

# BOROUGH OF HIGH BRIDGE – COUNCIL MEETING MINUTES

Date: April 12, 2018 – 7:30 p.m. – Location: 7 Maryland Ave., High Bridge, NJ 08829

---

Please note: This meeting may contain discussion of items not mentioned on the agenda and, alternatively, any items specifically listed may be omitted.

## CALL TO ORDER:

Presiding Officer calls meeting to order and states: “Pursuant to the Open Public Meetings Act, notice of 2018 Meeting Dates were published in the Hunterdon County Democrat on December 28, 2017, and posted on the bulletin board at Borough Hall. Action may now be taken.”

## FLAG SALUTE: LED BY MAYOR OR PRESIDING OFFICER

## COUNCIL ROLL CALL:

Councilman Columbus	present	Councilman LoIacono	absent	Mayor Desire	present
Councilwoman Ferry	present	Councilman Strange	present		
Councilwoman Hughes	present	Councilman Zappa	present		

In attendance were Attorney Barry Goodman, Administrator Michael Pappas, and Acting Clerk Adam Young. Also in attendance were sixteen public and press.

## READING AND APPROVAL OF MINUTES: MINUTES – MARCH 22, 2018

Motion to dispense with the reading of the March 22, 2018 minutes: Motion / Second: Zappa / Hughes  
Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, absent ; Zappa, yes ;  
Motion passes: 4 yes, 2 absent

Motion to approve the March 22, 2018 minutes: Motion / Second: Zappa / Hughes  
Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, absent ; Zappa, yes ;  
Motion passes: 4 yes, 2 absent

## PROCLAMATIONS/AWARDS:

A. Citizen of the Year Award – presented to Matt Henderson by Mayor and Council

## PROCLAMATION

A. Proclamation – 001-2018 – Distracted driving - read by the Mayor

## PUBLIC COMMENTS: 5 MINUTES PER PERSON

Councilman Strange enters at 7:37 P.M.

Anthony Karabas spoke about his house at 44 Church St. being near the trail, noted graffiti under the bridge and asked that more patrols be done in that area. Council noted that graffiti has been covered as of this morning. Discussion of security in that area ensued.

The Mayor spoke about a loss to High Bridge, Sanford Glassman, and his life and business in High Bridge. Lawrence Johansen was noted by Councilwoman Hughes as passed and a moment of silence was held for both.

## PUBLIC HEARINGS: ORDINANCES

A. **Ordinance 2018-008:** Ordinance to rezone R4 to BD  
Motion to take from the table and continue the public hearing for Ordinance **2018-008:**  
Motion / Second: Hughes / Columbus  
Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

Motion to close the public hearing for **Ordinance 2018-008:** Motion / Second: Strange / Hughes  
Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;

Motion passes: 5 yes, 1 absent

Motion to adopt **Ordinance 2018-008**: Motion / Second: Zappa / Strange

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

**B.** **Ordinance 2018-011**: CAP bank

Motion to open the public hearing for **Ordinance 2018-011**: Motion / Second: Strange / Hughes

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

Motion to close the public hearing for **Ordinance 2018-011**: Motion / Second: Hughes / Zappa

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

Motion to adopt **Ordinance 2018-011**: Motion / Second: Hughes / Strange

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

**C.** **Ordinance 2018-015**: Sale of Borough Hall – 71 Main St.

Motion to open the public hearing for **Ordinance 2018-015**: Motion / Second: Hughes / Strange

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

Council gave an overview of the Ordinance.

Christina Whited asked why the \$250,000 price was selected. Administrator Pappas spoke that it is up to Council and it depends on how long one would want the building to be on the market. Attorney Goodman stated that the sale of public property must be done by auction. Discussion of the auction ensued.

Motion to amend the agenda to add **Resolution 122-2018** onto the consent agenda setting the date of bids to be received for the sale of Old Borough Hall – 71 Main Street: Motion / Second: Hughes / Columbus

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

Motion to close the public hearing for **Ordinance 2018-015**: Motion / Second: Hughes / Strange

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

Motion to adopt **Ordinance 2018-015**: Motion / Second: Hughes / Strange

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

**D.** **Ordinance 2018-016**: Amend Chapter 284, Rental Unit Registration

Motion to open the public hearing for **Ordinance 2018-016**: Motion / Second: Strange / Columbus

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

Motion to close the public hearing for **Ordinance 2018-016**: Motion / Second: Strange / Columbus

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

Motion to adopt **Ordinance 2018-016**: Motion / Second: Strange / Hughes

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
Motion passes: 5 yes, 1 absent

**DISCUSSION ITEMS:**

- A.** Water utility - Solitude Village pump, water meters – Council spoke about the quotes received for the pump repair and the pump alert system. Council spoke about seeking grants for replacement of water meters, specifics of how the grant works, and the estimated cost of the meters.
- B.** 100 West Main redevelopment plan – Administrator Pappas stated that Mr. Marc Saluk will be coming in a week to meet about the redevelopment plan.
- C.** Golf Committee – The Mayor spoke about the formation of a Golf Committee utilizing local residents and Council members to work together to increase revenue with the course. The Mayor appointed Natalie Ferry, Keir LoIacono, Douglas Walker, and Tuck Batch to the committee.
- D.** StreetScape update – Councilman Zappa announced that all right of ways have been received to continue the StreetScape project for beautification, including light posts, curbs, sidewalks, crosswalks, and other items.
- E.** Certificate of insurance for 5K race – Councilwoman Ferry reported that the vendor will need to produce compensation to add the Borough as an insured entity. Matt Henderson explained how the fee can be used by the insurance company. Council discussed the case by case basis where this may apply. Councilman Columbus would like to reach out to the company to discuss the issue of required payment.
- F.** Ordinance review – No discussion tonight.
- G.** Dog park – Council discussed the interest in a dog park near the proposed pump track in a fenced area near the Department of Works site at the Commons. Pablo Delgado noted to Council that a proposal may be shown at a future meeting.

**INTRODUCTION OF ORDINANCES:**

- A.** **Ordinance 2018-017:** Bond Ordinance providing for the water meter replacement project  
 Motion to introduce: Motion / Second: Strange / Zappa  
 Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
 Motion passes: 5 yes, 1 absent

The presiding officer states that Ordinance 2018-017 shall be published in whole or summary in the Express Times and/or the Hunterdon County Democrat with the public hearing date of April 26, 2018.

**CONSENT AGENDA:**

<b>RESOLUTION #</b>	<b>TITLE</b>
Resolution – 112 - 2018	Authorize Social Affair permits – High Bridge Fire Department
Resolution – 113 - 2018	Authorize escrow refund - Macri
Resolution – 114 - 2018	Authorize application for ANJEC grant
Resolution – 115 - 2018	Award of Contract – Electrical equipment at Solitude pump house
Resolution – 116 - 2018	Lien redemption
Resolution – 117 - 2018	Final payment to JTG – Cregar Road 6
Resolution – 118 - 2018	Increase temporary budget
Resolution – 119 - 2018	Support of New Jersey wildlife
Resolution – 120 - 2018	Washington Ave Improvement project grant
Resolution – 122 - 2018	Date of bids to be received for the sale of Old Borough Hall – 71 Main Street

Motion to approve the consent agenda items as amended: Motion / Second: Hughes / Strange  
 Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;  
 Motion passes: 5 yes, 1 absent

**WRITTEN COMMUNICATIONS:**

- A.** Meter replacement memorandum from Maser Consulting

**PUBLIC COMMENTS: 3 MINUTES PER PERSON**

Pablo Delgado spoke about the need for a declaration of intent for a grant for a marketing plan, the specifics of the grant. Michele Lee volunteered to work on the grant application tomorrow and spoke about the plan to promote the town. Other grants were discussed for smaller projects such as events or brochures and the application process.

**LEGAL ISSUES: NONE**

**BILL LIST:**

Approval of Bills as signed and listed on the Bill Payment List. **Total Amount: \$610,244.49**

Motion to approve bill list: Motion / Second: Hughes / Strange

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;

Motion passes: 5 yes, 1 absent

**EXECUTIVE SESSION: LEGAL ADVICE FOR TOWN OF CLINTON**

**Resolution 121-2018** - Motion to move into executive session: Motion/Second: Columbus / Strange

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;

Motion passes: 5 yes, 1 absent

Action may now be taken.

Motion to move into open session: Motion/Second: Zappa / Columbus

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;

Motion passes: 5 yes, 1 absent

**ADJOURNMENT: PRESIDING OFFICER ASKS IF THERE IS ANY FURTHER BUSINESS.**

Motion to adjourn: Motion / Second: Strange / Columbus

Roll call vote: Columbus, yes ; Ferry, yes ; Hughes, yes ; LoIacono, absent ; Strange, yes ; Zappa, yes ;

Motion passes: 5 yes, 1 absent

Next regular meeting: April 26, 2018 – 7:30 pm – 7 Maryland Ave., High Bridge, NJ

Respectfully submitted,

---

Adam Young  
Acting Municipal Clerk

---

Mark Desire  
Mayor