

BOROUGH OF FAR HILLS
Borough Council Regular Meeting
MINUTES
December 27, 2022

CALL TO ORDER

Mayor Karner called the meeting to order at 7:00 p.m. and read the open public meetings statement in accordance with the law.

PLEDGE OF ALLEGIANCE

Mayor Karner led the Pledge of Allegiance.

ROLL CALL

Present: Councilman Joseph Carty, Councilman Ted McLean, Councilman Rick Rinzler, Councilwoman Sheila Tweedie, Council President Kevin Welsh, Mayor David Karner

Absent, as excused: Councilwoman Mary Chimenti

Also Present: Borough Clerk Dorothy S. Hicks, Attorney Michael Silbert

RECOGNITION

Councilman Ted McLean

Mayor Karner presented Councilman Ted McLean with a distinguished service award to recognize his three years of service on the Far Hills Borough Council. The Mayor and Council, as well as members of the public, showed their appreciation to Councilman McLean through a round of applause.

Councilman McLean expressed his appreciation and stated it was his honor and privilege to serve on the Borough Council.

REPORTS

Council President Welsh – Fire, Water, Light, Buildings & Grounds

Council President Welsh reported the trimming of the overgrown brush and removal of several decaying and hazardous trees at the fairgrounds was nearing completion.

It was noted the holiday tree would remain lighted until January 6, 2023.

Councilwoman Tweedie – Health/Sanitation

Councilwoman Tweedie reported she and Councilwoman Chimenti attended the meeting of the Sanitary Transmission Advisory Board (STAB) on December 19, 2022 in the Borough of Peapack & Gladstone. At this time, the County and Federal grant funding has not yet been received.

A brief discussion ensued regarding the grants as well as the maintenance projects planned for the Miller Lane pumping station. It was estimated that the projects would be completed within the next 18 months.

Councilman McLean – Roads

Councilman McLean reported roadwork would commence along Pennbrook Road on December 30, 2022 and would require the closure of one lane and was anticipated to be completed in one to two days. The work consists of test pit mark outs to locate the gas line in preparation for the manufacture of the castings of the storm drain inlets.

Councilman Rinzler stated potholes have occurred again along Douglas Road and inquired as to the longevity of the prior paving repairs. Ms. Hicks responded she would inquire with Bernards Township as it was a shared roadway.

Councilman Carty – Finance/Insurance

No report.

Councilman Rinzler - Police

Councilman Rinzler reviewed three resolutions on the agenda pertaining to the Police Department which included a transfer of funds due to the increase in gasoline prices, and donations made by residents to department for software and equipment. He also inquired as to improvements to the pedestrian crossing signs along Peapack Road for increased pedestrian safety.

Chief DeCarolis

Chief DeCarolis expressed his appreciation for the generous donations made to the Police Department. He stated he would review options for improvements to the pedestrian crossing signs.

Mayor Karner

Mayor Karner read the following statement:

I am a little saddened to say that tonight's Far Hills Borough Council meeting will be my last as your Mayor.

I want to thank the members of the Borough Council for their support and continuous involvement in the decisions that are so important in navigating the progress of the Borough.

I would like to personally thank our professional staff who so diligently again this year, guided and consulted the Borough as well as to each person in every Borough department, thank you!

Special thank you to Dorothy Hicks, and Joseph Sordillo, for your guidance and professionalism through my brief but significant and memorable term as Mayor.

It was a very speedy six months spotted with a few highlights:

The J. Malcolm Belcher Fairground buildings have been completely repaired and with the completion of the paint project, they are all now matching. Thank you to Council President Welsh and Jerry Bird, for overseeing this project for the Borough.

I am very proud to report that we have a newly signed lease agreement with the Atlantic Visiting Nurse for the next twenty (20) years with funds that will not only help the Borough, but that will truly benefit the Borough for years to come. Atlantic Health System will have invested, after the two roofs are completed in the next few years, over \$100,000.00 on the barn renovations. The new negotiated lease agreement will increase the bi-annual revenue currently at \$50,000.00 per year to \$120,000.00 per year. We embrace this new twenty-year relationship with Atlantic Health System.

As a Mayor & Council, we have engaged Senior Counsel Jeffrey Lehrer with the law firm, DiFrancesco, Bateman, Kunzman, Davis, Lehrer, & Flaum to provide guidance and protection over the current Residences at Overleigh affordable housing development. This along with a contract with the Otteau

Group, LLC professionals in economic and real estate analytics, to examine and prepare a detailed report on the current state of affairs of this development.

All this only to be highlighted by this year's Tree Lighting Ceremony at the fairgrounds and coordinated by the Recreation Committee with the tree donated by the Vallone family. A celebration I am sorry to say that my wife Deidre and I missed because of being struck with Covid while in Florida visiting our granddaughter. This will now remain an annual event in our wonderful Borough of Far Hills.

Recognizing all accomplishments over the last six months is healthy and in the best interest of the Borough and I can say confidently and sincerely that I trust in the abilities and professionalism of my successor as Mayor, Council President Kevin Welsh.

As most know, I am not leaving the Council but instead, as a result of the last election, retaining my seat as a member of the Far Hills Borough Council.

Lastly, I appreciate the support of my lovely wife and the residents, the people that live here, here in the same place that we all call "Our Home." There is no place better than Far Hills, N.J.

Thank you all from the bottom of my heart!

Members of the Borough Council also expressed their appreciation to Mayor David P. Karner and members of the public through a round of applause.

APPROVAL OF MINUTES

12/12/22 – Regular Meeting Minutes

Motion by Councilman Rinzler, seconded by Councilwoman Tweedie, was unanimously carried that these minutes be approved for content and release.

12/12/22 – Executive Session Minutes

Motion by Councilwoman Tweedie, seconded by Councilman Rinzler, was unanimously carried that these minutes be approved for content only.

REGULAR AGENDA

NEW BUSINESS

CONSENT AGENDA

The items listed within the Consent Agenda portion of the meeting have been referred to the Borough Council for reading and study; a copy placed on the table in the meeting room and is considered routine and will be enacted with one motion the Borough Council with no separate discussion. If separate discussion is required, the item may be removed from the Agenda by Borough Council action and placed on the Regular Agenda under New Business.

RESOLUTIONS

1. Resolution 22-170 – Authorizing Large Event Permit – Miles for Matheny
2. Resolution 22-171 – Authorizing Operation and Maintenance Services Agreement
Sanitary Sewer Transmission System
3. Resolution 22-172 – Authorizing Acceptance of Donation – Police Department
Light Bar Replacement
4. Resolution 22-173 – Authorizing Acceptance of Donation – Police Department
PowerDMS Software

5. Resolution 22-174 – Authorizing Transfer of Funds
6. Resolution 22-175 – Authorizing Payment of Bill List

Motion by Councilman Rinzler, seconded by Councilwoman Tweedie that Resolutions 22-170 through 22-175 be approved.

Roll Call:

Aye: Carty, McLean, Rinzler, Tweedie, Welsh

Nay:

Abstain:

Motion Carried.

PUBLIC COMMENT – *The Mayor and Council welcome comments from any member of the public. To help facilitate an orderly meeting and to permit the opportunity for anyone who wishes to be heard, speakers shall limit their comments to 5 minutes.*

Motion by Councilwoman Tweedie, seconded by Councilman Rinzler to open the meeting to public comment.

Chief DeCarolis expressed his appreciation to Mayor Karner for his leadership during his tenure as the Mayor of Far Hills.

Charles Schwester, 410 Lake Road, Far Hills inquired about the status of the affordable housing projects being undertaken by Mr. William Hotz with regard to constraints due to flood plain requirements. He also questioned the \$600,000.00 to be paid to Mr. Hotz by the Borough for the affordable housing projects and if there were any proforma requirements in the agreement. He also requested confirmation as to the affordable housing rents to be paid for these units.

A brief discussion ensued with Mr. Silbert responded he would review the provisions of the Hotz Affordable Housing Agreement with the Borough Attorney, Mr. Sordillo.

Mayor Karner thanked Mr. Schwester for his comments and responded the Borough would review these matters further with Mr. Sordillo.

Dr. George Mellendick, 260 Lake Road, Far Hills inquired about the fifty-four considerations pertaining to the Pulte/Errico Acres – Residences at Overleigh affordable housing development. He referenced comments made at the March and October 2022 Planning Board meetings and expressed concern regarding the delay in the review as well as the ability for public comment pertaining to the fifty-four considerations.

Mayor Karner thanked Dr. Mellendick for his comments.

There were no further comments from the public.

Motion by Councilwoman Tweedie, seconded by Councilman Rinzler to close the meeting to public comment.

EXECUTIVE SESSION

Resolution 22-176

- Attorney Client Privilege – Litigation – Affordable Housing

- Attorney Client Privilege – Contract Negotiations – Atlantic Visiting Nurse Lease

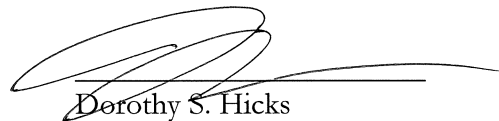
Motion by Councilwoman Tweedie, seconded by Councilman Carty was unanimously carried to approve Resolution 22-176.

RETURN TO OPEN SESSION AND ADJOURNMENT

Council President Welsh provided a brief overview of the Municipal Vacancy Law in preparation for the January 3, 2023 Reorganization meeting.

Motion by Council President Welsh, seconded by Councilman Rinzler was unanimously carried to adjourn the meeting at 8:05 p.m.

Respectfully submitted,



Dorothy S. Hicks
Borough Clerk

APPROVED – 1/3/2023