

July 6, 2021

Note: This meeting was in a hybrid format, with limited seating in the Council Chambers supplemented by teleconference for the public who could not attend.

Minutes of the public meeting of the Mayor and Council of the Borough of Dunellen held on July 6, 2021.

Mayor Jason F. Cilento called the meeting to order at 7:00 p.m. and he led the Pledge of Allegiance.

Municipal Clerk William Robins read the Sunshine Statement and called the Roll.

Present: Jason Cilento, April Burke, Jessica Dunne, Stacy Narvesen, Tremayne Reid, Trina Rios and Daniel Sigmon

On the motion of Mrs. Narvesen and seconded by Mrs. Burke it was moved to accept the Minutes of the Meeting of June 21, 2021.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

Mayor Cilento noted that Sydney McLaughlin on June 27th broke the World Record in the Women's 400-meter hurdles at the Olympic Trials with 51.9 seconds. The borough is working on plans to honor her accomplishments, including possibly naming the running track after her. Also, he congratulated Lily Yip and her Table Tennis Center. Amy Wang will be competing at the Olympics as a first alternate.

The estimated Tax Bills have been received by property owners. Chief Financial Officer Scott Olsen and Tax Assessor Dawn Guttschall are available now to answer any questions. Mayor Cilento opened the meeting to the public on this topic: No one from the public spoke. He closed this public portion.

On the motion of Mrs. Narvesen and seconded by Mr. Sigmon it was moved to accept the following:

Ordinance 2021-20

The following revisions and amendments to the Dunellen Municipal Code Chapters 115 (Zoning) and 115A (Land Development) are being Introduced for first reading on July 6, 2021. This ordinance had originally been Introduced on June 7, 2021 and forwarded to the Dunellen Planning board for review and comments. The Dunellen Planning Board did review this proposed ordinance on June 28, 2021 and forwarded comments to the Dunellen Borough Council. This amended ordinance reflects the comments made by the Dunellen Planning Board. It will be presented for Public Hearing and Adoption on August 2, 2021 at 7:00 p.m. in the Dunellen Borough Municipal Building, 355 North Avenue, Dunellen, New Jersey. Copies of this ordinance will be posted on

the Municipal Bulletin Board and will be available at the Office of the Borough Clerk for any interested members of the public.

Dunellen Municipal Code Chapters 115 and 115A are amended as follows:

Chapter 115. Zoning

Article II

Zoning Districts; Zoning Map

115-3. Enumeration of Districts

The Borough of Dunellen is hereby divided into various zoning districts as follows:

RA	Single-Family Residential
RB	Single-Family and Two Family Residential
B	Business
M	Municipal
I	Industrial

Article VI

District Regulations

115-36.1 I Industrial Zone

- A. Permitted Principal Uses. No building, structure or premises shall be used, and no building or structure shall be erected or structurally altered, except of the following uses:
1. Offices for executive, administrative, professional, and business purposes.
 2. Light Industrial manufacturing, processing and assembling of products.
 3. Warehousing, receiving, or shipping of materials provided that such materials are not of a hazardous nature.
 4. The manufacturing, compounding, processing, or packaging of food, cosmetics, perfumes, plastics of a type not producing odors.
 5. Research institutions and laboratories or industrial research, testing and product development providing there is no use of hazardous materials or testing on animals.
 6. Wholesale facilities.
 7. Brewery.

8. Distillery
 9. Winery
 10. Recreational and Amusement facilities operated for profit including:
 - a. Indoor Theaters.
 - b. Gyms, Health Clubs and Physical Training Facilities.
 11. Public Utilities.
 12. Public uses and facilities, recreational uses, community centers, and parks.
 13. Other uses that are determined by the Board to be of the same character as the above types of permitted principal uses which are not objectionable due to odor, dust, noise, vibration, smoke, or similar causes but excluding uses specifically prohibited in this chapter.
- B. Permitted accessory uses and buildings. Uses and buildings incidental to the above uses shall be permitted as provided:
1. Off street parking, loading and ramp areas.
 2. Outdoor storage provided such storage is not situated within a front yard and is sufficiently screened from view from any public or private street or residence or residential zone.
 3. Tractor and trailer storage as accessory to warehouse and distribution uses provided the trailers are not utilized for the long term storage of goods.
 4. Other uses deemed to be accessory uses that are normally ancillary to the permitted principal uses, except that factory outlet type retail stores and sales shall not be considered an accessory use.
- C. Conditional Uses. The following conditional uses may be permitted, provided all terms and conditions specified for the particular use in 115-37 are complied with:
1. Gasoline Service Stations.
 2. Public Garages and Automotive Repair Facilities.
 3. Cellular towers and Cellular communications Equipment (40:55D-46.2 of the MLUL regulates the colocation of wireless communication equipment. The Borough retains jurisdiction for the installation of new towers and equipment.)

D. Prohibited Uses. The following uses are specifically prohibited:

1. Any use not specifically permitted or determined by the Board to be of the same character as permitted principal uses listed previously are prohibited.
2. Residences of any type permitted in the RA and RB Zones.
3. Trucking Depots or terminals or truck maintenance facilities.
4. Slaughter houses and/or the keeping of farm animals.
5. The manufacturing, processing, storage of chemicals, liquids, gases, or other products that are considered hazardous and/or regulated by the NJDEP or EPA.

E. Height, area, and yard requirements for the I-Industrial zone: as specified in the schedule of regulations, 115-6 except as hereinafter provided:

1. Minimum lot area-10,000 square feet.
2. Maximum building height-40 feet. The height of any structure within the I-Industrial Zone may be increased up to 50 feet provided for any increase of in 5 foot increments an additional 5 feet shall be added to each required setback. No parapet, false façade, rooftop, or mechanical equipment may exceed 40 feet in height except with the increase of all setbacks as provided above.
3. Minimum front setback-20 feet. For any structure existing prior to the establishment of this code provided the structure is not demolished, modified, or added onto may maintain the existing front setback.
4. Minimum side setback-5 feet. When adjacent to a residence or residential zone, the required side setback shall be a minimum of 25 feet.
5. Minimum rear setback-10 feet. When adjacent to a residence or residential zone the required rear setback shall be a minimum of 25 feet.
6. Maximum Building Coverage-40%
7. Maximum Lot Coverage-75%
8. Minimum parking/driveway setback- 5 feet. When adjacent to a residence or residential zone the required setback shall be a minimum of 25 feet.

F. Off-street parking requirements: as specified within 115A-15.

G. Loading requirements: as specified within 115A-15.

H. Fencing requirements: as specified within 115-40.

I. Buffers and landscaping requirements: as specified within 115-40 except provided below:

1. All new parking areas are required to have a minimum of 1 deciduous shade tree planted for every 10 parking stalls or part thereof. The shade trees must be installed within parking area islands or within 5' of the perimeter of the new parking area.
2. All new parking areas are required to have 1 curbed landscaped island for each 30 parking stalls or part thereof.
3. When adjacent to or abutting a residence or residential zone a minimum planted buffer of 25 feet shall be provided. The planted buffer shall include solid fencing and evergreen plantings a minimum of 8 feet in height at time of planting. The minimum planting size may be increased at the discretion of the Board. Structures or uses such as, but not limited to, sheds, storage, refuse enclosures and curbing are not permitted within the buffer area.

J. Sign Requirements: All new signs shall conform with the requirements of ordinance 2013-01.

Chapter 115A-Land Development

115A-15.1 Off-street parking and loading

115A-15.1C. Minimum space requirements for off street parking areas

(27) Gyms, Health Clubs and Physical Training Facility: one (1) space per each 200 square feet of gross floor area, plus one additional space for each 300 square feet of additional gross floor area. Floor area shall not include areas used for storage which are not accessible to the public.

Dr. Robins noted that this ordinance amends the Dunellen Downtown Redevelopment Plan by bringing into it an Industrial Zone and supplying definitions. It also expands the opportunities for additional businesses in the Industrial Zone such as breweries.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Dr. Dunne it was moved to accept the following:

2021-21

**BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN,
NEW JERSEY, THAT:**

NOTICE OF PENDING BOND ORDINANCE AND SUMMARY

The bond ordinance, the summary terms of which are included herein, was introduced for first reading at a meeting of the governing body of the Borough of Dunellen, in the County of Middlesex, State of New Jersey, on June 21, 2021. It is now being presented for final passage, after public hearing thereon, at a meeting of the governing body being held July 6, 2021 at the Dunellen Borough Council Chambers, 355 North Avenue, Dunellen, NJ 08812 at 7 o'clock p.m. During the week prior to and up to and including the date of such meeting, copies of the full bond ordinance have been available at no cost for the members of the general public who have requested the same. The summary of the terms of such bond ordinance follows:

Title: "BOND ORDINANCE PROVIDING FOR THE REPLACEMENT OF A SINKING MANHOLE AND REPAIRS TO THE GRAVITY FEED/SANITARY SEWER LINE AT GERTRUDE TERRACE FOR THE SEWER UTILITY IN AND BY THE BOROUGH OF DUNELLEN, IN THE COUNTY OF MIDDLESEX, NEW JERSEY, APPROPRIATING \$150,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$150,000 BONDS OR NOTES OF THE BOROUGH TO FINANCE THE COST THEREOF"

Purpose: Various improvements to the sewer utility, including but not limited to, the replacement of a sinking manhole and repairs to the gravity feed/sanitary sewer line at Gertrude Terrace, including all work and materials necessary therefor and incidental thereto.

Appropriation: \$150,000

Bonds/Notes Authorized: \$150,000

Grant Appropriated: N/A

Section 20 Costs: \$25,000

Useful Life: 40 years

At this point, Mayor Cilento opened the meeting for public comment on the ordinance. No one from the public spoke. This portion was closed.

Dr. Dunne asked if this was coming out of our Sewer Utility budget or the regular Budget? CFO Olsen responded the Sewer Utility Budget.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Mr. Reid it was moved to accept the following:

07-06-2021: #1

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

The bills, as per the attached list, are hereby authorized for payment.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Mr. Reid it was moved to accept the following:

07-06-2021: #2

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

The resignation of Dunellen Deputy Municipal Court Administrator Lauren Colletti is accepted, effective July 23, 2021.

Dr. Dunne asked if there is a plan to replace her? Dr. Robins responded that there is a plan, guided by the rules of the Administrative Office of the Courts and that resumes are now being accepted. There will be an interview with the municipal court judge, the court administrator, a representative from the County, and a representative from the borough administration. He will distribute the process to Council members. He does not expect that the hiring process will be done by the August meeting.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Narvesen and seconded by Mrs. Burke it was moved to accept the following:

07-06-2021: #3

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

Remington & Vernick Engineers is awarded a contract for Striping Plans for the 2021 Milling and Paving Program, at a cost not to exceed \$3,500.00. Funds for this contract will come from Account # C-04-21-005-000-601.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Dr. Dunne it was moved to accept the following:

07-06-2021: #4

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

Resolution 06-07-2021: #7 is amended as follows:

The following persons are hired for summer employment in the Recreation Department’s Good Times Summer Camp. Employment will be between June 21, 2021, and August 5, 2021. These wages will be taken from the Summer Camp Line 1-01-28-370-000-136. Hiring is subject to a “No Record” status on the criminal background investigation.

All wages are per hour, except where noted, and there are no benefits.

Kelly Seader	Camp Director	\$18.00 per hour
Skylar Staats	Counselor	\$14.00 per hour
Emily Murray	Counselor	\$12.00 per hour
Elizabeth Renavitz	Counselor	\$12.00 per hour
Jacob Manna	Counselor	\$12.00 per hour
Tyler Mayer	Counselor	\$12.00 per hour
Deryn Watts	Counselor	\$12.00 per hour

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Mr. Reid it was moved to accept the following:

07-06-2021: #5

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

Nasir Tippet is hired as a part-time employee of the Parks and Recreation Department to provide maintenance and groundskeeping services to the ball fields in Columbia Park and McCoy Park during and after baseball tournaments. He will be compensated at a rate of \$15.00 per hour, working approximately 20 hours per week in the month of July, from fee funds collected by the Baseball League sponsoring the tournaments.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Mrs. Narvesen it was moved to accept the following:

07-06-2021: #6

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

WHEREAS, Angel Hands Massage, 108 North Avenue, Dunellen, NJ, has fulfilled all the requirements of Ordinance 2021-13, an ordinance requiring the licensing of massage establishments and massage therapists; and

WHEREAS, Angel Hands Massage has been inspected by the Dunellen Zoning Officer, the Dunellen Construction Office, the Dunellen Health Inspector, and approved by the Dunellen Police Department; and

WHEREAS, Angel Hands Massage has paid the appropriate fee to the Dunellen Municipal Clerk's Office.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Dunellen, that Angel Hands Massage be granted a massage license for a one-year term, commencing July 7, 2021.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mr. Reid and seconded by Mrs. Burke it was moved to accept the following:

07-06-2021: #7

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

WHEREAS, there is a need to repair the roof on the shed in Gavornik Park; and

WHEREAS, the following quotes were received for this repair:

Penyak Roofing Co., 3571 Kennedy Road, South Plainfield, NJ	\$1,500.00
My Building Solutions, LLC 34 JF Kennedy, Milltown, NJ	\$6,000.00

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Dunellen, that a contract be awarded to Penyak Roofing Co. for the repair of the roof on the shed in Gavornik Park, at a cost not to exceed \$1,500.00.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mr. Reid and seconded by Mrs. Burke it was moved to accept the following:

07-06-2021: #8

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

WHEREAS, there is a need to repave the basketball court in Gavornik Park; and

WHEREAS, the following quotes were received for this repair:

Michael Porchetta, Inc. 1202 New Market Road, South Plainfield, NJ	\$8,046.00
Hicks Paving, LLC. 43 Route 31 South, Hampton, NJ	\$9,500.00

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Dunellen, that a contract be awarded to Michael Porchetta, Inc., for the paving of the basketball court in Gavornik Park, at a cost not to exceed \$8,046.00.

Mrs. Burke asked when this could start? Mr. Miller responded the first or second week of August.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Mrs. Narvesen it was moved to accept the following:

07-06-2021: #9

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

WHEREAS, there is a need to repave the basketball court in Morecraft Park; and

WHEREAS, the following quotes were received for this repair:

Michael Porchetta, Inc.
1202 New Market Road, South Plainfield, NJ \$8,568.00

Hicks Paving, LLC.
43 Route 31 South, Hampton, NJ \$11,000.00

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Dunellen, that a contract be awarded to Michael Porchetta, Inc., for the paving of the basketball court in Morecraft Park, at a cost not to exceed \$8,568.00.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Dr. Dunne it was moved to accept the following:

07-06-2021: #10

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

SHI International Corp. is awarded a contract for the provision of computer hardware and software at a cost not to exceed \$64,983.26. This award is made under NJ State contract NAME: NASPO Computer Equipment, Contract #: MNWNC-109, 117, 119 and others.

Irene from Maestro reported that the order could be placed tomorrow. Some items would be back ordered.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Mrs. Narvesen it was moved to accept the following:

07-06-2021: #11

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

WHEREAS, it is acknowledged that the arts are an important strategy for not only cultural purposes but also fostering in tandem community revitalization and economic development; and

WHEREAS, in 2019, the Edward J. Bloustein School of Planning and Public Policy conducted a successful studio for the Borough of Dunellen on Business Improvement Districts; and

WHEREAS, the Edward J. Bloustein School of Planning and Public Policy has developed a course titled: "Graduate Planning Studio—Redevelopment—970:510:05, "Analysis of Murals as an Arts and Economic Revitalization Strategy: National, New Jersey and Dunellen Perspectives;" and

WHEREAS, the Bloustein School, in conjunction with the Mason Gross School of Arts, proposes to bring together students and faculty from both schools; and

WHEREAS, the students from the Bloustein School will work on murals' planning issues (e.g., zoning, sign regulations and relationship to master plan elements) and the Mason Gross students will work on potential mural designs; and

WHEREAS, such a collaborative effort has the promise of transforming the Dunellen Downtown Business District, to the benefit of our residents, shoppers and visitors.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Dunellen, that this murals project sponsored by the Edward J. Bloustein School of Planning and Public Policy is heartily endorsed.

Dr. Dunne asked about the earlier presentation and if any action was being taken on those? Further, any idea as to where the Murals might be placed? Mayor Cilento responded that the earlier one was on economic development for our downtown and it had some good ideas. For the murals project, the first part of the Bloustein class in Fall 2021 will be conceptual, and the Spring 2022 class could result in actualization. He understands that the murals would be financed by Rutgers.

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

On the motion of Mrs. Burke and seconded by Mrs. Narvesen it was moved to accept the following:

07-06-2021: #11-A

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

WHEREAS, Anthony Issler is a probationary officer in the Rutgers University Police Department; and

WHEREAS, Anthony Issler is seeking employment in the Dunellen Police Department; and

WHEREAS, N.J.S.A. 40A:14-178(a) provides that if a person resigns as a member of a police department of an educational institution and is appointed to a municipal law enforcement agency within 120 days of his resignation, and that person, at the time of resignation held a probationary appointment with the police department of the educational institution, the hiring municipal law enforcement agency is liable to the police department of an educational institution for the total certified costs incurred by the former employer in the examination, hiring and training of that person; and

WHEREAS, as an inducement to the Borough of Dunellen to hire Mr. Issler, he has offered to reimburse the Borough for any monetary liability which might be incurred by the Borough to Rutgers pursuant to the statute as cited above for hiring him.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Dunellen, that Mayor Jason Cilento be authorized to sign the agreement and promissory note evidencing Mr. Issler's promise to reimburse the Borough of Dunellen under N.J.S.A. 40A:14-178(a).

John Bruder stated that Mr. Issler is a police officer, currently at Rutgers University. Under the law, such a police officer in probationary status, when he leaves Rutgers, the hiring municipality is required to pay back Rutgers for the candidate's training costs. Mr. Issler by this promissory note is taking responsibility for paying back Rutgers.

Yes: Burke, Dunne, Narvesen, Rios and Sigmon

No: Reid

CONSENT AGENDA:

On the motion of Mrs. Burke and seconded by Mrs. Narvesen it was moved to accept the following:

07-06-2021: #12

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

The Treasurer is hereby authorized to issue checks to CME Associates, from the Dunellen Planning Board Escrow Account(s) listed below, for engineering work towards the following application(s):

120-126 NORTH AVENUE (WOODBURY PORTFOLIOS)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0280747	PE41	Engineering Review & Report	\$305.75
0281601	PE41	Engineering Review & Report	129.75
0283041	PE37	Engineering Review & Report	<u>2,296.75</u>
			\$2,732.25

150 NORTH AVENUE (COMMUNIPAW)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0277096	PB203	Resolution Compliance Review	\$1,527.25
0279466	PB203	Resolution Compliance Review	565.25
0280746	PB203	Resolution Compliance Review	877.00

0283712	PB203	Resolution Compliance Review	<u>222.25</u>
			3,191.75

216-234 NORTH AVENUE (VILLANI)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0283713	PB204	Site Observation	\$89.50

339 NORTH AVENUE (CHICKEN HOLIDAY)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0281603	PB202	Engineering Review & Report	\$1,354.50
0283043	PB202	Engineering Review & Report	<u>780.75</u>
			\$2,135.25

370-372 NORTH AVENUE (LILY YIP)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0280748	PB205	Engineering Review & Report	\$173.00
0281602	PB196	Engineering Review & Report	1,254.25
0283042	PB196	Engineering Review & Report	1,096.25
0283714	PB205	Engineering Review & Report	<u>179.00</u>
			\$2,702.50

390 NORTH AVENUE (MOOREHOUSE 390 LLC - CHICKEN HOLIDAY)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0281603	PB202	Engineering Review & Report	\$1,354.50
0283043	PB202	Engineering Review & Report	780.75
0283715	PB206	Engineering Review & Report	<u>1,220.00</u>
			\$3,355.25

440 NORTH AVENUE (CHELSEA BUILDERS, LLC)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0283044	PB197	Engineering Review & Report	\$850.25
0283716	PB207	Engineering Review & Report	<u>1,566.00</u>
			\$2,416.25

100 SOUTH WASHINGTON AVE – PRISM (Retail, Apartments, Clubhouse)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0281605	PE34	Site Observation	\$8,184.75
0283046	PE35	Site Observation	3,077.75
0283718	PE43	Site Observation	<u>9,000.00</u>
			\$20,262.50

BRUDNER REDEVELOPMENT - FORCE MAIN

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
0279468	PE42	Construction Observation	\$5,457.25
0280399	PE42	Construction Observation	6,877.75
0281604	PE33	Construction Observation	665.25
0283045	PE36	Construction Observation	176.00
0283717	PE42	Construction Observation	<u>6,402.75</u>
			\$19,579.00

07-06-2021: #13

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

The Treasurer is hereby authorized to issue checks to DMR Architects, from the Dunellen Planning Board Escrow Account(s) listed below, for architectural work towards the following application(s):

139 S. WASHINGTON AVENUE, DUKE PROPERTY, LLC

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
20210319	PB200	Architectural Review & Travel	\$206.33
20210426	PB200	Architectural Review & Costs	169.28

120-126 NORTH AVENUE (WOODBURY PORTFOLIOS)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
20210549	PE38	Architectural Review	\$247.50

150 NORTH AVENUE (COMMUNIPAW)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
20210320	PE199	Architectural Review	\$165.00

370-372 NORTH AVENUE (LILY YIP)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
20210427	PB201	Architectural Review & Costs	\$1,531.98

440 NORTH AVENUE (CHELSEA BUILDERS, LLC)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
20210541	PB198	Architectural Review	\$1,161.00

07-06-2021: #14

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

Be it resolved by the governing body of the Borough of Dunellen, New Jersey, that:

The Treasurer is hereby authorized to issue checks to McManimon, Scotland & Baumann, LLC, from the Dunellen Planning Board Escrow Account(s) listed below, for legal work towards the following application(s):

120-126 NORTH AVENUE (WOODBURY PORTFOLIOS)

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
179989	PE39	Professional Services	\$412.50
180621	PE39	Professional Services	300.00
181793	PE39	Professional Service	<u>1,387.50</u>
			\$2,100.00

BE IT FURTHER RESOLVED, that the Treasurer issue checks from the Borough's Redevelopment Trust Fund for legal work towards the following project(s):

TRAIN STATION REDEVELOPMENT

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
179988	21-00875	Professional Services	\$4,087.50
180620	21-00875	Professional Services	450.00
181792	21-00875	Professional Services	<u>75.00</u>
			\$4,612.50

07-06-2021: #15

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

Be it resolved by the governing body of the Borough of Dunellen, New Jersey, that:

The Treasurer is hereby authorized to issue checks to Windels Marx Lane & Mittendorf, LLP, from the Dunellen Planning Board Escrow Account(s) listed below, for legal work towards the following application(s):

150 NORTH AVENUE

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
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56486 PE40 Professional Services \$4,509.00

07-06-2021: #16

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

The Treasurer is hereby authorized to issue checks to NW Financial Group, LLC, from the Dunellen Planning Board Escrow Account(s) listed below, for financial work towards the following application(s):

528 NORTH AVENUE

<u>Inv.</u>	<u>P.O. Number</u>	<u>Purpose</u>	<u>Amount</u>
031221	PB183	Redevelopment	\$1,906.25
031221	PB183	Redevelopment	<u>205.00</u>
			\$2,111.25

Yes: Burke, Dunne, Narvesen, Reid, Rios and Sigmon

Reports:

Mrs. Rios: no report.

Mr. Reid: 1) the moratorium on evictions will be ending soon and anyone needing renters' assistance should contact the Middlesex County Housing Authority.

Mrs. Burke: 1) thank you to all who are contributing to *The Dunellen Report* and the next submission will be for the edition in late September; 2) the Dunellen Police Department will be hosting the National Night Out on Tuesday, August 3rd, Columbia Park, from 6-8:00 pm; 3) Homer Mosley of the Dunellen OEM will be hosting a local planning committee meeting tomorrow at 7:00 pm.

Dr. Dunne: 1) happy that we are continuing to be able to meet virtually so she could attend tonight; 2) the Diversity and Inclusion Committee will be meeting tomorrow night and she will be reporting on that meeting; 3) the Parking Authority will be meeting July 14th at 7:00 pm; 4) department heads should please return the Asset Inventory so the Finance Committee can make capital planning and our assets are an important initial step; 5) as to capital expenditures from past bond ordinances, the Finance Committee has prioritized the items into three categories, with those in the first category being spent, and numbers two and three on hold while the Committee undertakes its long-term planning. For example, the sign in Washington Park is in the second category. If you have any questions, please reach out to the members of the Finance Committee; 6) COVID-19 is still with us and she encourages everyone to get vaccinated and all should remain vigilant as the children are at risk and there is not a lot of information on the Delta variant.

Mr. Sigmon: 1) Summer Camp and the DACC Art Program are in progress and the children are having a lot of fun. Summer Camp is Monday through Thursday from 8 am to 3 pm and will go through August 5th. The DACC Art Program is Monday through Friday from 3 pm to 5 pm and will run until July 30th.

Mrs. Narvesen:

Department of Public Works report:

Weeks of June 21st & 28th

The DPW crew has continued to do daily cleaning of downtown and the Parks.

- Water the plants throughout the downtown.
- Lawn maintenance of the Borough properties and the parks.
- Maintain the street sweep schedule routine.
- Continued to paint yellow curbs on North Avenue & Park Place.
- Road repair on Second Street.
- Weed whacking along the stream off of South Washington Avenue.
- Sewer call on Hall Street.
- Cleaned up garbage debris on South Second Street.
- Rich serviced the pickup truck, Senior Bus, Cat Backhoe, and the Hot Box.

The next Board of Education meeting will be July 13th.

Mayor Cilento:

Suggested the advisability of creating a Virtual Meeting policy for Council. Council members had a brief back-and-forth on in-person meetings v. remote or a hybrid format to continue. Some members were in favor of a policy; others did not see the need for one. All considered in-person meetings desirable and preferred. Mayor Cilento stated that his point of view, in favor of in-person, was not intended to derogate any other member's opinion.

He noted that Council should be advised of a special meeting in July to consider the Fire House Embankment award, and possibly other matters.

Mayor's Report to the Dunellen Borough Council – Meeting Date – 7/6/2021:

Covid-19 Update:

Since my last report on 6/21/2021, we have been made aware of seven more new cases added to Dunellen's cumulative total of 853. Dunellen's cumulative death total remains at thirteen.

COVID-19 vaccinations administered in Dunellen as of July 3rd:

Total Population with Dose 1 – Moderna or Pfizer: 3,645

Total Population with Dose 2 – Moderna or Pfizer: 3,157

Total Population with Janssen Dose: 281

Overall Total administrations: 7,083

In percentages, we currently have 7% of our adult population who are course initiated (those who received one dose of a two-dose vaccine); 56% who have the course completed, and 64% of adults who have at least 1 dose of a vaccine.

Dunellen and Middlesex County's cumulative totals can be found at www.discovermiddlesex.com/total-cumulative-cases/

New Jersey COVID-19 Information Hub at: www.covid19.nj.gov.

Schedule your vaccination with the State of New Jersey with their vaccine helpline. The number is (855) 568-0545. The State support line for individuals over 75 years of age is 1-856-249-7007.

If you are in need of assistance due to a mental health crisis because of the impact of COVID-19, please text the crisis line by texting "NJ" to 741741, call the family helpline at 1-800-843-5437 or call the mental health line at 1-866-202-4357.

Capital Improvements:

- Gertrude Terrace – due to the inclement weather this week, sewer line repairs at the intersection of Gertrude Terrace and Grove Street will be postponed. Please follow our social media and website for a future update for when construction should start.

- PSE&G and NJ American Water: These utility companies will be working in various areas in Dunellen, most notably in the areas in which we will be milling and paving with Middlesex County. This is all part of our efforts to coordinate with these utility companies prior to road improvement projects.

- South Madison Avenue Culvert – It is ahead of schedule and may be completed before the August target date.

- NJDOT grants have been submitted.

- Park Improvements have been approved for Gavornik and Morecraft Park's basketball courts and roofing improvement to Gavornik Park's shed. These improvements will take place over the next several weeks. Thank you to Recreation Director Alex Miller for working to get these improvements completed.

We are working with the Municipal Alliance for a July 29th Cannabis Town Hall.

Construction Office receivables to date are over \$700,000, which is an historical number, thanks to the redevelopment going on.

Public Comment

No one from the public spoke.

On the motion of Mrs. Burke and seconded by Mrs. Narvesen it was moved to accept the following:

07-06-2021: #17

BE IT RESOLVED BY THE GOVERNING BODY OF THE BOROUGH OF DUNELLEN, NEW JERSEY, THAT:

The Dunellen Borough Council Meeting of July 6, 2021 is adjourned.

The YouTube presentation of this Council meeting can be found at:

<https://www.youtube.com/watch?v=ggk8qcPnZWo>