station for the purpose of emergency management.

For Approval: Special Event Permit Application

Bound Brook Firehouse 2-

Event: Coin Toss

Date: September 28, 2013 Time: 8:00 AM to 12 PM

Location: Vosseller Avenue/ Route 28 at Traffic Light

Motion: C. Miller Second: C. Levin All in favor: Ayes

Page 7- 09/24/13

Approval of Vouchers

R2013: 169

Motion: C. Miller Second: C. Hasting All in favor: Ayes

Open meeting to the public for comments

Roseanne Short-169 Cherry

She was in favor of the borough looking into the agreement with Sun Pacific for the installation of bus shelters.

R2013: 170

Authorize executive session for (Negotiations;) Time: 9:00 p.m.
454 Union Avenue; Carriage Park;

Motion: C. Miller; second by C. Hasting All in favor: Ayes

Adjournment @ 9:30 p.m.

Motion: C. Hasting Second: C. Miller All in favor: Ayes

Respectfully submitted by,

Donna Marie Godleski, Municipal Clerk