

The Minutes of the **Official Meeting** of the Township Committee of the Township of Cranford, County of Union, State of New Jersey on **March 5, 2019** at 7:33 p.m. in Council Chambers.

This meeting is in compliance with the “Open Public Meetings Act” as Adequate notice of this meeting has been provided by e-mailing the annual schedule of meetings to THE WESTFIELD LEADER, THE UNION COUNTY LOCAL SOURCE, THE STAR LEDGER, AND TAP INTO CRANFORD, by posting such annual meeting schedule on a bulletin board in the town hall reserved for such announcements and the filing of said notice with the Township Clerk of Cranford. Formal Action will be taken at this meeting.

Present: Mayor Patrick F. Giblin
Deputy Mayor Ann Dooley
Commissioner Thomas H. Hannen, Jr.
Commissioner Jean-Albert Maisonneuve
Commissioner Mary O’Connor

ABSENT: None

INVOCATION AND FLAG SALUTE

The invocation was led by Deputy Mayor Dooley, followed by the flag salute which was led by Girl Scouts of Cranford Flag Corps, Service Unit 48.

MINUTE APPROVAL

On motion of Commissioner Hannen, seconded by Commissioner O’Connor and passed, the minutes of the Workshop Meeting of February 19, 2019 were approved by indicated vote of the Township Committee:

Recorded vote:

Aye: Mayor Giblin, Deputy Mayor Dooley, Commissioners Hannen and O’Connor

Nay: None

Abstained: Commissioner Maisonneuve

Absent: None

On motion of Commissioner Hannen, seconded by Commissioner O’Connor and passed, the minutes of the Official Meetings of January 15 and 29, 2019 and February 19, 2019 and the Budget Workshop Meeting of February 25, 2019, were approved by indicated vote of the Township Committee:

Recorded vote:

Aye: Mayor Giblin, Deputy Mayor Dooley, Commissioners Hannen, Maisonneuve and O’Connor

Nay: None

Abstained: None

Absent: None

PAYMENT OF BILLS

On motion of Commissioner O’Connor, seconded by Commissioner Hannen and passed, the Bill List dated March 5, 2019, totaling \$5,314,419.20 was approved for payment by indicated vote of the Township Committee and is on file in the Office of the Township Clerk:

Recorded vote:

Aye: Mayor Giblin, Deputy Mayor Dooley, Commissioners Hannen, Maisonneuve and O’Connor

Nay: None

Abstained: None

Absent: None

MAYORAL ANNOUNCEMENTS

Girl Scout Week

WHEREAS, March 9th-16th, 2019 marks Girl Scout Week, as designated by Girl Scouts of the USA, a movement founded in 1912 by Juliette Gordon Low in Savannah, Georgia; and

WHEREAS, throughout its long and distinguished history, Girl Scouting has inspired more than 50 million girls and women to strive for the highest ideals of courage, confidence and character; and,

WHEREAS, through the Girl Scout leadership, girls grow strong, gain self-confidence, develop leadership skills and learn the lifelong lesson of contributing back to their communities; and

WHEREAS, Girl Scouting takes an active role in increasing girls’ awareness of opportunities available to them today in the fields of math, science, sports, technology and other professional fields that can expand their horizons; and

WHEREAS, the Girl Scouts Heart of New Jersey was formed in 2008 and capably delivered the optimal Girl Scout experience to over 28,000 young women and adults in Essex, Hudson, Hunterdon, Middlesex, Somerset, Union and Warren counties; and

WHEREAS, more than 3.8 million Girl Scouts nationwide, including in excess of 100,000 in the State of New Jersey, join in celebrating and rejoicing in this great American tradition with nearly 50 million who are former Girl Scouts and living proof of the impact of this amazing Movement; and

WHEREAS, more than 1,000 of these Girl Scout members reside right here in Cranford,

NOW, THEREFORE, I, Patrick Giblin, by virtue of the authority vested in me as Mayor of Cranford, do hereby applaud the commitment Girl Scouting has made to support the leadership development of America's girls and proudly proclaim the week of March 9th -16th as Girl Scout Week.

Special Olympics

WHEREAS, the New York Football Giants Snow Bowl ("Snow Bowl") to benefit the Special Olympics New Jersey ("SONJ") is being held at Met Life Stadium in East Rutherford, New Jersey on March 15-17, 2019; and **WHEREAS**, three teams from Cranford, the Shark Finns, Luke's Warriors 1, and Luke's Warriors 2, will be competing in this 6 vs. 6 flag football tournament on Saturday, March 16, 2019, and are fundraising in support of the Special Olympics New Jersey and its mission; and

WHEREAS, the Shark Finns have participated in the Snow Bowl since 2012, and play in honor of Finn Morin, who was born in 2011 with Down syndrome, and who participates in the SONJ Young Athletes program based at the Cranford Community Center; and

WHEREAS, the Luke's Warriors have participated in the Snow Bowl since 2018, and play in honor of Luke Brown, to celebrate his life and to raise awareness for people with mobility issues; and

WHEREAS, while the Snow Bowl may be a fundraiser for the athletes of Special Olympics New Jersey, it has also been a life changer for the athletes and their friends, families and communities who have benefitted from the funds raised to continue to support athletic training and competition for the 25,000 individuals who participate.

NOW, THEREFORE, BE IT RESOLVED, that the Township Committee of the Township of Cranford congratulates the members, past and present, of the Shark Finns and Luke's Warriors for their devotion to the SONJ cause and extends its best wishes to the teams and their families for success both on the field and in their fundraising efforts.

National Nutrition Month

WHEREAS, food is the substance by which life is sustained; and

WHEREAS, the type, quality and amount of food that individuals consume each day plays a vital role in their overall health and physical fitness; and

WHEREAS, there is a need for continuing nutrition education and a wide-scale effort to enhance health eating practices;

NOW, THEREFORE, I, Patrick Giblin, Mayor of the Township of Cranford proclaim the month of March as **NATIONAL NUTRITION MONTH** in the Township of Cranford, and I encourage all citizens to join the campaign and become concerned about their nutrition and the nutrition of others in the hope of achieving optimum health for both today and tomorrow.

Elmora Soup Kitchen – 30th Anniversary- Mayor Giblin will be presenting the proclamation at the event on March 24, 2019

Cranford Daughters of the American Revolution – 75th Anniversary

WHEREAS, the Cranford DAR Chapter was organized by Cranford women on March 7, 1944 during World War II as local residents were serving overseas. Their 75th Anniversary is being celebrated March 9, 2019 with current members attending; and

WHEREAS, The Daughters of the American Revolution is a nonprofit, nonpolitical volunteer women's service organization dedicated to preserving American history and securing America's future through better education and promoting patriotism; and

WHEREAS, any woman 18 years or older regardless of race, religion or ethnic background who can prove lineal descent from a patriot of the American Revolution is eligible; and

WHEREAS, the Crane's Ford DAR has carried out the mission of DAR by sponsoring American History Essay Contests in local schools; awarding "Excellence in American History" medals yearly to Cranford High School graduating seniors; and for presenting the "National DAR Good Citizen Award" for over 40 years promoting leadership, service and patriotism to Cranford High School seniors and additional schools. They present "Youth Citizenship Awards" yearly to Cranford elementary school students. DAR promotes the national "Constitution Week" with special programs and school participation during the week of Sept. 17-23 to raise awareness about the United States Constitution; and

WHEREAS, Chapter members volunteer at the Veterans Administration Medical Centers and support DAR "Project Patriot" for America's service personnel overseas. They also yearly recognize several Union County Junior ROTC senior students with "Citizenship ROTC Award Medals"; and

WHEREAS, Crane's Ford Chapter has recognized and awarded local citizens with National Awards from DAR for extraordinary efforts in historic preservation notably "Restoration of the Historic Cranford Murals" and also "Restoring Cranford World War I Flagpole". Cranford DAR has also recognized many individual Cranford citizens with various DAR awards over the history of the Chapter;

NOW, THEREFORE, BE IT RESOLVED, that the Township Committee of the Township of Cranford, County of Union, State of New Jersey, acknowledges and commemorates the Cranford DAR Chapter on celebrating its 75th Anniversary.

INFORMAL MEETING

Mayor Giblin opened the informal meeting portion of the meeting and asked if there were any questions or comments.

Daniel Gomez, member of the Cranford First Aid Squad, questioned Resolution No. 2019-143 which authorizes a shared service with the County of Union for Emergency Dispatching Services. Asked if the initiative has to do with money or efficiency. Has observed participating towns and found that some have benefited and others had conflicts. Questioned why this initiative was handled without the dispatchers' input when they handle 65% of the emergency coverage for Cranford. Discussed the EMS budget and questioned who would be funding the fees for this initiative.

Mayor Giblin explained that the town will absorb the costs of the radios for the volunteer First Aid Squad.

Deputy Mayor Dooley commended the First Aid Squad for doing a tremendous job. Discussed a program the Township will be participating in that will result in a 50% savings when purchasing the new radios for dispatch and the Fire Department. Stated that eight Communication Officers will remain in the Cranford Dispatch Office. Explained that this initiative will give Cranford a net savings of \$54,000 in the operating budget. Stated that the Township is required to change over to the new radios to meet federal requirements. Discussed the cost of the hardware and integration. Addressed concerns she has heard regarding this initiative and explained that the new location is a state-of-the-art facility, shared services are being mandated by the State and the Township will be saving a tremendous amount of money on the much-needed equipment. Spoke about the high turnover in the department.

Mr. Gomez encouraged the Township Committee to check with the towns that have experienced issues with this shared service.

Deputy Mayor Dooley will follow up.

Mayor Giblin explained that a large amount of the calls received by the Police Department are non-emergency and will continue to be received locally here in Cranford. Also explained how difficult it is to fully staff the position.

Deputy Mayor Dooley stated that it is a challenge to fill the eight spots.

Charles Hallax, Captain of the Cranford First Aid Squad, feels that the shared services will end up costing the Township more money because there is the cost to dispatch. Questioned if the Township will incur the fees or will the department be responsible.

Deputy Mayor Dooley explained that the Township will have to pay \$54,000 over the dispatching costs.

Mr. Hallax informed the public that the department is volunteer.

Deputy Mayor Dooley explained how Cranford handles its ambulance services.

Marie Mayer, 607 Hory Street, discussed Resolution No. 2019-145 which authorizes a contract of sale for 83 Myrtle Street. Strongly objects to the proposed sale of this property because it provides a noise barrier and visual buffer from local traffic and the Garden State Parkway. Discussed the Master Plan and the importance of trees to urban and suburban areas. Feels this contradicts the plan to develop the property at 83 Myrtle Street. Explained that this area is not in a flood zone by still faces unmanaged flooding in the streets which becomes ice in the winter months. There are no sewers in the neighborhood and that land serves as a runoff. Expressed concern with building on that land as it might exacerbate water issues and eliminate the noise buffer. Thanked Commissioner O'Connor for understanding the residents' concerns and for facilitating a meeting between the builder and the neighboring residents. Appreciates that the resolution refers to addressing the concerns of the residents especially the adjustment of the setback of the buildings. Feels the land should be used as a transitional tract between the commercial area of the business park, the parkway and the neighborhood. Has concerns of the impact this will have on the property values. Thanked Mayor Giblin for viewing the parcel at the residents' vantage point. Finds it disappointing that the residents found out about this transaction a few months ago through social media and not through the Township. Residents were told there were no additional projects proposed for that area but the 2018 Master Plan shows additional projects for various lands in the neighborhood. Would like an explanation of what to expect long term.

Mayor Giblin stated that this is the only proposal for the land.

Ms. Mayor questioned if Mayor Giblin had seen the Master Plan proposals for Myrtle Street.

Township Attorney Cooper clarified that there are no current plans to develop that specific lot.

Ms. Mayor asked if the Township will be actively seeking additional projects in that tract of land. Would like a straight answer from the Township Committee.

Deputy Mayor Dooley stated that she does not know of any additional projects being proposed for Myrtle Street. Mentioned that she serves on the Planning Board and the Zoning Board of Adjustment.

Township Attorney Cooper explained that there currently are no plans for development of that property and is not aware of any solicitation for development. Stated that the Master Plan states that the land is suitable for future affordable housing.

Ms. Mayor is concerned with the property being designated as mix-use.

Deputy Mayor Dooley discussed the affordable housing round designation for certain parcels on Myrtle Street.

Discussion held regarding the process to amend the affordable housing plan.

Ms. Mayor feels the property is serving its purpose appropriately as a transition area between commercial property, the parkway and a residential neighborhood. Strongly urges the Township Committee to rezone the area.

Jack Ryan, 706 Hory Street, agrees with the previous comments made. Stated that the residents were misled at the December Planning Board meeting. Feels there is intimidation with Builder Remedy Lawsuits. Feels the Township should hire competent lawyers and fight Builders Remedy lawsuits or rezone the open space since the Master Plan is in the process of being amended. Will organize as many residents as he can to vote against candidates that are in favor of this project. There are a lot of upset residents between the development going on in town and the rezoning of the school system.

Joanne Ryan, 706 Hory Street, feels misled by the Planning Board members.

Commissioner Hannen apologized for Ms. Ryan feeling misled.

Jack Ryan (continued 2nd time), stated that he discussed this matter two years ago with Commissioner Hannen who recently told him that there were no set plans for the property. Mentioned that Commissioner O'Connor and Mayor Giblin are the only Commissioners that visited the property.

Thomas Kash, 586 Ludlow Avenue, moved to this town a year and a half ago specifically in that area because of the suburban feel of the tree line. Explained that his neighborhood is surrounded by commercial areas and the trees provide privacy and a buffer from the noise. Was told by the Township Committee a few months ago that there were no specific plans for this property. Feels this project was being planned out with the Township Committee's knowledge. Discussed an email two residents received from Commissioner Hannen regarding plans for the property.

Commissioner Hannen stated that he was not aware that there was a mixed-use designation on Myrtle Street. It was brought to his attention by a resident through email and he suggested a neighborhood deli for the retail portion. Does not feel mixed use is viable for that area but does feel a group home is an appropriate use which will net the Township 8 (eight) affordable housing units.

Mr. Kash feels this project will destroy the residential aspects of the community.

Commissioner Hannen's indication has been that the two properties in question would be housing special needs individuals which would be appropriate for that area. Feels this is an appropriate extension of the Township helping residents in the community. Is in favor of taking a look at the mix-use designation in the future.

Mr. Kash discussed a comment made at a Planning Board meeting in December that makes him feel the Township Committee was well aware of the plans for the project.

Commissioner Hannen explained that he did not expect such resistance from the community in regards to providing homes for special needs individuals. Questioned Mr. Kash how he would fulfill the affordable housing obligations. Explained that this scenario will not impact the school systems.

Mr. Kash stated that he does not have an issue with housing for individuals with special needs. He feels the designation needs to be rezoned and the Township should be utilizing vacant property instead of developing on small parcels of land.

Deputy Mayor Dooley stated that the Township adopted an abandoned property act two years ago for that purpose. Explained that during the capital budget a discussion was held regarding the amount of funds to reserve to purchase the right homes to start integrating affordable housing organically.

Joanne Ryan (continued), explained that it has nothing to do with who will be living in the home. She is a Supervisor of Special Services. Stated that there are already a couple group homes in that neighborhood. Wants to protect the property from development.

Diane Price, 612 Hory Street, stated that the group homes in the neighborhood provide high traffic. Feels there is another place in town where a group home can be built. Supports the town but feels there is too much development going on. Expressed concern with the amount of traffic that will be created at night.

Thomas Madden, 188 Locust Drive, has a special needs daughter and it is concerning for parents when their special needs children reach a certain age. Supports the project because group homes are needed. Encouraged the Township Committee to vote in favor of it.

Jack Ryan (continued 3rd time), residents can vote for who ever they want. The Myrtle Street neighborhood helps many who are less fortunate. It is not about what's being built, it's about developing on open space and enhancing the existing flooding issues.

Rosanna Bryam, 208 Dietz Street, feels the amount of traffic makes it an unsafe place to build any structure. Confused about the zone designation. Does not feel this area is suitable for people with special needs because of the high volume of traffic. Has confidence in the Township Committee that they will do the right thing.

Mark Mayor, 607 Hory Street, does not support the proposed sale and development of the parcels on Myrtle Street. This property creates a noise buffer from the Garden State Parkway and creates a transition zone from the industrial park. The level of noise would become significant without the trees which would adversely impact the property values and wildlife.

Denise McDermott, 702 Hory Street, lifelong resident of Cranford. Discussed the amount of traffic from events held at Memorial Field which is currently buffered by the woods on Myrtle Street. Disappointed how things are being turned around. Explained that the neighbors are against the development because it is a small piece of property that protects the neighborhood.

Theresa Ramos, 615 Hory Street, does not understand how the Township Committee can vote for development on Myrtle Street. All the residents in the neighborhood are against the development on any Cranford public land on Myrtle Street. Clarified that the area needs to be rezoned as open space that can never be built on. Has video footage for anyone interested in watching of the noise around her property during the winter season. Stated that everyone in the neighborhood is ok with having another group home in the area. Finds it interesting that public land on Bryant Street was sold and trees taken down but was not developed. Thinks that land should be looked at for development. Discussed an affordable housing document from 2013 that was prepared by Birdsall Services Group Engineers and Consultants regarding the removal of Myrtle Street from the plan. Also discussed the 2018 affordable housing plan created by Harbor Consultants and a proposal submitted by Monarch Associates in anticipation of the affordable housing plan being approved. Feels the plan should have never been reintroduced.

Township Attorney Cooper explained that it was not reintroduced, the site was identified as a Realistic Development Potential (RDP) site in 2013. This proposal was never contingent on the affordable housing plan, it is independent.

Deputy Mayor Dooley stated that because the land exists it automatically generates a realistic development potential addition.

Township Attorney Cooper explained that the site was never removed from the list of sites that generates the affordable housing obligation.

Deputy Mayor Dooley explained that the site was removed from building consideration in 2013 because the housing obligation was satisfied. She then noted that the Township is in the second round and all vacant lots must be looked at for development to satisfy the new requirements.

Township Attorney Cooper stated that the plan adopted in December 2018 identifies 105 units. He stated that this project will satisfy eight of them.

Commissioner Hannen explained that every time a new round is generated by Council on Affordable Housing (COAH), all vacant land in the Township must be looked at.

Ms. Ramos suggested land on Bryant Street be used for development.

Discussion held regarding vacant land in the Township and removal of the trees that are on the Myrtle Street property.

Mayor Giblin stated that he had a discussion with the developer who stated that the larger trees would not be removed.

Deputy Mayor Dooley stated that the resolution has been modified to state that the mature trees would be preserved.

James Carvalho, 9 Orange Avenue, questioned the procedure the Township Committee follows when voting on the consent agenda. Discussed Resolution No. 2019-145 which authorizes the sale of 83 Myrtle Street. Asked several questions: 1) the sale price of the land and why does it not appear in the resolution; 2) what state statute justifies the sale of the property; 3) why does the name of the developer not appear in the resolution; 4) what is the relationship between Monarch and AVIDD Community Services; 5) what is the contractual relationship between Monarch and the Township that was discussed at the April 2018 meetings; 6) who commissioned the

drawing of the proposed development in the proposed housing plan and why was it commissioned in May 2017; 7) why was the drawing commissioned two years ago but made public only months ago; 8) why was another parcel of land on Myrtle Street sold to Harbor Consultants by the Township with no affordable housing requirement. Stated that three Township Committee members are serving the town in part with help from campaign contributions from Harbor Consultants. Feels those Township Committee members should not be discussing or voting on any business involving their contributor.

Township Attorney Cooper addressed a couple of Mr. Carvalho's questions. Stated that the purchase price of the property was for \$1 to a nonprofit organization. A draft of the contract was circulated to members of the neighborhood that asked for it.

Mr. Carvalho discussed Resolution No. 2019-146 which awards a contract to Maser Consulting for in-house engineering services. Maser Consulting served the township as its engineer from 2015 to 2017. Feels its service during that time should disqualify it from serving the Township again. Discussed the first Workshop meeting he attended where he questioned the Paving Program. At that time, he questioned how roads were chosen and the Township Committee and Township Engineer could not answer. There is no record as to how or why Maser Consulting chose certain streets or if they even went out to visit the sites. Discussed minutes from various Workshop meetings where Deputy Mayor Dooley questioned the monitoring of invoices and billing practices from Maser Consulting. Mentioned that Maser Consulting is one of the two outside contractors that have made campaign contributions to Committee members and then received no-bid contracts. All these examples should disqualify Maser Consultants from consideration to serve the town.

Terry McKeon, AVIDD Community Services, introduced himself to the public and stated that he will stay after the meeting to address any questions the public may have.

Hearing no further comments, Mayor Giblin closed the informal meeting portion of the meeting.

FIVE MINUTE RECESS

ORDINANCES – Final Reading and Public Hearing

Ordinance No. 2019-02:

The Township Clerk read by title only Ordinance No. 2019-02 entitled, "AN ORDINANCE TO AMEND THE CODE OF THE TOWNSHIP OF CRANFORD, CHAPTER 306 PARKS AND RECREATION, ARTICLE III: COMMUNITY POOLS, SECTION 306-10 POOL MEMBERSHIP FEES."

Said ordinance having been advertised and posted in accordance with law, Deputy Mayor Dooley opened the public hearing. Hearing no comments, Deputy Mayor Dooley closed the public hearing. On motion of Deputy Mayor Dooley seconded by Commissioner O'Connor and passed, said ordinance was adopted by indicated vote of the Township Committee:

Recorded vote:

Aye: Mayor Giblin, Deputy Mayor Dooley, Commissioners Hannen, Maisonneuve and O'Connor

Nay: None

Abstained: None

Absent: None

RESOLUTIONS – By Consent Agenda

On motion of Commissioner Hannen, seconded by Commissioner Maisonneuve and passed, the following resolutions were adopted by consent agenda:

Resolution No. 2019-136:

BE IT RESOLVED that the Township Committee of the Township of Cranford hereby authorizes application to the County of Union in connection with the Union County Infrastructure and Municipal Aid grant program for 2019; and

BE IT FURTHER RESOLVED that the Mayor and Township Clerk are hereby authorized to sign any and all documents necessary in connection with said applications.

Resolution No. 2019-137:

WHEREAS, distracted driving is a serious, life-threatening practice that is preventable; and

WHEREAS, distracted driving can result in injuries and deaths to all road users (motorists, pedestrians and bicyclists); and

WHEREAS, distracted driving occurs when drivers divert their attention away from the task of driving to focus on another activity instead; and

WHEREAS, in 2014 alone distracted driving-related crashes resulted in 3,179 deaths and 431,000 injuries on our nation's roads; and

WHEREAS, in New Jersey distracted driving was listed as a contributing circumstance in more than 804,000 crashes between 2011-2015; and

WHEREAS, the State of New Jersey will participate in the nationwide *Distracted Driving 2018 Crackdown* from April 1 - 21, 2019 in an effort to raise awareness and decrease driver distraction through a combination of enforcement and education; and

WHEREAS, the national slogan for the campaign is *UDrive. UText. UPay*; and
WHEREAS, a reduction in distracted driving in New Jersey will save lives on our roadways;
THEREFORE, BE IT RESOLVED that the Township of Cranford declares its support for the *Distracted Driving 2018 Crackdown* both locally and nationally from April 1 - 21, 2019 and pledges to increase awareness of the dangers of distracted driving.

Resolution No. 2019-138:

BE IT RESOLVED that the Township Committee of the Township of Cranford hereby authorizes the closure of Municipal Lot No. 1 on Sunday, May 19, 2019 from 5:00 PM to 7:00 PM for the Town-wide Barbecue and Municipal Lot No. 3 from 5:00 AM to 3:00 PM for the Cranford Bike Tour.

Resolution No. 2019-139:

BE IT RESOLVED by the Township Committee of the Township of Cranford on the 5th day of March, 2019 that the following checks will be refunded by the Tax Collector to the lien holder according to statutory requirements:

Redemption of Certificate# 18-00008

Block 333 Lot 2 – 500 North Ave E .
 BB 316 Investments LLC
 316 Forest Avenue
 Lakewood, NJ 08701

Refund: \$37,562.13
 (9-01-55-000-010-029)

Premium: \$8,000.00
 (T-15-00-000-106-000)

Resolution No. 2019-140:

BE IT RESOLVED by the Township Committee of the Township of Cranford, at a meeting held March 5, 2019, that the resignation of Anthony Aurelio, a Communications Officer within the Cranford Police Department be and hereby is accepted, with regrets, effective February 27, 2019.

Resolution No. 2019-141:

WHEREAS, prior years General Capital Fund Receivable balance exists in the records of the Township of Cranford; and

WHEREAS, the balance of the NJDOT grant that will not be received is as follows:

ORD #2018-191 Pedestrian Safety Improvement to Eastman Street \$200,000.00

WHEREAS, certain General Capital Improvements appropriated balances remain dedicated to projects now and completed; and

WHEREAS, it is necessary to formally cancel said unfunded balances:

ORD #2018-191 Pedestrian Safety Improvement to Eastman Street \$200,000.00

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Cranford, in the County of Union and State of New Jersey, that the Chief Financial Officer be and the same is hereby authorized to cancel the balances from the records of the Township.

Resolution No. 2019-142:

WHEREAS, on or about January 4, 2019, PSE&G submitted a Maintenance Bond in connection with the Energy Strong Hardening-Cranford Substation Civil Site Improvements, effective December 14, 2018 to December 14, 2020; and

WHEREAS, the Township's Engineering Department, per correspondence dated February 28, 2019, has recommended the release of the Performance Bond previously submitted by PSE&G;

NOW, THEREFORE, BE IT RESOLVED that the Township Committee of the Township of Cranford hereby authorizes the release of the Performance Bond to PSE&G in connection with the Energy Strong Hardening-Cranford Substation Civil Site Improvements.

Resolution No. 2019-143:

Moved to Roll Call Vote (See below)

Resolution No. 2019-144:

BE IT RESOLVED, by the Township Committee of the Township of Cranford, at a meeting held March 5, 2019 that Jason Bottcher be, and hereby is, appointed as Zoning Officer effective March 6, 2019.

Recorded vote:

Aye: Mayor Giblin, Deputy Mayor Dooley, Commissioners Hannen, Maisonneuve and O'Connor

Nay: None

Abstained: None

Absent: None

RESOLUTIONS – By Roll Call Vote

On motion of Commissioner Maisonneuve, seconded by Deputy Mayor Dooley and passed, the following resolution was adopted by **roll call vote**:

Resolution No. 2019-145:**RESOLUTION AUTHORIZING THE EXECUTION OF THE CONTRACT FOR THE SALE OF REAL ESTATE OF A CERTAIN PROPERTY KNOWN AS Block 573, Lots 10 and 12.03 a/k/a MYRTLE STREET, CRANFORD, NEW JERSEY.**

WHEREAS, the Housing Plan Element and Fair Share Plan for the Township of Cranford, Union County, New Jersey, adopted on April 3, 2013, identified the Myrtle Street property as available for the development of affordable housing units; and

WHEREAS, the current Housing Plan Element and Fair Share Plan for the Township of Cranford, Union County, New Jersey which was adopted on December 12, 2018, has designated eight (8) units of Affordable Housing to be developed on the Myrtle Street property; and

WHEREAS, AVIDD Community Services of New Jersey, having offices located at 92 Broad Street, Denville, New Jersey 07834, is a non-profit organization which provides services to individuals with developmental disabilities, including the procurement of housing for such individuals so that they can live within local community settings; and

WHEREAS, the Township of Cranford (“Seller” or the “Township”) and AVIDD Community Services of New Jersey, Inc. (“Buyer”) desire to enter into an Agreement for Sale of Real Estate for the construction of two (2) single family homes, consisting of four (4) bedrooms each, which will qualify as eight (8) affordable housing units; and

WHEREAS, the real property consists of approximately .919 acres of vacant land that is currently part of Block 573, Lots 10 and 12.03 of the current Tax Map of the Township of Cranford, County of Union, State of New Jersey and commonly known as Myrtle Street, Cranford, New Jersey (the “Property”); and

WHEREAS, the Buyer will agree to submit and execute any documents required by the Township of Cranford to qualify the property for credits from the Council on Affordable Housing (“COAH”) including any affordability controls that COAH may require, subject to HUD approvals; and

WHEREAS, the Buyer has agreed to consider revisions to its Site Plan to address residents’ concerns, including to maximize the retention of mature trees located on the lot, and a potential variance to the front set-back requirements to increase the distance between the development and the properties directly behind it; and

WHEREAS, Purchaser and Seller intend to memorialize their agreement by executing a Contract for the Sale of Real Estate attached herein; and

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Cranford, in the County of Union, New Jersey does hereby authorize execution of the Contract for the Sale of Real Estate with the following provisions in substantially the same format attached thereto.

COMMISSIONER COMMENTS

Commissioner Hannen stated that he will be voting in favor of this resolution taking into account all the concerns expressed by residents. More work may need to be done as the Township moves forward with the development in order to satisfy the residents’ concerns. Apologized if the public has taken his comments as him being insincere, that was not his intent. Will work on remedying that in the future.

Commissioner O’Connor stated that she met with Mr. McKeon from AVIDD on a number of different issues. Concerned with hearing about additional development along that parcel of land. Would like to work with Mr. McKeon to figure out an alternative location for these group homes. Feels the abandoned properties in town could be a solution. Does not feel comfortable moving forward with this project because of the concerns expressed by the residents. Believes AVIDD is willing to work with the residents to overcome some objections. Would like to explore other options if possible. Believes in the group home process, feels it is an excellent use of land and addresses the Township’s use of affordable housing in the best possible way.

Deputy Mayor Dooley is concerned with future density in the neighborhood after the construction of the two group homes on Myrtle Street. All of the Township Committee members approved the affordable housing plan that was filed with the court. This is a difficult decision with all the valid points the residents brought to the Township Committee. Is concerned that there will be more density in that area than what was proposed. Listened to the people’s concerns carefully with three major take-aways: 1) concerns about losing the wooded buffer, 2) additional traffic in the area and 3) having individuals with disabilities in an area that is not suitable for additional ambulatory traffic. As a result, she requested to change the resolution to preserve some of the wooded buffer. Does not feel the individuals that will be living in the home are of any concern regarding an increase in vehicular traffic or ambulatory traffic. Does not see a perfect solution but feels what she has addressed are mitigated factors in the major concerns the neighborhood referenced. It is consistent with the Master Plan and the Township is in a conundrum regarding the affordable housing plan. These group homes make a better quality of life for the resident and their families. All the concerns that were expressed tonight have her seriously considering the proposal for the property adjacent to 83 Myrtle Street. Has her focus on parents of adult disabled and will be voting in favor of this resolution.

Commissioner O’Connor added that she shares Deputy Mayor Dooley’s concerns regarding additional density in the future. Would have no problem with the development if she knew for a fact that it would stop at the two group homes. Has an issue with constructing a mix-use development in that neighborhood. Does not have enough facts to vote for the resolution.

Deputy Mayor Dooley stated that the Township is dealing with a Judgement of Repose. The Township has to follow through and execute its plan. Hopes that the efforts made to mitigate the resolution and the type and nature of the resident that AVIDD will be serving there provides a little bit of relief.

Recorded vote:

Aye: Mayor Giblin, Deputy Mayor Dooley, Commissioners Hannen and Maisonneuve

Nay: Commissioner O'Connor

Abstained: None

Absent: None

On motion of Commissioner Maisonneuve, seconded by Commissioner O'Connor and passed, the following resolution was adopted by **roll call vote**:

Resolution No. 2019-146:

WHEREAS, the Township of Cranford requires an expert to provide engineering services; and
WHEREAS, the Township of Cranford advertised a Request for Proposals (RFP) for engineering services through a fair and open process in accordance with N.J.S.A. 19:44A-20.4 et seq.; and

WHEREAS, the Township of Cranford deemed that the background, experience and qualifications of the respondent herein satisfy the criteria set forth in the RFP.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Cranford, New Jersey, as follows:

1. **Maser Consulting, 400 Valley Road, Suite 304, Mount Arlington, New Jersey 07856** be and hereby are awarded a contract to perform in-house engineering services at a fee not to exceed \$25,000; and
2. The Mayor and Municipal Clerk are hereby authorized and directed to execute a contract with Maser Consulting; and
3. This contract is awarded pursuant to the "fair and open" process (N.J.S.A. 19:44A-20.5 et seq.) and;
4. This contract is conditional upon the Chief Financial Officer's certification as to the availability of funds.

BE IT FURTHER RESOLVED that said contract amount shall be charged to Account No. 9-01-20-165-100-214.

COMMISSIONER COMMENTS

Commissioner Hannen takes into account the comments that were heard this evening. The reason for this resolution is because the Township Engineer has moved on to more lucrative areas. This is a transition period until the Township hires a new Township Engineer. There are projects on the books that need to be moved forward. Believes the new Township Administrator will manage Maser Consultant's invoices. Will be voting in favor of this resolution.

Commissioner O'Connor disclosed that she has received a campaign contribution from Maser Consulting in 2016. Was surprised when she ran in 2013 to find out that residents' number one concern was the condition of the roads instead of property taxes. Decided after she won to take road repair seriously. With the hiring of Maser Consulting 58 roads were paved in two and a half years. Also the Phase 2B flood control project was restarted and funded by a bond in 2016. Discussed other projects that were started and completed during those years. Will be voting in favor of the resolution because her experience with Maser Consulting is that they did an excellent job for this town. Also, during a transitional period, the firm has institutional knowledge.

Deputy Mayor Dooley does not agree with the factual recitation of accomplishments.

Mayor Giblin stated that this is a transition period until the Township decides to hire a Township Engineer or continue with outsourcing. The Township needs to move forward with someone who has some institutional history of Cranford.

Commissioner Maisonneuve stated this is the Township's best interim option.

Recorded vote:

Aye: Mayor Giblin, Commissioners Hannen, Maisonneuve and O'Connor

Nay: Deputy Mayor Dooley

Abstained: None

Absent: None

On motion of Deputy Mayor Dooley, seconded by Commissioner Maisonneuve and passed, the following resolution was adopted by **roll call vote**:

Resolution No. 2019-143:

RESOLUTION AUTHORIZING THE EXECUTION OF A SHARED SERVICES AGREEMENT FOR THE OPERATION OF EMERGENCY DISPATCHING SERVICES

WHEREAS, Cranford has expressed an interest in joining the County to establish a shared dispatching service; and;

WHEREAS, pursuant to the proposed arrangement the County would serve as Cranford's 9-1-1 public safety answering point for dispatching Cranford's emergency services, including Fire and EMS; and

WHEREAS, the purpose of this Shared Services Agreement is to establish a program for the shared dispatching services and to set forth the responsibilities of the Parties under this Agreement.

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Cranford, in the County of Union, New Jersey does hereby authorize execution of a Shared Services Agreement for Emergency Dispatching Services with the County of Union in substantially the same format attached thereto.

COMMISSIONER COMMENTS

Commissioner Hannen thanked Police Chief Greco, Lieutenant Lubin and Fire Chief Czeh for their efforts in saving taxpayers money. Commended the Township Committee for moving forward with this initiative. Has concerns with outsourcing dispatching services with Union County. Provided a brief history of the department and explained why he does not agree with this initiative. Will be voting against this resolution.

Deputy Mayor Dooley explained that there have been issues with the staffing levels for that position for many years.

Mayor Giblin stated that he will be voting in favor of this resolution. The town relies heavily on the Police and Fire Departments. This initiative was a result of the recommendation of the Fire Chief, Police Chief and OEM Director.

Commissioner O'Connor feels it's important for residents to understand that the Township Committee expects this initiative to work well for Cranford. If they feel it is not working out then it will have to be looked into. The safety of the residents is paramount. Will be voting in favor of the resolution.

Recorded vote:

Aye: Mayor Giblin, Deputy Mayor Dooley and Commissioners Maisonneuve and O'Connor

Nay: Commissioner Hannen

Abstained: None

Absent: None

PUBLIC COMMENTS

Mayor Giblin opened the public comments portion of the meeting and asked if there were any questions or comments.

Barbara Krause, 20 Pittsfield Street, Thanked the Township Committee for honoring the Daughters of American Revolution (DAR) this evening. Provided a brief history of the Township of Cranford as pertains to DAR. Thanked the Cranford Historical Society for all their research. Thanked everyone who served/serves this country for giving all the residents the benefits we have today.

John E. Pritchard, 42-44 West Holly Street, believes the Township Committee should support Assemblyman Bramnick's campaign to end court ordered land management because it will inflate property taxes. Feels residents should always remember those who served our country and those who were lost during war. Sang a song in support of the military, and urged the Township Committee to request that legislators reactivate Muhlenberg Hospital and other hospitals in the area due to their proximity to Ground Zero.

Dr. Frank Krause, 20 Pittsfield Street, discussed the legalization of marijuana in New Jersey. Feels it is important for all the citizens to be serious about this issue. Read an article from the February 28, 2019 Westfield Leader regarding issues the Cranford Police Department has been facing over the past three days. Hopes the legislation is voted down. Would like to know how the Township Committee feels about this issue.

Rita LaBrutto, 104 Arlington Road, discussed the reappointment of Maser Consulting as the Township Engineer. Hopeful that they will revisit the North Avenue Pedestrian Improvements Project that they engineered and make appropriate improvements. Feels that no one disputes the necessity and benefits of group homes. Does not like the mix-use designation on Myrtle Street. Does not feel a resident of a group home would generate additional traffic, it would be related to the visitors or employees. Mentioned that there are 45 affordable housing units on North Avenue. Hopes public meetings will be held if there is potential for development to get residents' input on the Concept Plan. Also hopes that the Union County Dispatching Agreement was tested.

Deputy Mayor Dooley stated that the program is being utilized by many other municipalities. Explained that the Township is mandated to buy the equipment which will be integrated.

Ms. LaBrutto feels it would be beneficial of the Planning Board to obtain copies of the affordable housing transcripts. Does not see an additional cost for sending a document to the Planning Board or posting it to the Township website.

Tom Madden, 188 Locust Drive, discussed children with special needs. Feels there is not enough housing for people with special needs or senior citizens. Many of the individuals do not need to live in a group home, they

can live in apartments.

Theresa Ramos, 615 Hory Street, feels the Township needs to ask Harbor Consultants how they can revisit 1) the Housing Element and Fair Share Housing Plan and 2) the additional lots on Myrtle Street that have not been voted on for potential development. Would like to residents to know ahead of time so they can be active participants with the process.

Hearing no further comments, Mayor Giblin closed the public comment portion of the meeting.

PROFESSIONAL COMMENTS

Township Administrator Jamie Cryan

- Announced that the newsletter has been completed and will be mailed out tomorrow;
- Thanked the Department of Public Works for their efforts with plowing the streets;
- Wished everyone a Happy St. Patrick's Day.

COMMISSIONER REPORTS/COMMENTS

Commissioner Mary O'Connor

- Thanked the Girl Scouts for leading the flag salute this evening;
- Congratulated the DAR on celebrating its 75th Anniversary;
- Thanked the Department of Public Works for their efforts with plowing the streets and the Police and Fire Departments for keep the residents safe during the storms. Encouraged residents to thank the public safety members for their hard work;
- Wished everyone a Happy St. Patrick's Day.

Commissioner Thomas H. Hannen, Jr.

- Thanked the Girl Scouts for leading the flag salute this evening;
- Thanked the Special Olympics for coming out to receive their proclamation;
- Thanked the residents who attended tonight's meeting and for giving feedback to the Township Committee regarding the proposed development on Myrtle Street. Will take all the comments into account as the Township moves forward.

Commissioner Jean-Albert Maisonneuve

- Thanked the Department of Public Works for their efforts with plowing the streets. Urged residents to kept their cars off the street during inclement weather conditions;
- Thanked the Cranford Dramatic Club for having some of the Township Committee perform on stage. It was an interesting experience. Thanked the residents for supporting the Cranford Dramatic Club, its been around for over 100 years;
- Wished his son a Happy Birthday.

Deputy Mayor Dooley

- Announced that March is Developmental Disability Awareness Month;
- Thanked all the residents for coming out tonight and for sharing their opinions.

Mayor Patrick Giblin

- Thanked the Girl Scouts for leading the flag salute this evening and congratulated them on celebrating Girl Scouts Week;
- Announced that the Cranford Newsletter will be mailed out this week. Thanked the Township Administrator and Parks and Recreation Director Robertazzi for their efforts in putting this together.

On motion of Commissioner Hannen, seconded by Commissioner Maisonneuve and passed, the Township Committee adjourned at 10:21 PM.

Respectfully submitted,

Date: March 5, 2019

Patricia Donahue, RMC
Township Clerk