



TOWNSHIP OF LONG HILL, MORRIS COUNTY, NJ
TOWNSHIP COMMITTEE
REGULAR SESSION MEETING MINTUES
Wednesday, December 14, 2022
7:30 PM OPEN SESSION, CLOSED SESSION 6:45 PM

Clerk Phillips read the following statement:

STATEMENT OF PRESIDING OFFICER

"In compliance with the Open Public Meetings Act of New Jersey, adequate notice of this meeting specifically, the time, date and public call in information were included in the meeting that was electronically sent to the Echoes Sentinel and posted on the Township Website. The agenda and public handouts for this meeting can be viewed online at www.longhillnj.gov. A public comment period will be held in the order it is listed on the meeting agenda.

EXECUTIVE SESSION:

22-294 EXECUTIVE SESSION

- Attorney Client – Police Promotion, MRI Study, Goldcon, Assisted Living Facility
- Contract Negotiations – Professional Service Contracts (RFP)
- Personnel – Police Officer

MOVED by: Deputy Mayor Piserchia of the Township Committee of Long Hill Township, that Resolution 22-294 is hereby approved. **SECONDED** by: Committeeman Lavender. **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; absent, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; yes.

CALL MEETING TO ORDER:

Mayor Dorsi **opened the public session** of the meeting at 7:30 pm.

All present recited the **Pledge of Allegiance**.

ROLL CALL: Committeeman Lavender, Committeeman Rae, Committeeman Verlezza, Deputy Mayor Piserchia, and Mayor Dorsi. Also present were Administrator Malool and Clerk Phillips.

- **Mayor Dorsi** asked for a moment of silence for the 10 year anniversary of the Sandy Hook school shooting.

ORDINANCE(S):

ORDINANCE 506-22 (FIRST READING / INTRODUCTION)

AMENDING SECTION 16-1.3A OF THE TOWNSHIP CODE ENTITLED "REGISTRATION AND MAINTENANCE OF PROPERTIES PENDING FORECLOSURE" TO BRING IT INTO COMPLIANCE WITH P.L. 2021, c. 444

The foregoing ordinance having been introduced and passed on first reading by the Township Committee of the Township of Long Hill, in the County of Morris on Wednesday, December 14, 2022 will be considered for final passage and adoption at a public hearing held at a meeting beginning at 8:30 a.m. on Wednesday, December 28, 2022 by a meeting when and where or at such time and place to which said meeting may be adjourned, all persons interested will be given an opportunity to be heard concerning said ordinance. To obtain details of the meeting please refer to December 28, 2022, public agenda, or email municipalclerk@longhillnj.gov.

MOVED by: Committeeman Lavender, that Ordinance 506-22 be introduced and passed on first reading. **SECONDED** by: Committeeman Rae, **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; yes, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; yes.

- **Mayor Dorsi** rescued himself from the meeting at 7:32pm, **Deputy Mayor Piserchia** chaired the meeting.

ORDINANCE 496-22 (SECOND READING / ADOPTION)

AN ORDINANCE PERMITTING ADDITIONAL RESIDENTIAL USES IN THE VALLEY BUSINESS ZONE AND SUPPLEMENTING AND AMENDING SECTIONS LU-111 ENTITLED “GENERAL TERMS”, LU-122.6 ENTITLED “B-D DOWNTOWN VALLEY COMMERCIAL ZONE DISTRICT”, LU-131 ENTITLED “SCHEDULE OF BULK REQUIREMENTS”, LU-138 ENTITLED “LOWER INCOME HOUSING REQUIREMENTS” AND LU-151 ENTITLED “OFF-STREET PARKING AND LIGHTING” OF THE TOWNSHIP CODE

Deputy Mayor Piserchia opened the **PUBLIC HEARING**

- **Charles Arentowicz** – spoke about heights and density issues throughout the ordinance.
- **Joe Ferrandino** – spoke about abandoned properties and the car wash property. Mr. Ferrandino received clarification from the Township Committee.
- **David Hands** – spoke about being a member of the planning board and wanting to rescind the ordinance.
- **Donna Fucci** – spoke about big developments in surrounding townships.
- **Mark DiGiovanni** – asked if a study was done on the property and received clarification from the Township Committee.
- **Tom Grosskopf** – thanked everyone for not wanting a four-story building.
- **Marianne Noonan** – thanked everyone for the intent to say no to the proposed ordinance and spoke about working on Master Plan.
- **Gary Pratt** – was concerned with the cost incurred regarding this ordinance and wanted to understand how we got here. The Township Committee explained.
- **David Hands** – spoke about how this ordinance was not a planning board directive.

MOVED: Committeeman Lavender, that Ordinance 496-22 be rejected. **SECONDED** by: Committeeman Rae, **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; yes, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; abstain.

- **Mayor Dorsi** returned at 7:55pm.

ORDINANCE 504-22 (SECOND READING / ADOPTION)

PROHIBITING WITH CERTAIN EXCEPTIONS THE DISCHARGE OF FIREARMS ANYWHERE IN THE TOWNSHIP OF LONG HILL AND AMENDING SECTION 3-7 OF THE TOWNSHIP CODE ENTITLED “FIREARMS” IN ITS ENTIRETY

MOTION: Deputy Mayor Piserchia, amend the definition of a firearm **SECONDED** by: Committeeman Lavender. **VOICE VOTE: ALL IN FAVOR:** Committeeman Lavender, Committeeman Rae, Committeeman Verlezza, Deputy Mayor Piserchia, Mayor Dorsi.

Mayor Dorsi opened PUBLIC HEARING

- **Pamela Ogens** spoke asked for clarification regarding some aspects of the ordinance and received clarification from Attorney Pidgeon. Ms. Ogens also asked the Township Committee to revise and remove some aspects of the ordinance.
- **Herman Kurz** – spoke about his concern with five acres and a discussion ensued.
- **Skeeter Kielblock** – spoke about life and/or property and various concerns with the ordinance.
- **Joe Ferrandino** – spoke about a gun range and government overreach.
- **Tom Grosskopf** – spoke about changes from the first draft of the ordinance and various aspects of the ordinance.

Mayor Dorsi closed PUBLIC HEARING

MOTION: Committeeman Verlezza, to amend section 3-7.3 D and section 3-7.3 J and carry the public hearing and second reading and adoption to December 28th, 2022, meeting. **SECONDED by:** Deputy Mayor Piserchia **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; yes, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; yes.

ORDINANCE 505-22 (SECOND READING / ADOPTION)
CONCERNING TRAFFIC REGULATIONS ON STONEHEDGE ROAD IN THE KNOLL AT MILLINGTON DEVELOPMENT AND AMENDING CHAPTER 7 OF THE TOWNSHIP CODE ENTITLED “TRAFFIC”

Mayor Dorsi opened PUBLIC HEARING

- **Mike Schmidt** – spoke about speeding on the road.

Mayor Dorsi closed PUBLIC HEARING

MOVED by: Deputy Mayor Piserchia, that Ordinance 505-22 be adopted. **SECONDED by:** Committeeman Verlezza, **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; yes, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; yes.

CONSENT AGENDA RESOLUTIONS:

Resolution No. 22-295 – 22-312, 22-314 are considered to be routine by the Township Committee and will be acted upon in one motion. There will be no separate discussion of these items unless a Committee member so requests. In this event, the item will be removed from the Consent Agenda and considered in the normal sequence of the Agenda.

- 22-295 APPROVAL AND RELEASE OF MINUTES
- 22-296 APPROVING PAYMENT OF BILLS
- 22-297 AUTHORIZING CANCELLATION OF OUTSTANDING CHECKS
- 22-298 IN GRADE ADVANCEMENT – ENGEL
- 22-299 IN GRADE ADVANCEMENT – HARTMANN
- 22-300 IN GRADE ADVANCEMENT – OFFICER KYLE PLACE

- 22-301 APPOINTING CROSSING GUARD – PATRICE TERHUNE
- 22-302 APPOINTING 2022 / 2023 BASKETBALL PROGRAM STAFF
- 22-303 AUTHORIZING REDEMPTION OF OUTSIDE LIEN - #21-00008
- 22-304 ACCEPTING RESIGNATION: PANTOZZI
- 22-305 AUTHORIZING PAYMENT TO GOLDCON INC. FOR EMERGENCY REPAIRS TO POLICE HEADQUARTERS
- 22-306 AUTHORIZING DISPOSAL OF SURPLUS PROPERTY OF LONG HILL TOWNSHIP
- 22-307 APPROVAL OF THE 2022 FEE SCHEDULE FOR FALL PROGRAMMING
- 22-311 RESOLUTION AUTHORIZING PROFESSIONAL SERVICES AGREEMENT WITH ANIMAL CONTROL SOLUTIONS
- 22-312 AUTHORIZE PURCHASE OF E-TICKETING FOR PATROL VEHICLE
- 22-314 CERTIFYING ACTIVE MEMBERSHIP WITH STIRLING VOLUNTEER FIRE COMPANY FOR NEW JERSEY STATE FIREMEN'S ASSOCIATION ELIGIBILITY – MATTHEW PEPE

MOVED by: Deputy Mayor Piserchia of the Township Committee of Long Hill Township, that Resolution 22-295 through 22-312 and 22-314 are hereby approved, Committeeman Rae pulling Resolution 22-308 – 22-310, and Committeeman Rae abstaining from 22-298, 22-299, 22-300 and 22-312 . **SECONDED** by: Committeeman Lavender. **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; yes, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; yes.

- 22-308 RESOLUTION AUTHORIZING INCREASE AMOUNT FOR PROFESSIONAL SERVICES AGREEMENT WITH TRIMBOLI & PRUSINOWSKI
- 22-309 RESOLUTION AUTHORIZING INCREASE AMOUNT FOR PROFESSIONAL SERVICES AGREEMENT WITH GEBHARDT & KIEFER, PC
- 22-310 AUTHORIZING TRANSFER OF FUNDS

- Committeeman Rae spoke about the increases to legal firms and the transfers. A discussion ensued.

MOVED by: Deputy Mayor Piserchia of the Township Committee of Long Hill Township, that Resolution 22-313 is hereby approved. **SECONDED** by: Committeeman Lavender. **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; no, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; yes.

- The Township Committee spoke about the resolution of the intent to purchase the Millington Fire Truck and spoke about requiring Township Committee approval for change orders.

- 22-313 RESOLUTION AUTHORIZING PURCHASE OF LADDER TRUCK FOR THE MILLINGTON FIRE COMPANY

MOVED by: Committeeman Lavender of the Township Committee of Long Hill Township, that Resolution 22-313 is hereby approved. **SECONDED** by: Deputy Mayor Piserchia. **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; abstain, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; yes.

- **Mayor Dorsi** rescued himself from the meeting at 8:46pm, **Deputy Mayor Piserchia** chaired the meeting.
- The Township Committee spoke about the redevelopment agreement and Joe Ferrandino and contractor purchaser for the Car Wash site spoke.

22-291 AUTHORIZING AND APPROVING A REDEVELOPMENT AGREEMENT BY AND BETWEEN THE TOWNSHIP OF LONG HILL (“TOWNSHIP”) AND STIRLING SL URBAN RENEWAL LLC (“REDEVELOPER”)

MOVED by: Committeeman Rae of the Township Committee of Long Hill Township, that Resolution 22-291 is hereby approved. **SECONDED** by: Committeeman Verlezza. **ROLL CALL VOTE:** Committeeman Lavender; yes, Committeeman Rae; yes, Committeeman Verlezza; yes, Deputy Mayor Piserchia; yes, Mayor Dorsi; abstain.

- **Mayor Dorsi** returned at 8:53pm.

LIAISON REPORTS:

- **Deputy Mayor Piserchia** spoke about how busy the rescue squad and thanked them for all their assistance.
- **Committeeman Lavender** gave a recreation update and spoke about police updates.
- **Committeeman Rae** spoke about volunteer fire companies doing Santa
- **Mayor Dorsi** thanked Colette for assisting with getting the 2023 calendar out and gave a DPW update.
- **Committeeman Rae** alerted the public that Stirling and Millington Fire Companies will be doing their Firefighter Santa this weekend.

ADMINISTRATOR’S REPORT:

- **Administrator Malool** gave an update on Main Ave project and PSEG gas main replacement. Administrator Malool spoke about parking permit sales, and alerted residents not to put plastic bags in recycling cans.

DISCUSSION: none

- Mayor Dorsi thanked Ben Lindeman for his service.

OLD/NEW BUSINESS:

ACCEPTING RESIGNATION

Ben Lindeman – Board of Adjustment

TOWNSHIP COMMITTEE APPOINTMENT

Environmental Commission

Anna Rugolo – Environmental Commission - Alt #1 - term expiring December 31, 2023

MOTION: Committeeman Verlezza to add Anna Ruglolo to Environmental Commission **SECOND:** Committeeman Lavender. **VOICE VOTE: ALL IN FAVOR:** Committeeman Lavender, Committeeman Rae, Committeeman Verlezza, Deputy Mayor Piserchia, Mayor Dorsi. **NAY:** none. **ABSENTATIONS:** none

ANNOUNCEMENTS:

- Free Rabies Clinic – January 14th at Bernards Township Public Works Garage – 10am-12pm
- Committeeman Rae spoke about a resident’s issue and Administrator Malool relayed that summons were issued.

MEETING OPEN TO THE PUBLIC: Remarks and Statements Pertaining to Any Matter -Comments and remarks will be limited to 3 Minutes

- **Charles Arentowicz** – spoke about the timeline for the MRI report and Mayor Dorsi spoke about the MRI report being uploaded to the website.
- **Zaid Hussein** – spoke about Chief Naga and allegations of discrimination.
- **Mark DiGiovanni** – spoke about an article in Echoes Sentinel regarding Chief Naga and spoke about his disappointment in the Township Committee.
- **Joe Ferrandino** – spoke about the optics of the Township.
- **Pamela Ogens** – spoke about sending ordinance 504-22 to the police department for review.
- **Frank Liberato** – spoke about GRC complaints and protocol for handling employee issues.
- **Tom Grosskopf** – spoke about a speed limit sign on Hickory Tavern Road.
- **Gary Pratt** – spoke about committee members not having liaison reports.

ADJOURNMENT

On motion by Deputy Mayor Piserchia and seconded by Committeeman Lavender and carried unanimously to adjourn to executive session with no further action at 9:48pm.

Respectfully submitted,

Megan Phillips

Megan Phillips

Approved: December 28, 2022

RESOLUTION 22-294
EXECUTIVE SESSION

BE IT RESOLVED, pursuant to the Open Public Meetings Act, that the Township Committee of Long Hill Township meets in closed session to discuss the following matters:

- Attorney Client – Police Promotion, MRI Study, Goldcon, Assisted Living Facility
- Contract Negotiations – Professional Service Contracts (RFP)
- Personnel – Police Officer

ORDINANCE 506--22
AMENDING SECTION 16-1.3A OF THE TOWNSHIP CODE ENTITLED “REGISTRATION AND MAINTENANCE OF PROPERTIES PENDING FORECLOSURE” TO BRING IT INTO COMPLIANCE WITH P.L. 2021, c. 444

WHEREAS, the Township Committee previously adopted Ordinance #396-17 making the property maintenance code applicable to properties in foreclosure in an effort to mitigate the detrimental effects caused by abandoned and vacant properties; and

WHEREAS, Ordinance #396-17 is codified as Section 16-1.3A of the Township Code entitled “Registration and Maintenance of Properties Pending Foreclosure; and

WHEREAS, the adopted Legislature recently adopted 2021 NJ Sess. Law Serv. Ch. 444 based on its findings that property registration programs provide a valuable tool to municipalities in confronting the risk of blight created by properties on which foreclosure proceedings have been initiated; and

WHEREAS, the Legislature has determined that it is in the State's interest for municipalities that operate such programs to do so with certain uniformity as part of the State's overall statutory scheme addressing the risk of blight.

WHEREAS, some provisions of the existing Township Code Section 16-1.3A are inconsistent with the new State law;

NOW THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Long Hill in the County of Morris, State of New Jersey, that Chapter 16 of the Township Code, entitled “Property Maintenance”, is hereby amended as follows:

Section 1. Section 16-1.3A entitled “Responsibilities of Creditor in the Case of Properties in Foreclosure” is amended in its entirety to read as follows:

16-1.3A Registration and Maintenance of Properties Pending Foreclosure.

16-1.3A.1 Registration.

- A. A creditor filing a summons and complaint in an action to foreclose shall, in addition to the notice provided to the Township pursuant to N.J.S.A. 46:10B-51 or N.J.S.A. 40:48-2.12s2, register the residential or commercial property with the Township's property registration program as a property in foreclosure and, as part of that registration: (a) provide the Township with the information regarding the creditor required by N.J.S.A. 46:10B-51) or N.J.S.A. 40:48-2.12s2; (b) identify the date the summons and complaint in an action to foreclose on a mortgage was filed against the

subject property, the court in which it was filed, and the docket number of the filing; and (c) identify whether the property is vacant and abandoned in accordance with the definition in the ordinance required by paragraph (8) of this subsection;

- B. If there is any change in the name, address, or telephone number for a representative, agent, or individual authorized to accept service on behalf of a creditor required to register pursuant to the property registration program following the filing of the summons and complaint, the creditor shall update the property registration program within 10 days of the change in that information;
- C. The creditor filing a summons and complaint in an action to foreclose shall, if the registered property becomes vacant and abandoned in accordance with the definition in the ordinance required by paragraph (8) of this subsection after the property is initially registered with the Township, update the property registration with the Township to reflect the change in the property's status;

16-1.3A.2 Responsibilities of Creditor.

- A. The creditor filing a summons and complaint in an action to foreclose shall be responsible for the care, maintenance, security, and upkeep of the exterior of the property in compliance with the applicable Township property maintenance codes if the property is vacant and abandoned at any time while the property is registered with the property registration program;
- B. A creditor located out-of-State shall be responsible for appointing an in-State representative or agent to act for the foreclosing creditor;
- C. A creditor filing a summons and complaint in an action to foreclose on a property, that is or becomes vacant and abandoned, shall secure the property against unauthorized entry, post a sign affixed to the inside of the property and visible to the public indicating the name, address, and telephone number of the creditor or an out-of-State creditor's in-State representative or agent for the purpose of receiving service of process, or acquire and otherwise maintain liability insurance by procuring a vacancy policy, covering any damage to any person or any property caused by any physical condition of the property while registered with the property registration program;

16-1.3A.3 Definition of "Vacant and Abandoned".

- A. property shall be considered vacant and abandoned if it is not legally occupied by a mortgagor or tenant, which is in such condition that it cannot be legally reoccupied, because of the presence or finding of at least two of the following:
 - (a) overgrown or neglected vegetation;
 - (b) the accumulation of newspapers, circulars, flyers, or mail on the property;
 - (c) disconnected gas, electric, or water utility services to the property;
 - (d) the accumulation of hazardous, noxious, or unhealthy substances or materials on the property;
 - (e) the accumulation of junk, litter, trash, or debris on the property;
 - (f) the absence of window treatments such as blinds, curtains, or shutters;

- (g) the absence of furnishings and personal items;
- (h) statements of neighbors, delivery persons, or government employees indicating that the property is vacant and abandoned;
- (i) windows or entrances to the property that are boarded up or closed off, or multiple window panes that are damaged, broken, and unrepaired;
- (j) doors to the property that are smashed through, broken off, unhinged, or continuously unlocked;
- (k) a risk to the health, safety, or welfare of the public or any adjoining or adjacent property owners due to acts of vandalism, loitering, criminal conduct, or the physical destruction or deterioration of the property;
- (l) an uncorrected violation of a municipal building, housing, or similar code during the preceding year, or an order by municipal authorities declaring the property to be unfit for occupancy and to remain vacant and unoccupied;
- (m) the mortgagee or other authorized party has secured or winterized the property due to the property being deemed vacant and unprotected or in danger of freezing;
- (n) a written statement issued by a mortgagor expressing the clear intent of all mortgagors to abandon the property; or
- (o) any other reasonable indicia of abandonment.

16-1.3A.4 Annual Fees.

A creditor required to register a property pursuant to this ordinance shall pay a registration fee of \$500 per property annually on or before February 1 of each calendar year for any property that is required to be registered because a summons and complaint in an action to foreclose was filed by the creditor; and (2) an additional \$2,000 per property annually if the property is vacant or abandoned as defined in Section 16-1.3A-3 above when the summons and complaint in an action to foreclose is filed, or becomes vacant and abandoned as defined in Section 16-1.3A-3 above at any time thereafter while the property is in foreclosure. All such annual fees and the due dates thereof shall be identified in the ordinance adopted pursuant to subsection a. of this section.

16-1.3A.5 Notice to Abate Nuisance or Violation.

- A. If the owner of a commercial property vacates or abandons any property on which a foreclosure proceeding has been initiated or if a commercial property becomes vacant at any point subsequent to the creditor's filing the summons and complaint in an action to foreclose on a mortgage against the subject property, but prior to vesting of title in the creditor or any other third party, and the exterior of the property is found to be a nuisance or in violation of any applicable State or local code, the local public officer, municipal clerk, or other authorized municipal official shall notify the creditor or the representative or agent of an out-of-State creditor, as applicable, which shall have the responsibility to abate the nuisance or correct the violation in the same manner and to the same extent as the title owner of the property, to such standard or specification as may be required by State law or Township ordinance. The

enforcement officer shall include a description of the conditions that gave rise to the violation with the notice of violation and shall provide a period of not less than 30 days from the creditor's receipt of the notice for the creditor to remedy the violation. If the creditor fails to remedy the violation within that time period, the Township may impose penalties allowed for the violation of municipal ordinances.

- B. If the Township expends public funds in order to abate a nuisance or correct a violation on a commercial property in situations in which the creditor was given notice pursuant to the provisions of paragraph "A" of this section but failed to abate the nuisance or correct the violation as directed, the municipality shall have the same recourse against the creditor as it would have against the title owner of the property, including but not limited to, the recourse provided under N.J.S.A. 55:19–100.

16-1.3A.6 Violations; Penalties.

- A. The Township Code Enforcement officer or any other local official responsible for administration of any property maintenance or public nuisance code shall issue a notice to the creditor filing the summons and complaint in an action to foreclose, if the public officer or other authorized municipal official determines that the creditor has violated the ordinance. In the case of a violation for failure to provide care, maintenance, security, and upkeep of the exterior of vacant and abandoned property, such notice shall require the person or entity to correct the violation within 30 days of receipt of the notice, or within 10 days of receipt of the notice if the violation presents an imminent threat to public health and safety.
- B. An out-of-State creditor subject to this ordinance adopted pursuant to subsection a. of this section found by the Municipal Court or by any other court of competent jurisdiction, to be in violation of the requirement to appoint an in-State representative or agent pursuant to the ordinance shall be subject to a fine of \$2,500 for each day of the violation. Any fines imposed on a creditor for the failure to appoint an in-State representative or agent shall commence on the day after the 10–day period set forth in N.J.S.A. 46:10B–51) or N.J.S.A. 40:48–2.12s2 for providing notice to the municipal clerk that a summons and complaint in an action to foreclose on a mortgage has been served.
- C. A creditor subject to an ordinance adopted pursuant to subsection a. of this section found by the Municipal Court or by any other court of competent jurisdiction, to be in violation, excluding only a violation addressed by paragraph (1) of this subsection, of the ordinance shall be subject to a fine of \$1,500 for each day of the violation. Any fines imposed pursuant to this paragraph shall commence 31 days following receipt of the notice of violation, except if the violation presents an imminent risk to public health and safety, in which case any fines shall commence 11 days following receipt of the notice.
- D. No less than 20 percent of any money collected pursuant to subsection f. or g. of this section or an ordinance adopted pursuant to subsection a. of this section shall be utilized by the Township for municipal code enforcement purposes.

16-1.3A.7 Definitions.

As used in this section:

"Creditor" means a mortgagee or an agent or assignee of a mortgagee, such as the servicer, who has filed a complaint in the Superior Court seeking to foreclose upon a residential or commercial

mortgage. If the entity seeking to foreclose upon the residential or commercial mortgage changes as a result of an assignment, transfer, or otherwise after the filing of the foreclosure complaint in the Superior Court, the new entity shall be deemed the creditor for purposes of this section. For purposes of this section, a creditor shall not include the State, a political subdivision of the State, a State, county, or local government entity, or their agent or assignee, such as the servicer.

16-1.3A.8 Enforcement.

The Code Enforcement Officer is hereby authorized to enforce this Ordinance.

Section 2. Any and all other ordinances or parts thereof in conflict or inconsistent with any of the terms hereof are hereby repealed to such extent as they are so in conflict or inconsistent.

Section 3. In case any article, section or provision of this ordinance shall be held invalid in any court of competent jurisdiction, the same shall not affect any other article, section or provision of this ordinance except insofar as the article, section or provision so declared invalid shall be inseparable from the remainder or any portion thereof.

Section 4. This ordinance shall take effect immediately upon final passage and publication as required by law.

ORDINANCE 496-22

AN ORDINANCE PERMITTING ADDITIONAL RESIDENTIAL USES IN THE VALLEY BUSINESS ZONE AND SUPPLEMENTING AND AMENDING SECTIONS LU-111 ENTITLED "GENERAL TERMS", LU-122.6 ENTITLED "B-D DOWNTOWN VALLEY COMMERCIAL ZONE DISTRICT", LU-131 ENTITLED "SCHEDULE OF BULK REQUIREMENTS", LU-138 ENTITLED "LOWER INCOME HOUSING REQUIREMENTS" AND LU-151 ENTITLED "OFF-STREET PARKING AND LIGHTING" OF THE TOWNSHIP CODE

WHEREAS, the Downtown Valley Commercial Zone (B-D) as set forth in Township Code § LU-122.6 is based on the standalone element of the Master Plan adopted in 2016-2017; and

WHEREAS, since then a number of changes have occurred in the economic and judicial environment and the Township has been reacting in piecemeal fashion; and

WHEREAS, the Township Committee recognizes that these changes are likely to continue and that the land use ordinance should embrace the piecemeal changes in order to simplify development applications in process for developers and affected property owners; and

WHEREAS, the Township Committee recognizes that these ordinance changes are needed despite the fact that the Master Plan Housing and Zoning Elements have not yet been updated to reflect these changed circumstances;

NOW THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Long Hill in the County of Morris, State of New Jersey, that the Township Land Use Ordinance is hereby supplemented and amended as follows:

Section 1. Section LU-111 entitled "General Terms" is hereby supplemented and amended by adding the following definitions in alphabetical order:

ASSISTED LIVING RESIDENCE

A residential facility which is licensed by the Department of Health to provide rooms, meals, and personal care. Residential units offer, at a minimum, one unfurnished room, a private bathroom, a kitchenette, and a lockable door on the unit entrance. Assisted living residences may provide other services to residents such as recreational activities, financial services, and transportation. "Assisted living" is a level of care between nursing home care and independent living and includes a coordinated array of supportive personal and health services, available 24 hours per day, to residents who have been assessed to need these services. Assisted living is intended to promote resident self-direction and participation in decisions that emphasize independence, individuality, privacy, dignity and homelike surroundings.

CONTINUING CARE RESIDENTIAL COMMUNITY ("CCRC")

A residential community for older adults which provides a continuum of living accommodations and care including provisions for health care for individuals from independent living to assisted living to nursing care. A contract with a CCRC is an agreement to purchase service and the right to live in a specific place; it is not an agreement to lease or purchase property. The CCRC must be registered with the New Jersey Department of Community Affairs.

NURSING HOME-

A facility that is licensed by the Department of Health to provide health care under medical supervision and continuous nursing care for 24 or more consecutive hours to two or more patients who do not require the degree of care and treatment which a hospital provides and who, because of their physical or mental condition, require continuous nursing care and services above the level of room and board.

Section 2. Subparagraph "9" in paragraph "a" entitled "Permitted Primary Uses" in Section LU-122.6 entitled "B-D Downtown Valley Commercial Zone District" is supplemented and amended to read as follows:

a. Permitted Primary Uses.

9. Small hotel, inn or bed & breakfast establishments and assisted living facilities, continuing care residential communities and nursing homes. Density to be determined by the Approving Authority.

Section 3. Section 122.6 is further supplemented and amended by adding the following new subparagraph "3" in paragraph "c" entitled "Permitted Conditional Uses:"

c. Permitted Conditional Uses.

3. Residential apartments in accordance with the provisions of Subsection 124.1, not to exceed 15 units per acre. This use requires that a percentage of the units be designated as "Affordable Housing" and subject to Section 138 of this ordinance.

Section 4. Section LU-122.6 is further amended by deleting paragraph "d" entitled "Prohibited Uses" in its entirety. The existing paragraph "e" is hereby re-lettered paragraph "d".

Section 5. Section LU-122.6 is further amended by adding a new paragraph "e", entitled, " , which reads as follows:

"e. Emergency Medical Services

All assisted living facilities, continuing care residential communities and nursing homes, shall make emergency medical services available to or arranged for residents requiring these services. Each such facility shall develop a written plan for arranging for emergency transportation of residents at the facility's sole expense for medical care and returning them to the facility."

Section 6. Section LU-124.1 entitled “Apartments in Business Zones” is supplemented and amended to read as follows:

Apartments permitted in the B-1-5, B-1-20, M-H and M zones shall be at least 500 square feet in gross floor area, and shall be no more than 1,000 square feet. Apartments shall not be located on the ground floor of any building, and the gross density of all apartments on the lot shall not exceed five units per acre.

Apartments permitted in the B-D zone shall be at least 500 square feet in gross floor area. Apartments shall not be located on the ground floor of any building, and the gross density of all apartments on the lot shall not exceed fifteen units per acre.

Section 7. Section LU-131 entitled “Schedule of Bulk Requirements” is supplemented and amended by adding footnote “17” to the column entitled “Maximum Height of Building (stories/feet)” in the cell for Zone B-D to read as follows:

“(17) For assisted living facilities, continuing care residential communities, nursing homes, and mixed uses, increase the maximum height to 3/45. For buildings with in-building ground level parking, increase the maximum height to 4/55”

Section 8. Section LU-138 entitled “Lower Income Housing Requirements and subsection LU-138.1 are amended to read as follows:

“All residential developments in the R-MF-2 and B-D zone shall meet the following lower income housing requirements:

138.1

~~All developments shall provide 13% of all dwelling units to be affordable for low income households and 7% of all dwelling units to be affordable for moderate income households as those terms are defined in the Fair Housing Act (N.J.S.A. 52:27D-304) and the regulations promulgated by the Council On Affordable Housing (COAH).~~

For any future multifamily and independent living facility developments of five (5) or more units, at least fifteen (15%) percent of the all units in rental developments as affordable, and 20 percent of all units in for-sale developments as affordable, with at least 50 percent of the affordable units in each development being affordable to low-income households including 13 percent affordable to very-low-income households, with all such affordable units including the required bedroom distribution, be governed by controls on affordability and affirmatively marketed in conformance with the Uniform Housing Affordability Controls (“UHAC”), N.J.A.C. 5:80-26.1 et. seq. or any successor regulation, and all other applicable law.

Assisted Living facilities are subject to NJ Medicaid requirements.

Nursing Homes are not subject to this section.”

Section 9. Paragraph “c” in section LU-151.1 entitled “Off-Street Parking” is supplemented and amended by adding/amending the number of required parking spaces as set forth in the table (in alphabetical order) as follows

c. Add/Modify in table

<u>Apartments as conditional uses in the B-D Zone</u>	<u>1.5 per unit</u>
<u>Apartments (other)</u>	2 per unit
<u>Nursing and group homes</u>	<u>Peak shift staff + 0.3 per unit</u>
<u>Assisted Living</u>	<u>Peak shift staff + 0.5 per unit</u>

Section 10. Any and all other ordinances or parts thereof in conflict or inconsistent with any of the terms hereof are hereby repealed to such extent as they are so in conflict or inconsistent.

Section 11. In case any article, section or provision of this ordinance shall be held invalid in any court of competent jurisdiction, the same shall not affect any other article, section or provision of this ordinance except insofar as the article, section or provision so declared invalid shall be inseparable from the remainder or any portion thereof.

Section 12. This ordinance shall take effect immediately upon final passage and publication as required by law.

**ORDINANCE 504-22
PROHIBITING WITH CERTAIN EXCEPTIONS THE DISCHARGE OF FIREARMS ANYWHERE IN THE
TOWNSHIP OF LONG HILL AND AMENDING SECTION 3-7 OF THE TOWNSHIP CODE ENTITLED
“FIREARMS” IN ITS ENTIRETY**

WHEREAS, the Township Firearms Ordinance was first adopted by the Township Committee on September 5, 1973 as Ordinance #33-73 and amended in its entirety on October 7, 1974 by Ordinance #26-74; and

WHEREAS, in 1984, the Township Committee, recognizing that the Township had become more densely populated as a result of development during the previous ten years, adopted Ordinances Nos. 3-84 and 14-84 which prohibited the discharge of firearms and other weapons in certain designated areas of the Township; and

WHEREAS, there were no other amendments to the Ordinance after it was first adopted 48 years ago; and

WHEREAS, there has been a significant amount of new development in the Township during that time; and

WHEREAS, the Township Committee has determined that as a result of that development, the health, safety and welfare of the Township’s residents requires that, with certain exceptions, the discharge of firearms must be prohibited throughout the Township; and

WHEREAS, N.J.S.A. 40:48-1 provides that, “The governing body of every municipality may make, amend, repeal and enforce ordinances to . . . 18. Regulate and prohibit the sale and use of guns, pistols, firearms, and fireworks of all descriptions;”

:

NOW THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Long Hill in the County of Morris, State of New Jersey, that Chapter 3 of the Township Code entitled “Police Regulations” is hereby amended as follows:

Section 1. Section 3-7 entitled “Firearms,” consisting of subsections 3-7.1 through 3-7.7.7 inclusive, is hereby repealed in its entirety.

Section 2. There is hereby created a new section 3-7 entitled "Discharge of Firearms Prohibited" which reads as follows:

"3-7 Discharge of Firearms Prohibited

3-7.1 Discharge of Firearm Prohibited in the Township of Long Hill

"Except as permitted by section 3-7.3 below, no person shall discharge any firearm within the boundaries of the Township of Long Hill."

3-7.2 Definitions

As used in this chapter, the following terms shall have the meanings indicated:

"Firearm" means any handgun, rifle, shotgun, machine gun, automatic or semi-automatic rifle, or any gun, device or instrument in the nature of a weapon from which may be fired or ejected any solid projectable ball, slug, pellet, missile or bullet, by means of a cartridge or shell or by the action of an explosive or the igniting of flammable or explosive substances."

3-7.3 Exceptions.

The prohibitions of § 3-7.1 and N.J.S.A. 2C:39-6 et seq. (as exist or may be amended to exist) shall apply but not be solely limited to the following:

- A. Law enforcement officers of any governmental agency, federal, state, county and/or municipal, at all times (N.J.S.A. 2C:39-6).
- B. Members of any legally recognized military organization while in the performance of their official duties (N.J.S.A. 2C:39-6).
- C. Privately employed security personnel who are authorized by law to carry firearms while in the performance of their official duties (N.J.S.A. 2C:39-6).
- D. Persons lawfully using firearms in the protection of their person or property for self-defense (N.J.S.A. 2C:39-6).
- E. Persons engaged in the discharge of firearms loaded only with blanks for commemorative events or historic pageants; provided, however, that such persons shall obtain a special permit from the Township Police Division upon application prescribed by the Director of the Department of Public Safety or designee (N.J.S.A. 2C:39-6).
- F. Members of any full-time paid or part-time paid Fire Department or force assigned full-time or part-time to a municipal or county arson investigation unit (N.J.S.A. 2C:39-6).
- G. Civilian employees of the state and federal government while in the performance of their official duties (N.J.S.A. 2C:39-6).
- H. Any representative of the Division of Fish, Game and Wildlife, Department of Environmental Protection (DEP), State of New Jersey, or deputy state conservation officer or full-time employee of the State Division of Parks and Forestry or a New Jersey transit police officer while in the performance of their official duties (N.J.S.A. 2C:39-6).
- I. A guard in the employ of any railway express company, banking or building and loan or savings and loan institution of the State of New Jersey while in the actual performance of official duties (N.J.S.A. 2C:39-6).
- J. An owner, tenant or lessee of a tract of land, including farmers, in excess of five acres while hunting in and upon said tract. Said tract shall not include any public lands owned

and/or controlled by the Township of Long Hill or other designated open spaces controlled by a homeowners/condominium association (N.J.S.A. 2C:39-6).

- K. Owner, tenant or lessee, the latter two having express written and dated permission of the owner, on file with the Township Police Division, when controlling woodchuck or other pests as legally defined, authorized and allowed by the hunting regulations promulgated by the Division of Fish, Game and Wildlife, Department of Environmental Protection, State of New Jersey. This subsection shall also apply to farmers (N.J.S.A. 2C:39-6).
- L. A person carrying a firearm for the purpose of hunting, provided that the firearm is legal and appropriate for hunting purposes in this State and the person has in possession a valid hunting license issued by the State of New Jersey, subject to the following conditions:
 - 1. No person shall discharge any firearm upon or across any State, County or municipal street, and no person except the owner or lessee of the property and persons specifically authorized by him in writing shall have in his possession a loaded firearm while within 450 feet of any occupied dwelling in the Township of Long Hill or while within 450 feet of a school playground.
 - 2. The discharge of any firearm shall be prohibited in the following areas of the Township:
 - a. The area south of Long Hill Road to its intersection with Meyersville Road and, from that intersection, the area south of Meyersville Road.
 - b. The area north of Valley Road and south of Long Hill Road.
 - c. The area west of Carlton Road and north of Long Hill Road.
 - d. The area east of South Main Avenue and south of Valley Road.
 - e. The area beginning at a point being the northeasterly corner of Lot 10-21 in Block 1-1 as shown on the tax maps of the Township of Long Hill; and, running thence in a generally southerly direction following the boundary line between Lot 10-21, Block 1-1 and Lot 11, Block 1, 1,000 feet to a point; and, thence running in a generally westerly direction approximately 2,500 feet to the southeasterly corner of South Northfield Road; and, running thence in a generally northerly direction following the easterly sideline of South Northfield Road, 1,000 feet to a point; and, thence running in a generally easterly direction approximately 2,500 feet to the point and place of beginning.
- M. Any person who holds a valid permit to carry a handgun issued pursuant to N.J.S.A. 2C:58-4, as supplemented and amended

3-7.4 Violations; Penalties

“Any person who is found to be in violation of the provisions of this section shall upon conviction thereof be subject to the penalty as stated in section 1-5 of this Code entitled “General Penalty.”

Section 3. Any and all other ordinances or parts thereof in conflict or inconsistent with any of the terms hereof are hereby repealed to such extent as they are so in conflict or inconsistent.

Section 4. In case any article, section or provision of this ordinance shall be held invalid in any court of competent jurisdiction, the same shall not affect any other article, section, or provision of this ordinance except insofar as the article, section or provision so declared invalid shall be inseparable from the remainder or any portion thereof.

Section 5. This ordinance shall take effect immediately upon final passage and publication as required by law.

ORDINANCE 505-22
CONCERNING TRAFFIC REGULATIONS ON STONEHEDGE ROAD IN THE KNOLL AT MILLINGTON DEVELOPMENT AND AMENDING CHAPTER 7 OF THE TOWNSHIP CODE ENTITLED "TRAFFIC"

WHEREAS, the Knoll at Millington Homeowners Association, Inc., by Deed of Dedication dated May 27, 2000, dedicated the street known as Stonehedge Road to Long Hill Township; and

WHEREAS, traffic regulations for Stonehedge Road are still set forth in subsection 7-38.3 of the Township Code which sets forth "Regulations for Movement and the Parking of Traffic on All Other Private Property"; and

WHEREAS, traffic regulations for Stonehedge Road should be included in those sections of Chapter 7 that regulate traffic on other public streets;

NOW THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Long Hill in the County of Morris, State of New Jersey, that Chapter 7 of the Township Code entitled "Traffic" is hereby amended as follows:

Section 1. Section 7-38.3 entitled "Regulations for the Movement and the Parking of Traffic on All Other Private Property" is hereby amended by deleting references to Stonehedge Road in that section so that it reads as follows:

"§ 7-38.3 Regulations for the Movement and the Parking of Traffic on All Other Private Property.

In accordance with the provisions of N.J.S.A. 39:5A-1 the regulations of Subtitle 1 of the Title 39 are hereby made applicable to the properties listed below.

m. Property.

The Knoll at Millington
Stonehedge Road
Millington, N.J. 07946

1. Speed Limits. The speed limits for both directions of travel on the following roads are:

Road	M.P.H.	Limits
Stonehedge Road	15	Entire length
Knoll Court	15	Entire length

2. Restricted Parking. No person shall park a vehicle anytime upon any of the streets or parts of the streets described below.

Name of Street	Hours	Location
Stonehedge Road	All	Entire length
Stonehedge Road	All	From its intersection with Valley Road 50 feet south

3. Tow-Away. Any vehicle parked in violation of this Subsection m shall be deemed a nuisance and a menace to the safe and proper regulation of traffic and any peace officer may provide for the removal of such vehicle. The owner shall

have the reasonable cost of removal and storage which may result from such removal before regaining possession of the motor vehicle.”

Section 2. Section 7-33 entitled “Speed Limits” is hereby amended by adding Stonehedge Road in alphabetical order as follows:

“§ 7-33 SPEED LIMITS.

The speed limits for both directions of traffic along the streets described below are established as follows.

Regulatory and warning signs conforming to the current Manual on Uniform Traffic Control Devices for streets and highways shall be erected and maintained to effect the above-designated speed limits.

<u>Name of Street</u>	<u>Direction</u>	<u>Speed</u>	<u>Location</u>
Stonehedge Road	Both	25 mph	Entire length”

Section 3. Section 7-14 entitled “Parking Prohibited at All Times on Certain Streets” is hereby amended by adding Stonehedge Road in alphabetical order as follows:

“§ 7-14 PARKING PROHIBITED AT ALL TIMES ON CERTAIN STREETS.

No person shall park a vehicle at any time upon any streets or parts thereof described.

<u>Name of Street</u>	<u>Side</u>	<u>Location</u>
Stonehedge Road	East/North (left)	Entire length”

Section 4. The effect of this ordinance is contingent upon signs being erected as required by law.

Section 5. Any and all other ordinances or parts thereof in conflict or inconsistent with any of the terms hereof are hereby repealed to such extent as they are so in conflict or inconsistent.

Section 6. In case any article, section or provision of this ordinance shall be held invalid in any court of competent jurisdiction, the same shall not affect any other article, section or provision of this ordinance except insofar as the article, section or provision so declared invalid shall be inseparable from the remainder or any portion thereof.

Section 7. This ordinance shall take effect immediately upon final passage and publication as required by law.

**RESOLUTION 22-295
APPROVAL AND RELEASE OF MINUTES**

BE IT RESOLVED, that the Township Committee of the Township of Long Hill does hereby approve and release the Township Committee Meeting Minutes of November 9, 2022;

BE IT FURTHER RESOLVED that the Township Committee hereby approves November 9, 2022, Executive Session Meeting Minutes as redacted by the Township Attorney.

RESOLUTION 22-296

APPROVING PAYMENT OF BILLS

BE IT RESOLVED, that the Township Committee of the Township of Long Hill does hereby approve the payment of the bills as presented by the Chief Financial Officer.

BE IT FURTHER RESOLVED, that the bills list be appended to the official minutes.

**RESOLUTION 22-297
AUTHORIZING CANCELLATION OF OUTSTANDING CHECKS**

WHEREAS, there are outstanding checks which were drawn on the Current Fund, Trust Fund and Escrow Trust and

WHEREAS, the said checks have been outstanding for more than nine (9) months; and

WHEREAS, the Chief Financial Officer is desirous of voiding these checks,

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Long Hill that the following outstanding checks be cancelled, and the Chief Financial Officer is authorized and directed to void the said checks:

	<u>Check Number</u>	<u>Date Issued</u>	<u>Amount</u>
Current	19169	5/12/21	\$ 9.60
	19197	5/26/21	\$ 226.00
	19572	9/9/21	\$ 30.00
	19576	9/9/21	\$ 30.00
	19775	11/10/21	\$ 9.22
	19852	12/8/21	\$ 10.15
Trust	120320	9/3/21	\$ 54.00
	120324	9/3/21	\$ 54.00
Escrow	124	8/19/21	\$3,733.26
	127	8/19/21	\$ 33.83
	128	8/19/21	\$ 33.75

**RESOLUTION 22-298
IN GRADE ADVANCEMENT – ENGEL**

BE IT RESOLVED, by the Township Committee of the Township of Long Hill, County of Morris, State of New Jersey, does hereby approve the grade advancement of Officer Brian Engel to Officer Grade VII, effective December 1, 2022 at an annual salary of \$77,536.00.

BE IT FURTHER RESOLVED, that this advancement is consistent with the current PBA 322 Collective Bargaining Agreement.

**RESOLUTION 22-299
IN GRADE ADVANCEMENT – HARTMANN**

BE IT RESOLVED, by the Township Committee of the Township of Long Hill, in the County of Morris, State of New Jersey, does hereby approve the grade advancement of Officer Bryan Hartmann to Officer Grade VI, effective December 1, 2022 at an annual salary of \$83,351.00.

BE IT FURTHER RESOLVED, that this advancement is consistent with the current PBA 322 Collective Bargaining Agreement.

**RESOLUTION 22-300
IN GRADE ADVANCEMENT – OFFICER KYLE PLACE**

BE IT RESOLVED, by the Township Committee of the Township of Long Hill, in the County of Morris, State of New Jersey, does hereby approve the grade advancement of Officer Kyle Place to Officer Grade VIII, effective January 9, 2023, at an annual salary of \$73,514.00.

BE IT FURTHER RESOLVED, that this advancement is consistent with the current PBA 322 Collective Bargaining Agreement.

**RESOLUTION 22-301
APPOINTING CROSSING GUARD – PATRICE TERHUNE**

BE IT RESOLVED that the Township Committee of the Township of Long Hill does hereby appoint Patrice Terhune as Crossing Guard effective December 6, 2022.

**RESOLUTION 22-302
APPOINTING 2022 / 2023 BASKETBALL PROGRAM STAFF**

BE IT RESOLVED, by the Township Committee of the Township of Long Hill upon the advice and recommendation of the Recreation Director that the following be appointed to the 2022 / 2023 Recreation Basketball program effective November 19, 2022

Referees/Timers/Scorekeepers	
Autenrieth, Anthony	\$ 14.00
DiSarno, Madison	\$ 14.25
DiSarno, Michael	\$ 14.25
Forbringer, Richard	\$ 15.00
Garcia, Nirio	\$ 14.00
Hartjen, Alana	\$ 14.00
Johnstone, Katelyn	\$ 14.25
Kapoor, Maya	\$ 14.00
Labib, David	\$ 14.00
Langell, Kyra	\$ 14.25
Lapetina, Olivia	\$ 14.25
Laviolla, Dominick	\$ 14.25
Miller, Kylie	\$ 14.00
Rivera, Marisa	\$ 14.00

Torpey, Delia	\$	14.25
Unchester, Bailey	\$	14.00
Unchester, Kelsey	\$	14.00

**RESOLUTION 22-303
AUTHORIZING REDEMPTION OF OUTSIDE LIEN - #21-00008**

WHEREAS, funds have been remitted by COMERICA BANK to redeem tax sale certificate #21-00008 for Block 13508 Lot 6, 105 GATES AVE. purchased by BALA PARTNERS LLC, assessed in the name THOMAS RIPEL. and the Township Committee must approve the distribution of these funds.

WHEREAS, the Tax Collector has shown proof that the redemption calculation is correct, and all redemption monies have been received for redemption.

NOW, THEREFORE BE IT RESOLVED by the Committee of the Township of Long Hill, County of Morris, State of New Jersey that the Treasurer is authorized to remit payment of \$547.06 plus a premium of \$2,000 for a total of \$2,547.06 to the lienholder:

Make Redemption check payable to:
 BALLA PARTNERS, LLC.
 PO BOX 303
 POTTERSVILLE, NJ 07979

**RESOLUTION 22-304
ACCEPTING RESIGNATION: PANTOZZI**

BE IT RESOLVED, that the Township Committee of the Township of Long Hill accepts the resignation of George Pantozzi as Truck Driver/Laborer Class 4 effective November 28, 2022.

**RESOLUTION 22-305
AUTHORIZING PAYMENT TO GOLDCON INC. FOR EMERGENCY REPAIRS TO POLICE HEADQUARTERS**

WHEREAS, on September 22, 2021 the Township Committee adopted Resolution 21-253 authorizing an emergency contract with Goldcon, Inc. to restore the Township Police Station so that it could be used by the Police Department after the extensive damage caused by Tropical Storm Ida; and

WHEREAS, Goldcon, Inc. submitted two invoices in the aggregate amount of \$406,891.21; and

WHEREAS, a payment was previously made for materials received for the emergency work (Invoice #405416) in the amount of \$47,907.50, leaving a balance due of \$358,983.71;

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Long Hill in the County of Morris, State of New Jersey, that a payment to Goldcon, Inc. in the amount of \$358,983.71 is hereby authorized.

**RESOLUTION 22-306
AUTHORIZING DISPOSAL OF SURPLUS PROPERTY OF LONG HILL TOWNSHIP**

WHEREAS, the Long Hill Township is the owner of certain surplus property which it no longer needs for public use: and

WHEREAS, the Long Hill Township is desirous of selling said surplus property in an “as is” condition without express or implied warranties.

NOW THEREFORE BE IT RESOLVED by the Long Hill Township as follows:

- (1) The sale of the surplus property shall be conducted through **MUNICIPID** pursuant to N.J.S.A. 40A:11-36 and the guidance set forth in the Division of Local Government Services’ Local Finance Notice 2019-15, The terms and conditions of the agreement entered into with Muncibid is available online at www.municipid.com.
- (2) The sale will be conducted online December 15, 2022 through January 15, 2022 and the address of the auction site is www.municipid.com
- (3) A list of the surplus property to be sold is as follows:
 - 2008 GMC Pickup - VIN#12GTEK13M081121874 - mileage 94,538 -not operational
- (4) The surplus property shall be sold in an “as is” condition without express or implied warranties with the successful bidder required to execute a Hold Harmless and Indemnification Agreement concerning use of said surplus property.
- (5) Long Hill Township reserves the right to accept or reject any bid submitted.

**RESOLUTION 22-307
APPROVAL OF THE 2022 FEE SCHEDULE FOR FALL PROGRAMMING**

BE IT RESOLVED by the Township Committee of the Township of Long Hill, in the County of Morris, State of New Jersey, to establish the 2022 fee schedule for fall programming as follows:

Field Hockey Fall 2022 Registration Fee:	\$145.00
Field Hockey Fall 2022 Practice Pinnies:	\$18.00
Field Hockey Fall 2022 Uniform Skort:	\$30.00
Field Hockey Fall 2022 Uniform Top:	\$25.00
Field Hockey Fall 2022 Uniform Socks:	\$7.00
Red Cross Classes (First Aid and CPR/AED)	\$32.00
Paper Collage Workshop:	\$60.00
Recreation Basketball Fees Gr. 1-8:	\$110.00 (\$25.00 late fee)
(Travel Basketball Fees remained the same as last year at \$215)	
Fall/Winter 2022/2023 Recreation Basketball, gr. 1-8:	\$110.00
Travel Basketball Uniform Tops:	\$52.00

**RESOLUTION 22-308
RESOLUTION AUTHORIZING INCREASE AMOUNT FOR PROFESSIONAL SERVICES AGREEMENT
WITH TRIMBOLI & PRUSINOWSKI**

WHEREAS, the Township has appointed Trimboli & Prusinowski as Labor Attorney by Resolution 22-024; and

WHEREAS, Trimboli & Prusinowski had a not to exceed amount increased to \$50,000 by Resolution 22-245; and

NOW, THEREFORE, BE IT RESOLVED by the governing body of the Township of Long Hill, in the County of Morris, State of New Jersey, increases the not to exceed amount by \$20,000 to be charged to budget line item(s) 1-01-0020-155-2-00204. The certification of available funds by the Financial Officer shall be attached to the original of this resolution and shall be maintained in the files of the Township Clerk.

**RESOLUTION 22-309
RESOLUTION AUTHORIZING INCREASE AMOUNT FOR PROFESSIONAL SERVICES AGREEMENT
WITH GEBHARDT & KIEFER, PC**

WHEREAS, the Township has appointed Gebhardt & Kiefer, PC, to investigate a complaint concerning a Township employee by Resolution 22-183; and

WHEREAS, Gebhardt & Kiefer had a not to exceed amount increased to \$15,000 by Resolution 22-234; and

NOW, THEREFORE, BE IT RESOLVED by the governing body of the Township of Long Hill, in the County of Morris, State of New Jersey, increases the contract amount by \$20,000 to be charged to budget line item(s) 2-01-0020-00155-2-00201. The certification of available funds by the Financial Officer shall be attached to the original of this resolution and shall be maintained in the files of the Township Clerk.

**RESOLUTION 22-310
AUTHORIZING TRANSFER OF FUNDS**

WHEREAS, there appears to be insufficient funds in the following accounts to meet the demands thereon for the balance of the Current Year; and

WHEREAS, there appears to be a surplus in the following accounts, over and above the demand necessary for the balance of the Current Year;

NOW, THEREFORE, BE IT RESOLVED, that in accordance with the provision R.S. 40A:4-58, part of the surplus in the account heretofore mentioned be and the same is hereby transferred to the account mentioned as being insufficient, to meet the current demands, and

BE IT FURTHER RESOLVED, that the Chief Financial Officer is hereby authorized and directed to make the following transfers:

ACCOUNT	TRANSFER FROM	TRANSFER TO
Streets & Roads SW	\$80,700.00	
Municipal Court- OE		\$ 500.00
Finance, OE		6,000.00
Tax Collection, SW		1,600.00

Fire Prevention- SW		1,000.00
Legal OE		65,000.00
Board of Adjustment OE		500.00
Purchase of Police Vehicles OE		6,000.00
Emergency Management SW		100.00

Totals \$80,700.00 \$80,700.00

**RESOLUTION 22-311
RESOLUTION AUTHORIZING PROFESSIONAL SERVICES AGREEMENT WITH ANIMAL CONTROL SOLUTIONS**

WHEREAS, the Township of Long Hill has a need to acquire services for animal control

NOW, THEREFORE, BE IT RESOLVED by the governing body of the Township of Long Hill, in the County of Morris, State of New Jersey, as follows:

1. A professional services contract to provide animal control to the Township is hereby awarded to Animal Control Solution
2. The award of contract shall be for 1 year starting January 1, 2023 and go until December 31, 2023
3. Animal Control Solutions shall be compensated \$19,800.00 as per proposal
4. This contract shall be charged to budget line item(s) c-17-0000-00000-6-00133. The certification of available funds by the Financial Officer shall be attached to the original of this resolution and shall be maintained in the files of the Township Clerk.
5. The Mayor and Township Clerk are authorized to sign a contract with Animal Control Solutions, in a form approved by the Township Attorney.

**RESOLUTION 22-312
AUTHORIZE PURCHASE OF E-TICKETING FOR PATROL VEHICLES**

WHEREAS, Long Hill Township Police Department would like to purchase equipment for e-ticketing for (9) police patrol vehicles; and

WHEREAS, the Long Hill Township Police Department sought and received two quotes as required; and

WHEREAS, the Township Chief Financial Officer, in accordance with N.J.A.C. 5:34-5, has certified that sufficient funds are available to cover the full cost of the contract.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Long Hill in the County of Morris, State of New Jersey as follows:

1. The following contract is hereby approved:

Vendor:	Elite Vehicle Solutions
Amount	\$19,891.44
Description:	E-ticketing for (9) vehicles

2. This contract will be properly charged to the following line-item appropriation of the Official Township Budget: C-04-2022-49122-2-02242.
3. The Administrator and the Chief Financial Officer are hereby authorized and directed to approve and forward the purchase requisition to Elite Vehicle Solutions for equipment for e-ticketing for 9 vehicles.

**RESOLUTION 22-313
RESOLUTION AUTHORIZING PURCHASE OF LADDER TRUCK FOR THE MILLINGTON FIRE
COMPANY**

WHEREAS, the Millington Volunteer Fire Company needs one (1) new ladder truck and

WHEREAS, the Local Public Contracts Law (N.J.S.A. 40A:11-5) permits the purchase of goods pursuant to a cooperative purchasing agreement without public bidding; and

WHEREAS, the Township is a member of Sourcewell Cooperative Purchasing;

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Long Hill in the County of Morris, State of New Jersey, as follows:

1. The purchase of Rosenbauer 109 Viper Aerial with Commander Chassis for a total of \$1,360,200.36 is hereby authorized pursuant to Sourcewell Cooperative Purchasing's quotation
2. The contract pricing is approved up to 1,400,000.00 with any and all changes beyond \$1,360,200.36 needing approval by the Governing Body.
3. These purchases shall be charged to budget line item(s) C-04-2022-48722-2-02238. The certification of available funds by the Chief Financial Officer shall be attached to the original of this resolution and shall be maintained in the files of the Township Clerk.

**RESOLUTION 22-291
AUTHORIZING AND APPROVING A REDEVELOPMENT AGREEMENT BY AND BETWEEN THE
TOWNSHIP OF LONG HILL ("TOWNSHIP") AND STIRLING SL URBAN RENEWAL LLC
("REDEVELOPER")**

WHEREAS, on June 9, 2021, the Township Committee of the Township of Long Hill (the "Committee" or "Township Committee") adopted Resolution 21-166, authorizing the Township Planning Board ("Planning Board") to undertake a preliminary investigation of the Property (defined hereafter) to determine whether it was an area in need of redevelopment pursuant to N.J.S.A. 40A:12A-1 et. seq ("LRHL"); and

WHEREAS, on December 14, 2021, following a duly noticed public hearing held on November 23, 2021, the Planning Board adopted Resolution 2021-12-PB memorializing its determination to accept and adopt the findings of the investigative report entitled "Area in Need of Redevelopment Study for Block

11401, Lot 7” prepared by Jessica Caldwell, PP, AICP of J. Caldwell & Associates, LLC and recommending that the Property be designated as a non-condemnation redevelopment area; and

WHEREAS, on January 19, 2022, the Township Committee adopted resolution 2022-043 designating the Property as a non-condemnation redevelopment area in accordance with the LRHL; and

WHEREAS, on August 10, 2022, the Township Committee introduced on first reading Ordinance 498-22, “Adopting 1106-1122 Valley Road Redevelopment Plan, Block 11401, Lot 7 (A/K/A the Former Carwash Site),” a redevelopment plan to govern the redevelopment of the Property pursuant to the LRHL (the “Redevelopment Plan”); and

WHEREAS, on September 28, 2022, after complying with all procedural requirements required under the LRHL and MLUL (defined hereafter), the Township Committee held a public hearing concerning the Redevelopment Plan, and following same adopted the Redevelopment Plan; and

WHEREAS, the Redeveloper is under contract (“Purchase Agreement”) to purchase the Property from the current title owner for the purpose of constructing the Project (defined herein) as described more fully within this Agreement, and the Township is also willing to make certain statutorily authorized tax exemptions or incentives available to Redeveloper in connection with the Project; and

WHEREAS, the Township has determined that the redevelopment of the Property in accordance with the applicable provisions of the Redevelopment Plan and this Agreement will contribute to the reinvigoration of the Township, as well as to further the social and economic improvement of the Township in accordance with the legislative intent, goals and objectives of the LRHL; and

WHEREAS, the Township has determined that the Redeveloper possesses the proper qualifications, financial resources and capacity to implement and complete the Project in accordance with the Redevelopment Plan and all other applicable laws, ordinances and regulations; and

WHEREAS, the Township believes the Project to be in the vital and best interests of the Township of Long Hill, and that it promotes the health, safety, morals and welfare of the Township’s residents; and

WHEREAS, to effectuate the purposes of the Act, the Township and Redeveloper agree to enter into a Redevelopment Agreement attached hereto as Exhibit “A” in order to further the Project.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Long Hill, County of Morris, State of New Jersey that it does hereby authorize and approves the Redevelopment Agreement between Stirling SL Urban Renewal LLC (“Redeveloper”), and the Township of Long Hill, attached hereto as Exhibit “A;” and

BE IT FURTHER RESOLVED that the Mayor and Clerk are hereby authorized to execute the Redevelopment Agreement on behalf of the Township and the appropriate Township officials are hereby authorized to take the necessary action in furtherance of the Redevelopment Agreement
