



**TOWNSHIP COMMITTEE
TOWNSHIP OF MENDHAM
February 26, 2019
Regular Session Minutes 7:30 PM**

ROLL CALL:

Mr. Diegnan	Present
Ms. Duarte	Present
Mr. Monaghan	Present
Ms. Neibart	Present
Mayor Gisser	Present

Also present:

Matthew Petracca, Township Attorney
Debbie Bonanno, Township Administrator
Maria Coppinger, Township Clerk

SALUTE TO THE FLAG

STATEMENT OF ADEQUATE NOTICE:

Adequate Notice of this meeting of the Township Committee of the Township of Mendham was given as required by the Open Public Meetings Act as follows: Notice was given to the Observer Tribune and Daily Record on January 8, 2019. Notice was posted on the bulletin board in the township offices and notice was filed with the Township Clerk.

ANNOUNCEMENTS/REPORTS

The members of the Committee announced upcoming events that are taking place in and around Mendham Township.

OPEN TO THE PUBLIC

Mr. Monaghan moved. Ms. Duarte seconded.

All members present voted to open the meeting to the public.

No comments were presented from the public.

Mr. Diegnan moved. Ms. Duarte seconded.

All members present voted to close the meeting to the public.

APPROVAL OF MINUTES

- Workshop Meeting of December 10, 2018
Mr. Diegnan moved. Ms. Neibart seconded.
Roll call vote: All members present voted to approve except for Mr. Monaghan and Ms. Neibart who abstained.
- Regular Meeting Minutes of January 9, 2019
Ms. Duarte moved. Ms. Neibart seconded.
Roll call vote: All members present voted to approve except for Mr. Diegnan who abstained.
- Executive Session Meeting Minutes of February 11, 2019

Ms. Duarte moved. Ms. Neibart seconded.

Roll call vote: All members present voted to approve except for Mr. Diegnan who abstained.

RESOLUTIONS

2019 – 045 Resolution of the Township Committee of the Township of Mendham Approval of the 2018 Length of Service Award Program (LOSAP) Qualification List for Brookside Engine Company No. 1, Ralston Engine Company No. 1 and Mendham Township First Aid Squad

Ms. Duarte moved. Ms. Neibart seconded.

Roll call vote: All members present voted to approve except for Mr. Monaghan and Mayor Gisser who abstained.

2019 – 046 Resolution of the Township Committee of the Township of Mendham Authorizing Refund of Overpayment of 2019 Taxes

Ms. Neibart moved. Mr. Monaghan seconded.

Roll call vote: All members present voted to approve.

2019 – 047 Resolution of the Township Committee of the Township of Mendham Adopting a Change to an Existing Deferred Compensation Plan

Ms. Neibart moved. Ms. Duarte seconded.

Roll call vote: All members present voted to approve.

2019 – 048 Resolution of the Township Committee of the Township of Mendham Appointing David Guida as Interim Director of Recreation

Ms. Neibart moved. Ms. Duarte seconded.

Mr. Monaghan expressed his concern with the hiring process, noting that some of the members of the Township Committee have not met with the individual prior to him starting and that the resolution was presented after the fact. Mayor Gisser provided an explanation, noting that the Township Administrator and the liaison to Recreation, Ms. Duarte, interviewed several individuals and provided their recommendation. Ms. Duarte noted that a conversation took place in Executive Session and it is for an interim position. Ms. Bonanno explained that a hiring process was set earlier on and that for certain types of positions she would be able to move forward and make the hire.

Roll call vote: All members present voted to approve.

2019 – 049 Resolution of the Township Committee of the Township of Mendham Authorizing Discussion without the Presence of the Public – Personnel Matters and Contract Negotiations

Mr. Diegnan moved. Ms. Neibart seconded.

Roll call vote: All members present voted to approve.

2019 – 050 Resolution of the Township Committee of the Township of Mendham Authorizing the Payment of Bills

Ms. Duarte moved. Mr. Monaghan seconded.

Roll call vote: All members present voted to approve.

ORDINANCE FOR PUBLIC HEARING/ADOPTION

02 - 2019 An Ordinance of the Township of Mendham in County of Morris and the State of New Jersey Extending Affordability Housing Restrictions on The Corners at Mendham – *Introduction / First Reading was held on February 11, 2019*

Ms. Neibart moved. Ms. Duarte seconded.

Ms. Kelli Gallo from the Buzak Law Office was present to answer questions from the public and members of the Township Committee.

Mayor Gisser noted that if the Township Committee did not act on extending the affordability housing restriction on these units, then the property returns to a market rate unit and there would be a 95% / 5% split on the increase economic value. Ninety-five percent (95%) of the increase economic value would go to the municipality to be held in reserve for the specific purpose of acquiring new housing stock to put into affordable housing and the five percent (5%) of the increase would go to the property owner.

Mr. Monaghan moved. Ms. Neibart seconded.

All members present voted to open the meeting to the public.

No comments on Ordinance 02-2019 were presented from the public.

Mr. Monaghan moved. Ms. Neibart seconded.

All members present voted to close the meeting to the public.

Ms. Duarte expressed that affordable housing is good for our community and it allows us to have a greater social economic mix. She noted that the average Mendham home sold for \$900,000, which not many families could afford, so it is terrific to have opportunities for families to come into the community and take advantage of affordable housing.

Ms. Neibart asked for clarification on the reason to extend for 30 years. Ms. Gallo explained that the original controls were set for 30 years so they decide to extend for another 30 years.

Roll call vote: All members present voted to approve.

DISCUSSION

Mayor Gisser, Ms. Neibart, Ms. Bonanno and a representative from the operator met with the Mendham Sewer East (Drakewick Community) to go over the sewer treatment plan project. He also met with the Pitney Homeowners Association who had a couple of questions on other issues. He noted that the Pitney Presentation/public hearing is scheduled for March 11, 2019. The first reading of the budget is scheduled for March 26, 2019.

Mr. Diegnan thanked Ms. Diana Orban Brown for her efforts on the Pitney project.

Ms. Neibart asked that the information regarding the do and don'ts when using septic system be posted on the website. Ms. Neibart noted that Chester Township passed the DPW Shared Services resolution.

Mr. Monaghan noted that the Board of Adjustment approved an extension of the period to commence construction at the Pitney Property.

The Township Committee had a discussion on the budget process.

OPEN TO THE PUBLIC

Mr. Diegnan made a motion to open the meeting to the public. Ms. Duarte seconded. All members present voted to open the meeting to the public.

Larry Corsi – 323 Mendham Road West – Mr. Corsi suggested contacting the New Providence's Recreation Department, who are self-funded, for recreation ideas.

Ryan Guthrie – 23 Cold Hill Road – Ms. Guthrie praised the first responders for their quick response and professionalism when they responded to an emergency situation at his home. He suggested appointing Richard Brusco, if a vacancy becomes available on the Board of Adjustment. He wanted to know the direction for Police Shared Services. Mayor Gisser noted that there are many options to be considered and they are not ruling anything out on direction of the police department.

Mr. Monaghan made a motion to close the public comment section. Ms. Neibart seconded. All members present voted to close the public comment section.

The Township Committee convened into Executive Session at 8:45PM.

ADJOURN
Respectfully Submitted,

Maria Coppinger
Township Clerk

Distributed: 3/19/2019
Approved: 3/26/2019