

The Minutes of the **Workshop Meeting** of the Township Committee of the Township of Cranford, County of Union, State of New Jersey on **November 12, 2019** at **6:03 p.m.** in Room 108.

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 MAY BE TAKEN AT THIS MEETING.

**Present:** Mayor Patrick Giblin  
Deputy Mayor Dooley  
Commissioner Thomas H. Hannen, Jr.  
Commissioner Jean-Albert Maisonneuve\*  
Commissioner Mary O'Connor

**Absent:** None

Commissioner Maisonneuve arrived to Room 108 at 6:30 p.m.

### **Public Comments**

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

Ms. Barbara Krause of 20 Pittsfield Street requested that the Township notify residents surrounding the brook regarding the dumping prohibition. She stated that the brook dumping was a 4 (four) season problem.

Ms. Krause also spoke about the large limbs and weeds at the Post Office property.

Ms. Krause then inquired about the status of the Roundhouse. Mayor Giblin responded that it was currently in use by the Department of Public Works. A brief discussion ensued. Upon inquiry, Township Attorney Ryan Cooper stated that the Roundhouse was not in the proposed overlay zone.

Ms. Nancy Venezia of 44 Winans Avenue stated that she was speaking on behalf of her neighbors and herself. She spoke about the commercial property on Winans that was a bad neighbor. Ms. Venezia elaborated about traffic idling, tractor trailers, noise of the traffic, and vehicle k-turns. Deputy Mayor Dooley inquired about the time during which most of the noise and commotion occurred. Commissioner O'Connor suggested that the Township look at our Land Use regulations to administer this matter.

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

### **Review Official Meeting Agenda**

Deputy Mayor Dooley stated that she was working with Administrator Jamie Cryan regarding Bill List questions. She stated that her inquiries would be resolved shortly.

Township Clerk Patricia Donahue stated that the October 29<sup>th</sup> Closed Session and Conference minutes would not be considered as the minutes were not completed.

### **Birchwood PILOT/Board of Education**

Members of the Cranford Board of Education Ms. Lisa Carbone, Mr. Kurt Petschow and Mr. William Hulse were present.

Administrator Jamie Cryan provided an update on Construction Code Official Rich Belluscio's status report pertaining to construction of the Birchwood development. Discussion ensued on what "substantial completion" meant. Further discussion then ensued regarding drafting a PILOT ordinance pertaining to the Birchwood development and payments to the School Board. The term (length) of the proposed PILOT agreement was discussed by the Committee. Deputy Mayor Dooley suggested that the Board of Education needed "up-front" money and a per capita fee. Commissioner O'Connor stated that she would like to hear from the present School Board members. Ms. Lisa Carbone noted that their "story hasn't changed." The number of expected Birchwood students was 99.

The Committee then discussed what percentage of taxes should be forwarded from Birchwood tax revenue to the School Board. Different percentage numbers and term length were discussed. Further discussion ensued as to when full occupancy could be expected at Birchwood. Commissioner O'Connor inquired about the demographic trends in the schools. Mr. Petschow responded.

Commissioner Hannen suggested a 30 (thirty)-year term agreement. Discussion ensued. Mayor Giblin stated that it seemed as though there was consensus for a 5 (five)-year term agreement. Discussion then ensued about the paying the Board of Education 70 (seventy) per cent of Birchwood's tax revenue the first year and 54 (fifty-four) per cent the ensuing years. Commissioner Hannen stated that 70 (seventy) per cent was not enough. Committee consensus was reached to consider a Birchwood PILOT agreement ordinance which would include a term of 5 (five) years and entail the proportion of Birchwood tax revenue payable to the School Board for each year of the 5 (five) years as 70 (seventy) per cent, 70 (seventy) per cent, 55 (fifty five) per cent, 55 (fifty five) per cent, and 55 (fifty five) per cent. The Mayor suggested that first reading of the ordinance occur at the November 26<sup>th</sup> meeting and public hearing and final adoption consideration occur at the December 16<sup>th</sup> meeting.

School Board member Lisa Carbone thanked the Township Committee for their work on the PILOT agreement.

### **PSE&G Powerline Proposed Upgrade Update**

Mayor Giblin noted that the last two scheduled PSE&G meetings had been cancelled. He stated that a meeting was scheduled with PSE&G for the upcoming Friday at 8:30 a.m. Mayor Giblin noted that local elected officials would be invited to the meeting.

## **Proposed Ordinance 2019-10 (Single Use Plastics) Amendments – Commissioner O’Connor**

Commissioner O’Connor suggested an extension of the date to comply with the plastics ordinance requirements. She noted that such an extension would give the businesses more time to comply with the regulations. Commissioner O’Connor also suggested that the penalty fees be lowered. Deputy Mayor Dooley spoke about the graduated fees. She then stated that she would send the extension request to the Green Team for review.

## **Reorganization 2020**

The Mayor discussed the Township Committee Reorganization Meeting date for 2020. Discussion ensued on possible dates, specifically, Wednesday, January 1<sup>st</sup>, Thursday, January 2<sup>nd</sup> and Monday, January 6<sup>th</sup>. The Mayor suggested that Commissioner-elect Miller Prunty and re-elected Commissioner O’Connor meet after the meeting to coordinate the meeting date which would best suit them.

## **Proposed 2020 Volunteer Appointment Schedule**

Township Clerk Patricia Donahue spoke about a proposed Volunteer Appointment schedule which entailed discussion of the volunteer appointments at the November 25<sup>th</sup> and November 26<sup>th</sup> Township Committee meetings. Mayor Giblin stated that the schedule was aggressive and noted that by December 16<sup>th</sup> the appointments would be completed. A brief discussion ensued regarding volunteer recruitment.

Deputy Mayor Dooley inquired about the due date for the 2020 Professional Services RFP/RFQs. She suggested that a 10 a.m. deadline was difficult for interested parties and suggested close-of-day deadlines for professional services bidding.

## **Review Official Meeting Agenda**

Committee consensus was reached to move the resolution pertaining to approval of the Settlement agreement with Fair Share Housing Center (Resolution No.2019-383) from Consent Agenda to Roll Call vote.

Township Clerk Patricia Donahue stated that the October 29<sup>th</sup> Conference Meeting minutes were not completed and should not be voted on at the Official Meeting.

## **Public Comments**

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

Mr. Robert Ramirez of 140 North Michigan Avenue, Kenilworth, inquired about the duration of the PILOT Agreement.

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

**Closed Session**

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

**Resolution No. 2019-93.29**

**BE IT RESOLVED** that the Township Committee will go into closed session to discuss the following, the minutes of which will be released at some time in the future at the discretion of the Township Committee:

**Personnel**

- Department of Public Works
- November Review and Recommendations

**Contractual**

- Collective Bargaining Negotiations - Teamsters No. 469

**Legal Matters**

- Legal Update
- Affordable Housing

**Minute Review**

- Closed Session Minutes of September 23<sup>rd</sup>, October 28<sup>th</sup> and October 29, 2019

**Recorded Vote:**

Aye: Mayor Giblin, Deputy Mayor Dooley, Commissioners Hannen, Maisonneuve and O'Connor  
Nay: None  
Abstained: None  
Absent: None

On motion of Commissioner Hannen, seconded by Commissioner O'Connor and passed, the Township Committee returned to open session at 7:36 p.m.

The Township Committee moved to Council Chambers at 7:36 p.m. to conduct the Official Meeting.

Respectfully submitted,

Dated: November 12, 2019

Patricia Donahue  
Township Clerk