

CALL TO ORDER

Mayor Warren Cooper called the special meeting to order at 7:30 a.m. and stated that in compliance with the "Open Public Meetings Act" this Meeting was duly advertised and published in the Express Times and the Hunterdon County Democrat on July 11, 2013; the Agenda has been posted at Borough Hall and distributed to the Courier News, the Express Times, the Hunterdon County Democrat, and the Star Ledger on July 17, 2013.

FLAG SALUTE

Mayor Cooper asked everyone to stand for the flag salute.

ROLL CALL

Present for the Meeting:

Michele Liebttag
Brad Myhre
William Sullivan

Absent from Meeting:

Robb Arent
Seth A. Grossman
Cathy Leach

Mayor Cooper announced that Councilwoman Cathy Leach will not be here tonight. We are expected the other Councilman.

Borough Attorney Rizzo and Borough Clerk Brenda S. Shepherd were present for the meeting. Two members of the public were present.

PUBLIC COMMENTS

Mayor Cooper stated that we will not be having a presentation from the Frenchtown Fire Department this evening.

The Mayor and Common Council approved to open the public comment session by favorable voice vote.

Jason Narbonne, resident of 26 Kingwood Avenue and the adjoining municipality's Fire Chief, of Kingwood Township. He was coming down tonight to hear what Frenchtown's proposal was from the Frenchtown Fire Department in light of the appropriate fire protection that is needed for the town and lack there of. He had concerns as a resident and fire chief about the people the Frenchtown Fire Department mentioned coming to the town. They have multiple aspects of trying to take over a broad area. They are 9 miles from you. My township and Milford who he has spoken to are both approximately 3 miles. Given the board's approval in the future, we would love to sit down and talk with you and help the town out with the appropriate need for fire protection. We are willing to work with you. The problem is Frenchtown Fire is not willing to work with us and they want no part of us. We are here for you. He wanted it to be known to the town. We have the staffing, we have the apparatus, we have the training and we can protect Frenchtown. Responding to Mayor Cooper as to recruiting, Mr. Narbonne stated that they have no problem recruiting and they have 27 members with 18 active members. In any given day, they have 4 to 8 in the daytime to show up for calls and Milford is the same. Milford has a few more active members because they have older members who did not go exempt yet. In light of that, Frenchtown has had a problem recruiting. The town is small and they do the best they can. There is somewhat of an invisible fence where they do not want to

work with anyone else outside the town other than one district which is 9 miles from here. He foresees a problem and he worries. His concern is for everyone's property and life safety and that he would have to wait for a company 9 miles away even if they are staffed and in their building. Getting out the door, he could leave his house, go to his fire station, get a crew together and get back down the hill by the time they would just be coming into town. That is a long time. Responding to Mayor Cooper, Mr. Nardonne noted that the Kingwood Fire and Kingwood Rescue are separate. Many years ago kingwood rescue use to work very closely with Frenchtown. They had a great relationship up until the point where the membership in Frenchtown dwindled down and they were not answering their own calls and were relying on Kingwood to protect the whole town. This is direct knowledge that he has from the squad so he will share it with you even though it is third party it is accurate. To his knowledge, Kingwood Rescue would come into town and respond to a call and would see two members of Frenchtown go into the IGA rather than answering the rescue squad call. So, Kingwood Rescue said we will come but we are going to start billing you. If we have to stop what we are doing to help you and your taking your time to go food shopping when someone is having a heart attack that is a problem. That worries him. He has a 7 year old son at home and he instructed his son's mother who lives with him that if we have an issue you call Kingwood immediately, when you call dispatch, tell them you want Kingwood and whatever squad they have. He knows they will get out in 3 minutes. Getting back to Kingwood and the protection of the town with the fire apparatus, we had a plan with Milford. When he talked to their chief, we decided without further talks with the townships, if need be like Alexandria did this with us once already, because Frenchtown could not cover their area. They did not have the staffing and could not get the trucks out and when they did it was with a single person. State law mandates if there is any type of structure fire you need 2 in and 2 out plus the driver. There going to do what they are going to do but what good is it going to do if someone is trapped inside. We talked about possibly sharing the town with you. Who gets there first handles the call. That is what we did in Alexandria and it worked out excellent. Frenchtown was not happy about it. Jerry Hoffman and Mike Atheras are friends of ours but when it comes to fire aspects like this he does not think they are looking at it clearly. It upsets and worries me. He can see a traumatic event happening that would be unprecedented and somebody saying I told you so because you did not want someone else to work with you. This is a great little town with a phenomenal reputation. Look at the number of visitors you have coming into town from around the state. Frenchtown is on the map. We do not want something like that to happen. We would be happy to share the town. We want Frenchtown to still stay functioning and respond but we do not want them to have the authority to say do not respond. We want to still come help and that is our main concern. We have to come to town to respond to our district, the Frenchtown roller rink, Creek Road, 1000 feet up Ridge Road, the boat ramp, etc. We are right here. It is in our area. Milford comes to the area too. We are willing to work with you. He will be traveling next week. Mayor Cooper stated that he appreciates him sharing his concerns and view. When you get back from your travel we would like to get together with you. Jason Nardonne stated that he would like to get together with you and with the adjoining Chief and see what we can work out to protect the town and the citizens of Frenchtown. He hopes we can come to a resolution for everyone and appreciates your time for allowing him to speak.

Responding to Michele Liebttag, Jason Nardonne stated that they welcome all levels of volunteers. We take every type of volunteer you can image. But, we just discussed are all firemen. Most of them are EMTs/firemen/paramedics/deep and swift water rescue. We have two instructors from

Hunterdon County who are on our fire company. He is an instructor himself but does not work with Hunterdon County. We also take part time volunteers who want to come help out like to help clean the fire house. We would like to start a junior program. It gives them something positive and they may find a career in it. Responding to Brad Myhre as to how many Frenchtown residents are on the Kingwood Fire Company, Jason Nardonne responded himself, Cory Myhres, and Scott Morrison. Scott Morrison did not make his percentages when he was going to paramedic school and the past chief bumped him. That happens from time to time. The bylaws can get tricky especially if they are not worded the right way. EJ is an honorary member to our fire company. He is a great asset, very helpful and always willing to give a helping hand to everybody and anybody unconditionally. He has been there before he came which was 8 years ago. He added that he will be back August 3rd and will be open to sit down after that.

Anthony Correra, owner of Frenchtown Wine and Liquors and also owner of 19 Trenton Avenue stated that he has been working to get the ABC's letter for approval to take it out of pocket which he expected to get this week. Unfortunately, the ABC officer is on vacation. The officer will be back on Friday. At that time, he expects him to give us a letter so we can have the license renewal approved. He does not want to delay the transfer of the license since we can not do the renewal and transfer at the same meeting that would mean he would not be able to open until September. He is desperately trying to open in August. He is looking for help from the Council to see if we can get a conditional okay of the license renewal based on the fact that once we get the paperwork and get the permission to approve the license, then August 7th he can do the transfer application of the license. . Mayor Cooper stated that Anthony Correra called him today and explained the problem that he is facing. He asked if the Council would be willing to hold a special meeting in August to approve the transfer. Mayor Cooper suggested that we may not be willing to do that. He suggested that he came to Council tonight and see if it is the will of the Council to approve the licensing pending Brenda getting the right documents. Attorney Rizzo stated that it is not listed on the agenda this evening as presented. Mayor Cooper stated that it was advertised as possible renewal of the license and it was on the original agenda. Attorney Rizzo stated that it is not the proper way to do it. The applicant is in a bind and you want to help him so he will not tell you do not do it. He was just raising the issue that someone can say something. The Council members were okay with that item. On motion by Brad Myhre, seconded by William Sullivan, and carried by unanimous favorable roll call vote, the Mayor and Common Council granted approval of ABC license renewal for the Frenchtown Wine and Liquors pending final documentation needed and being submitted to Brenda Shepherd and subject to review and approval by the Borough Counsel.

Anthony Correra thanked the Council and thanked Brenda Shepherd for her help to get this over the hump and we are two seconds away. He added that he is almost finished with the building. Council wished him good luck.

Having no other comments from the public, the Mayor and Common Council approved to close the public comment session by favorable voice vote.

NEW BUSINESS

Police Car quotes

Brad Myhre noted that in the Council packet is information from Ford Credit and Weiner Ford.

Weiner Ford is currently under NJ state contract to provide Ford Police Tauruses to the State of New Jersey for the price quoted there. It is the official price under state contract. To purchase under state contract, we do not have to go out for formal bids. Traditionally, Frenchtown has proceeded toward doing an annual payment, lease to own, that they have set up for municipalities. This is a 5 year lease quoted in the Ford Credit application with an APR of 6.45%. He thinks it is particularly high given the market interest rates. He spoke with the Mayor and we spoke as a committee and we are going to need to go forward with a bonding ordinance for the Creek Road project as well as Horseshoe Bend Road project in the near future. We were thinking that it would make sense to tie this and other projects into one bond and proceed that way in financing. We are getting a state grant for Horseshoe Bend Road and also we have some money set aside in the budget for the police car but it would be a much better interest rate for the municipality than going with Ford Credit. He asked for feedback on that. Michele Liebttag stated that she thinks it is the way to go especially because the interest rate is high. Responding to William Sullivan, Brad Myhre stated that we would outright purchase it instead of leasing to own. We will not do anything further until we bond unless someone has an objection.

OTHER BUSINESS

Mayor Cooper commented that you probably have been reading in the paper how there has been discussion about trying to establish some kind of river warning system to help people not go into the river when it is dangerous to do so. When he first heard that conversation, he thought it was a silly idea because someone intending to go into the water when it looks like you will drown is going to go into the water even if there is a sign. But, the more he thought about it, a lot of out of towners do not understand that it is dangerous when the water is brown. With Council's permission, he will contact the Mayors of Milford, Lambertville and Stockton and the NJDEP to see if we can go forward and come up with a plan with a sign that is recognizable across the river towns like it is done at the shore. It is a good thing to pursue. The guy who went tubing in Knowlton was pulled out here 2 days later. He heard there was a wall of water 2 hours upstream that caught them as they were coming through that area. We would not know that this was happening either but whoever would give us advice about putting the flags up would be able to let us know that. It would be a safety factor for our residents and the rescue folks who put themselves at risk quite often to help people out of the water. Council agreed that it is a good idea.

Mayor Cooper noted that we have been talking about shared services and there is a meeting tomorrow morning with the County to discuss possible arrangement of sharing DPW operations and resources. Michele Liebttag, Brad Myhre and he will be there. It is at 8:30 am at the County Administration building in Flemington, next to the court house, in the freeholder meeting room. Mayor Cooper will send out a memo.

Mayor Cooper also noted that the Courage to Connect meeting is tomorrow at 6:30 pm. here. Courage to Connect is the group that helped shepherd the merger of Princeton Township and Princeton Borough. The Mayors of the five municipalities that send students to the high school started talking about the opportunity to find other ways of merging operations and sharing costs. Courage to Connect came to us and said if we were willing to look at this seriously, we may be able to come up with funding to create a study that would identify valuable ways of merging either into one giant municipality or identify ways of sharing operations. We have been slowly moving

forward with those discussion. There will be representatives from other municipalities present.

Mayor Cooper reported that he spoke with Robert Clerico yesterday to find out what the status of the work on Horseshoe Bend Road is and the sewer pipe project is. They are ready to go on the sewer pipe project as soon as the funding ordinance is approved at the August 7th meeting. As to the Horseshoe Bend Road project, he told Engineer Clerico that we got the funding from the state and wanted to get the project done. Engineer Clerico informed Mayor Cooper that it does not have to be done this year. Mayor Cooper stated that from his perspective, it should be done this year. Council agreed.

Mayor Cooper added that Engineer Clerico mentioned that George Michael has approached him and let him know that he is ready to start building. Engineer Clerico is providing him an estimate for the amount of money he must set aside for his bond. He also mentioned that George Michael may be approaching the planning board seeking approval to change the physical characteristics of some of the buildings from a flat roof to a peaked roof. He has a potential buyer of two units who would like to put a loft in. Brad Myhre stated that Mr. Michael told us that they wanted attic storage but that they were concerned over the long hall about a flat roof versus a pitched roof for potential leaking. Those are the buildings along the towpath side. Mayor Cooper stated that he wanted to remind everyone and he will remind the Planning Board that there were concerns raised by the fire company about their ability to access the fourth story living space. If that is what he is seeking, we should be on the alert that it may be a reoccurring issue especially because those buildings will be the most difficult to access from any roadway. Responding to Mayor Cooper, Brad Myhre reported that there is no development on the park property other than he was working to extinguish the right of way that existed on there. Attorney Guy DeSapio is leading those negotiations. That should be coming to a close shortly because he was going to purchase the lot next door to the one he was donating to Frenchtown and then, he will redevelop that area that belongs to him as a park like we were going to do so it will be one large park along the river. He believes that Mr. Michael is being cautious about not exceeding the heights of what is already there. He added that Jerry Hoffman sits on the Planning Board. It is positive that he has two potential buyers.

Mayor Cooper reported that he met with Dick Vanselous who was here at the last meeting and shared some concerns about the road conditions on Ward Street, Chestnut Avenue, Maple Avenue and Hilltop Avenue. He also met with Dan Carr and Toby Cosagrande. They showed him what some of the problems were. Coincidentally, Mike Roden showed up in the backhoe and starting moving some of the fill around. There are some serious problems up there. I told them we asked our attorney to look into the ramifications of doing something this year and hopefully we have some answers about plans to go forward at the end of the year. They asked about the grader. At one point, someone knew how to use the grader. William Sullivan noted that we did have access to Kingwood's. Responding to Michele Liebttag, William Sullivan stated that they both would be able to figure out how to use it. We used to use it for Creek Road. Mayor Cooper ask William Sullivan to schedule something.

Mayor Cooper stated that Mike Reino can advertise for a part time DPW worker. He is assuming that it has already been discussed by the committee. We know that we budgeted for it. Because we did not meet this week's newspaper deadline, with Council's permission he will post it on the

website. Responding to Brad Myhre, Mayor Cooper asked that Brenda Shepherd check the Salary and Wage ordinance to see if the salary could be up to \$15.00 per hours.

Mayor Cooper reported that we set up and appointment with NJDEP to discuss the problem with the Thompson property. That meeting was this past Wednesday. Victor Gilardi was here, two people from NJDEP were here as well as Ken Bogen from Hunterdon County Planning office and Planning Board Chairman Randi Eckel. Brenda Shepherd took notes of the meeting. Robb Arent attended by phone. No one from Thompson was here. It was a good meeting and we have an idea of what we have to do to go forward. The Borough does not have to do anything at this time. The County will send us something to either accept, decline or ignore. It is one the property owner to figure out how to resolve this. He feels good that we tried hard to accommodate his concerns.

Mayor Cooper stated that before you is additional 2013 appointments for the Planning Board. Bruce Myhre who sat on the board for a number of years resigned. We asked Rocco Musolino who had been an alternate to move up to Class IV and we heard from Planning Board Chairman Randi Eckel that John Dougherty is interested in becoming Alternate I. On motion by Brad Myhre, seconded by Michele Liebttag and carried by unanimous favorable roll call vote, the Mayor and Common council approved the additional 2013 appointments to the Planning Board as follows:

<u>Member</u>	<u>Position</u>	<u>Term Expires</u>
Rocco Musolino	Class IV	12/31/2015
John Dougherty	Alternate I	12/31/2013

Michele Liebttag reported that we put off doing a longer term agreement with Milford-Holland Rescue to have the conversation with Mike Atheras and Brad Patkochis for a Fire Company presentation. We want to hear from them. We have discussions about them coming in. They were invited to the June Council meeting and they cancelled the day of the meeting. We invited them to the July meeting and they were unable to attend. They specifically asked to have the meeting for this evening, a second meeting in July and they were unable to attend. Because of the situation that we are in, it is important to have the conversation and move forward with sitting down with Milford Holland for a two to three year deal. Mayor Cooper stated that we can not afford not to. Michele Liebttag stated that the per call charge is problematic. Brad Myhre stated that we expected the Fire Dept to do 50% of the calls. Michele Liebttag stated that they did not do any calls since July or August of last year. William Sullivan commented that whatever dollars we spend to prevent a tragedy is well worth it. We need to know we have the proper coverage to prevent a tragedy. Michele Liebttag added that we have concerns if we are moving toward a solution of that nature with this presentation. It has to go through DCA and it will not happen over night. We put it off for six months to try to have a conversation to most likely move in that direction and then we were offered this as a possibility. These guys want to do a proposal with the fire district and it has taken them 3 months to come in and present, let alone putting together a plan and presenting to the state and having it approved. Responding to William Sullivan, Brad Myhre stated that Kingwood Fire is separate from their rescue. We have not talked to them about rescue coverage and doing a shared

service. We have just been doing it with Milford Holland because Kingwood had pulled out of Frenchtown completely when the relationship had deteriorated and Milford was still covering us. They are now covering portions of Alexandria. Milford Rescue has a paid crew during day. Michele Liebttag stated that Milford Holland has been covering us since 2009. Brad Myhre added that Milford Holland would like to be our full service provider in Frenchtown. Michele Liebttag stated that we would like to have a full service provider with a more official partnership. She will reach out to Diane Lutz that we will want to proceed. Mayor Cooper asked Michele Liebttag to try to get something put together for the August meeting. He does not see any reason to delay it.

Brad Myhre reported that we are getting a lot of complaints about the front porch at the Police Department. There is a lot of deterioration and it is in bad shape. It will be a more extensive and costly project than initially thought. Maybe we can bond for that when we do the bond. William Sullivan stated that we have a plan in place and he has a contractor that is going to give him a proposal. It is a can of worms. It is not the original porch and that house was not built with a porch so that porch has no historical value to it. He recommended that we tear it down and built another porch on it using pressure treated, recycled material, etc. to make something similar to other porches on the street with steps on the side and railings. He met with Matt Hubert who will give us a proposal. He has passed it to Seth A. Grossman, chair of buildings and grounds. He recommended that someone such as an architect or landscape architect draw up a proposal. It is not that big of a project. It is better to redo it than to rehab it. Mayor Cooper stated that we can not use the front door so it can not be the entrance. Responding to Mayor Cooper, Dorsey Reading estimated the cost to replace the porch at \$9,000.00 to \$14,000.00. He suggested contacting Architect Michel Margolis. Collectic Architect is the name of his firm. He added that Chris Pickell is also very good. William Sullivan stated that he believes we can stay under the bid threshold. He had several people interested in quoting but everyone became busy with the hurricane. Responding to Mayor Cooper, Brenda Shepherd noted that the governing body does not have a contract with Chris Pickel or Brian Bosenberg. They have a contract with the Planning Board.

Michele Liebttag reported that she received an email from Republic Services following up on our request for bins and the desire to do a multiple year contract. She sent a response back that our hands were tied because of the amount of money associated with that. She was waiting to see if the bin agreement was contingent on the long term contract. She will follow up with Gary Smalley. Mayor Cooper asked Michele Liebttag to inform him when the Green Fair is and that it would be nice to have the bins on display. Michele Liebttag added that it would be nice for them to set up and providing education. Mayor Cooper stated that they have a great video on recycling.

RFP document review

Michele Liebttag stated that she want to put on record that she thinks it is important for the sewer advisory committee to be called together. There should be some sort of meeting before we move forward since the committee was reinstated. Mayor Cooper attempted to call Robb Arent. He left him a message and informed him that the item will be tabled until the August meeting so that everyone can get a copy of the latest version of the RFP. Mayor Cooper added that we are not on a time crunch and Robb Arent thought it would take six month to go through the process. If we decided to go that way, we wanted something in place by the first of the year. If we go in that direction, as long as we have an agreement in place with a vendor when the new sewer plant come

on line, that will be fine. Council agreed to table the review.

Brad Myhre reported that National Night Out is August 17th with a raindate of the 18th. The Chief is speaking with the Lions Club to see if they would be interested in a cost share for fireworks. We are waiting to here from the Lions Club. We do have that in the budget under public events.

ADJOURNMENT

Being no further business to come before the Mayor and Council, a motion was made by Michele Liebttag, and seconded by Brad Myhre to adjourn the meeting at 8:29 p.m. Motion carried by favorable voice vote.

Respectfully submitted,

Brenda Shepherd, RMC
Borough Clerk