

**** The public will be able to view this meeting via the following YouTube link: <https://www.youtube.com/@monroetownship>**

THE FOLLOWING IS A **PRELIMINARY AGENDA** AND THERE MAY BE CHANGES MADE TO THE AGENDA BEFORE OR AT THE MEETING, AS PROVIDED BY LAW.

**COMBINED AGENDA/REGULAR MEETING
OF THE MONROE TOWNSHIP COUNCIL**

SEPTEMBER 4, 2024

- 1. **AGENDA MEETING CALLED TO ORDER.** (6:30 p.m.)
- 2. **SALUTE TO THE FLAG.**
- 3. **ROLL CALL:**

Councilman Charles Dipierro
Councilman Michael Markel
Councilwoman Rupa P. Siegel
Council Vice President Terence Van Dzura
Council President Miriam Cohen

- 4. Township Clerk Christine Robbins reads the **SUNSHINE LAW** into the record.

In accordance with the Open Public Meetings Act, it is hereby announced and shall be entered into the Minutes of this meeting that adequate notice has been provided by the following:

- 1. Posted on the Bulletin Boards within the Municipal Building on December 29, 2023 and remains posted at that location for public inspection;
- 2. Printed in the **HOME NEWS TRIBUNE** and the **CRANBURY PRESS** on December 29, 2023;
- 3. Posted on the Monroe Township website; and
- 4. Sent to those individuals who have requested personal notice.

In accordance with Chapter 3, Section 17 of the Monroe Township Code, Public Comment shall be limited to five (5) minutes unless further time is granted by the Council President.

- 5. **PRESENTATIONS and PROCLAMATIONS:**

Presentation: *“Township of Monroe Senior Center Month – September 2024”*
Extending Appreciation to Director, Nancy Harrigan, and her staff for the vital services they perform and their exemplary dedication to the community.

Proclamations: *Balance Awareness Week – September 15th – 21st 2024*
Childhood Cancer Awareness Month – September 2024
Sepsis Awareness Month – September 2024

- 6. **ORDINANCE(S) for SECOND READING** at the September 4, 2024 Regular Meeting:

O-8-2024-015 **ORDINANCE AMENDING CHAPTER 39 OF THE CODE OF THE TOWNSHIP OF MONROE ENTITLED “FEES”.**
(DCA required language applied to Construction portion of fee schedule and addition of public parking space fees for charging of electric vehicles)

O-8-2024-016 **ORDINANCE AMENDING THE CODE OF THE TOWNSHIP OF MONROE SECTION 108-5.27 ENTITLED “STORMWATER MANAGEMENT”.** (NJDEP mandated update)

O-8-2024-017 **ORDINANCE OF THE TOWNSHIP OF MONROE COUNTY OF MIDDLESEX, AND STATE OF NEW JERSEY ESTABLISHING A MIDBLOCK CROSSWALK ON APPLGARTH ROAD (COUNTY ROUTE 619), TOWNSHIP OF MONROE, COUNTY OF MIDDLESEX, STATE OF NEW JERSEY.**
(County project – Applegarth Rd between Half Acre Rd & Prospect Plains Rd.)

- | | |
|---------------------|--|
| O-8-2024-018 | ORDINANCE AMENDING CHAPTER 35 OF THE CODE OF THE TOWNSHIP OF MONROE ENTITLED, “DRUG-FREE ZONES”
(Updating code to include last map revision date of September 7, 2022; maps were updated to include new streets within same boundaries) |
| O-8-2024-019 | BOND ORDINANCE PROVIDING FOR FACILITY IMPROVEMENT ON TOWNSHIP OPEN SPACE PROPERTY, IN AND BY THE TOWNSHIP OF MONROE, IN THE COUNTY OF MIDDLESEX, NEW JERSEY, APPROPRIATING \$2,925,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$1,397,600 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF.
(James Monroe Park Practice Facility – expected 50% County match) |
| O-8-2024-020 | BOND ORDINANCE PROVIDING FOR VARIOUS IMPROVEMENTS TO THE WATER-SEWER UTILITY IN AND BY THE TOWNSHIP OF MONROE, IN THE COUNTY OF MIDDLESEX, NEW JERSEY, APPROPRIATING \$4,995,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$4,995,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF. |
| O-8-2024-021 | BOND ORDINANCE PROVIDING FOR VARIOUS CAPITAL IMPROVEMENTS IN AND BY THE TOWNSHIP OF MONROE, IN THE COUNTY OF MIDDLESEX, NEW JERSEY, APPROPRIATING \$4,224,400 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$3,523,300 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF. |
| O-8-2024-022 | AN ORDINANCE AUTHORIZING THE TOWNSHIP OF MONROE TO ACQUIRE A RIGHT-OF-WAY DEDICATION OVER PROPERTY AT 45 LOWER MATCHAPONIX ROAD KNOWN AS BLOCK 68, LOT 41.29, A 10’ WIDE STREET TREE EASEMENT AT 43, 45, AND 47 LOWER MATCHAPONIX ROAD KNOWN AS BLOCK 68, LOTS 41.34, 41.35, 41.36, AND A CONSERVATION EASEMENT AT 43, 45, AND 47 LOWER MATCHAPONIX ROAD KNOWN AS BLOCK 68, LOTS 41.34, 41.35, 41.36 ON THE TOWNSHIP OF MONROE TAX MAP. |
| O-8-2024-023 | AN ORDINANCE AUTHORIZING THE TOWNSHIP OF MONROE TO ACQUIRE A 10’ WIDE TREE EASEMENT AT 38 AVENUE I AND 40 AVENUE I KNOWN AS BLOCK 123, LOTS 11.01 and 14.01 ON THE TOWNSHIP OF MONROE TAX MAP. |
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 | |
| 7. | RESOLUTIONS for CONSIDERATION under CONSENT AGENDA at the September 4, 2024 Regular Meeting: (R-9-2024-196 – R-9-2024-216) |
| R-9-2024-196 | RESOLUTION AUTHORIZING THE MONROE TOWNSHIP OFFICE OF EMERGENCY MANAGEMENT TO ACCEPT A SUBGRANT AWARD OF THE FEDERAL FISCAL YEAR 2024 OF EMERGENCY MANAGEMENT PERFORMANCE GRANT AND EMERGENCY MANAGEMENT AGENCY ASSISTANCE. (\$10,000) |
| R-9-2024-197 | RESOLUTION AUTHORIZING THE AWARD OF A PROFESSIONAL SERVICES CONTRACT WITH CME ENGINEERING, INC. TO PROVIDE ENVIRONMENTAL LITIGATION SUPPORT & EXPERT TESTIMONY SERVICES RELATED TO THE BFI LANDFILL FOR THE MONROE TOWNSHIP UTILITY DEPARTMENT (“M.T.U.D.”). (\$25,000) |
| R-9-2024-198 | RESOLUTION AUTHORIZING THE RELEASE OF THE REHABILITATED AFFORDABLE HOUSING AGREEMENT AND LIEN ON BLOCK 56, LOT 57, QUALIFIER 420A. |
| R-9-2024-199 | RESOLUTION AUTHORIZING THE MAYOR AND TOWNSHIP CLERK TO EXECUTE AN AMENDED SHARED SERVICES AGREEMENT BY AND BETWEEN THE TOWNSHIP OF OLD BRIDGE AND TOWNSHIP OF MONROE FOR ANIMAL SHELTER SERVICES FOR CALENDAR YEAR 2024-2025. |

R-9-2024-200	RESOLUTION AUTHORIZING AMENDMENT #1 TO CONTRACT NO. 515 “PATCH PAVING AND CONCRETE REPAIR” WITH L & L PAVING CO. INC., EXTENDING THE TERMINATION DATE ONE YEAR TO SEPTEMBER 7, 2025 THE FINAL EXTENSION PERIOD FOR THE MONROE TOWNSHIP UTILITY DEPARTMENT (“M.T.U.D.”). (unit pricing)
R-9-2024-201	RESOLUTION AUTHORIZING AWARD OF A CONTRACT TO NEW CINGULAR WIRELESS PCS, LLC. (“AT&T) FOR CONTRACT 533 – “LEASE FOR WIRELESS TELECOMMUNICATIONS EQUIPMENT AND ANTENNA ARRAY AT THE ABEEL ROAD MONOPOLE SITE” BY THE MONROE TOWNSHIP UTILITY DEPARTMENT (“M.T.U.D.”). (5-year lease, with (4) four (5) year term automatic extensions - \$48,050.00 per year with a 3% annual increase)
R-9-2024-202	RESOLUTION AUTHORIZING AWARD OF A CONTRACT TO DYNAMIC SANDBLASTING AND PAINTING, LLC. FOR CONTRACT 537 “APPLEGARTH 3.4 MG WATER STORAGE TANK PAINTING PROJECT FOR THE MONROE TOWNSHIP UTILILTY DEPARTMENT (“M.T.U.D.”). (\$2,935,000 – Applegarth & Joan Warren Way)
R-9-2024-203	RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES CONTRACT TO MICHAEL KLEPCHICK, CMFO, FOR FINANCIAL REPORTING AND AUDIT SERVICES. (Not to exceed \$20,000)
R-9-2024-204	RESOLUTION AUTHORIZING REFUND OF TAX OVERPAYMENTS.
R-9-2024-205	RESOLUTION AUTHORIZING AWARD OF A PROFESSIONAL SERVICES FOR CONSTRUCTION ENGINEERING SERVICES TO R3M ENGINEERING, INC. FOR APPLEGARTH ROAD WATER STORAGE TANK PAINTING & MISC. IMPROVEMNTS PROJECT FOR THE MONROE TOWNSHIP UTILITY DEPARTMENT (“M.T.U.D.”) (\$244,460.00)
R-9-2024-206	RESOLUTION AUTHORIZING RELEASE OF CASH MAINTENANCE GUARANTEE POSTED FOR STONEBRIDGE, PHASE 2, SECTION 1 – PB-906-04.
R-9-2024-207	RESOLUTION AUTHORIZING RELEASE OF CASH MAINTENANCE GUARANTEE FOR SHRI RAM CHANDRA MISSION – BA-5102-15. (Halsey Reed Rd & Wyckoff Mills Rd)
R-9-2024-208	RESOLUTION AUTHORIZING RELEASE OF CASH MAINTENANCE GUARANTEE FOR EMILY COURT ESTATES – PB-1143-13.
R-9-2024-209	RESOLUTION AUTHORIZING THE PURCHASE OF ONE (1) 2024 FORD F-250 AND ONE (1) 2025 FORD EXPLORER FROM ALL AMERICAN FORD OF PARAMUS FOR THE MONROE TOWNSHIP PARKS DEPARTMENT. (2024 Ford F-250 - ESCNJ \$47,410.23; 2025 Ford Explorer – BeCCP \$39,166.28)
R-9-2024-210	RESOLUTION ENDORSING MAYOR DALINA’S ADVOCACY TO THE NEW JERSEY STATE LEAGUE OF MUNICIPALITIES AND NEW JERSEY LEGISLATURE TO PASS LEGISLATION PERMITTING MUNICIPALITIES TO IMPOSE IMPACT FEES FOR INCREASED SCHOOL COSTS AND INFRASTRUCTURE COSTS ON DEVELOPERS OF NEW RESIDENTIAL UNITS.
R-9-2024-211	RESOLUTION AUTHORIZING THE RELEASE OF PERFORMANCE GUARANTEES UPON THE ACCEPTANCE OF A MAINTENANCE GUARANTEE POSTED FOR STRATFORD AT MONROE – SECTION 4 PB-1070-09.
R-9-2024-212	RESOLUTION AUTHORIZING THE RELEASE OF PERFORMANCE GUARANTEES UPON THE ACCEPTANCE OF A MAINTENANCE GUARANTEE POSTED FOR STRATFORD AT MONROE – SECTION 5 PB-1135-13.
R-9-2024-213	RESOLUTION AUTHORIZING REFUND OF SENIOR CENTER RENTAL FEE. (\$350.00)

- R-9-2024-214

RESOLUTION AUTHORIZING RELEASE OF PERFORMANCE GUARANTEES POSTED BY S & G PAVING INC. UPON THE POSTING OF A MAINTENANCE GUARANTEE IN CONNECTION WITH THE NJDOT FY2022 SPOTSWOOD GRAVEL HILL ROADWAY AND PEDESTRIAN IMPROVEMENTS PROJECT.
- R-9-2024-215

RESOLUTION APPOINTING MEMBERS TO THE ECONOMIC DEVELOPMENT ADVISORY BOARD.
(Marina Shapiro Vitalin filling unexpired term of Oruj Qureshi)
- R-9-2024-216

RESOLUTION AUTHORIZING AWARD OF BID TO S. BROTHERS, INC. FOR THE INWOOD ESTATES ROADWAY & PEDESTRIAN IMPROVEMENTS PROJECT. (\$969,259.16)

9.

Public Comments.

(Limited to Agenda items only - 5 Minutes per Speaker)
- OPEN:

MOTION:_____

SECOND:_____
- CLOSE:

MOTION:_____

SECOND:_____
10.

Agenda Meeting Adjournment.

Time: _____
- MOTION:____SECOND:_____

ROLL CALL: Ayes____Nays____

THE FOLLOWING IS A **PRELIMINARY AGENDA** AND THERE MAY BE CHANGES MADE TO THE AGENDA BEFORE OR AT THE MEETING, AS PROVIDED BY LAW.

**REGULAR MEETING
OF THE MONROE TOWNSHIP COUNCIL**

SEPTEMBER 4, 2024

AGENDA

1. **REGULAR MEETING CALLED TO ORDER:** Time: _____
MOTION:_____SECOND:_____ ROLL CALL: Ayes____Nays____

2. **MOTION** to approve the payment of **CLAIMS** per run date **AUGUST 28, 2024**.
MOTION:_____SECOND:_____ ROLL CALL: Ayes____Nays____

3. **APPROVAL OF MINUTES:**
MOTION to approve the **MINUTES** of the following meetings as written and presented:
August 5, 2024 - Agenda and Regular Combined Meeting
MOTION:_____SECOND:_____ ROLL CALL: Ayes____Nays____

4. **ORDINANCE(S) for SECOND READING:**
O-8-2024-015 ORDINANCE AMENDING CHAPTER 39 OF THE CODE OF THE TOWNSHIP OF MONROE ENTITLED “FEES”.
(DCA required language applied to Construction portion of fee schedule and addition of public parking space fees for charging of electric vehicles)

PUBLIC HEARING OPEN: MOTION:_____ SECOND:_____
PUBLIC HEARING CLOSE: MOTION:_____ SECOND:_____
ADOPTION: MOTION:_____ SECOND:_____ ROLL CALL: Ayes____ Nays_____

- O-8-2024-016 ORDINANCE AMENDING THE CODE OF THE TOWNSHIP OF MONROE SECTION 108-5.27 ENTITLED “STORMWATER MANAGEMENT”. (NJDEP mandated update)**

PUBLIC HEARING OPEN: MOTION:_____ SECOND:_____
PUBLIC HEARING CLOSE: MOTION:_____ SECOND:_____
ADOPTION: MOTION:_____ SECOND:_____ ROLL CALL: Ayes____ Nays_____

- O-8-2024-017 ORDINANCE OF THE TOWNSHIP OF MONROE COUNTY OF MIDDLESEX, AND STATE OF NEW JERSEY ESTABLISHING A MIDBLOCK CROSSWALK ON APPLGARTH ROAD (COUNTY ROUTE 619), TOWNSHIP OF MONROE, COUNTY OF MIDDLESEX, STATE OF NEW JERSEY.**
(County project – Applegarth Rd between Half Acre Rd & Prospect Plains Rd.)

PUBLIC HEARING OPEN: MOTION:_____ SECOND:_____
PUBLIC HEARING CLOSE: MOTION:_____ SECOND:_____
ADOPTION: MOTION:_____ SECOND:_____ ROLL CALL: Ayes____ Nays_____

O-8-2024-018 ORDINANCE AMENDING CHAPTER 35 OF THE CODE OF THE TOWNSHIP OF MONROE ENTITLED, “DRUG-FREE ZONES”
(Updating code to include last map revision date of September 7, 2022; maps were updated to include new streets within same boundaries)

PUBLIC HEARING OPEN: MOTION: _____ SECOND: _____
PUBLIC HEARING CLOSE: MOTION: _____ SECOND: _____
ADOPTION: MOTION: _____ SECOND: _____ ROLL CALL: Ayes _____ Nays _____

O-8-2024-019 BOND ORDINANCE PROVIDING FOR FACILITY IMPROVEMENT ON TOWNSHIP OPEN SPACE PROPERTY, IN AND BY THE TOWNSHIP OF MONROE, IN THE COUNTY OF MIDDLESEX, NEW JERSEY, APPROPRIATING \$2,925,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$1,397,600 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF.
(James Monroe Park Practice Facility – expected 50% County match)

PUBLIC HEARING OPEN: MOTION: _____ SECOND: _____
PUBLIC HEARING CLOSE: MOTION: _____ SECOND: _____
ADOPTION: MOTION: _____ SECOND: _____ ROLL CALL: Ayes _____ Nays _____

O-8-2024-020 BOND ORDINANCE PROVIDING FOR VARIOUS IMPROVEMENTS TO THE WATER-SEWER UTILITY IN AND BY THE TOWNSHIP OF MONROE, IN THE COUNTY OF MIDDLESEX, NEW JERSEY, APPROPRIATING \$4,995,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$4,995,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF.

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PUBLIC HEARING CLOSE: MOTION: _____ SECOND: _____
ADOPTION: MOTION: _____ SECOND: _____ ROLL CALL: Ayes _____ Nays _____

O-8-2024-022 AN ORDINANCE AUTHORIZING THE TOWNSHIP OF MONROE TO ACQUIRE A RIGHT-OF-WAY DEDICATION OVER PROPERTY AT 45 LOWER MATCHAPONIX ROAD KNOWN AS BLOCK 68, LOT 41.29, A 10’ WIDE STREET TREE EASEMENT AT 43, 45, AND 47 LOWER MATCHAPONIX ROAD KNOWN AS BLOCK 68, LOTS 41.34, 41.35, 41.36, AND A CONSERVATION EASEMENT AT 43, 45, AND 47 LOWER MATCHAPONIX ROAD KNOWN AS BLOCK 68, LOTS 41.34, 41.35, 41.36 ON THE TOWNSHIP OF MONROE TAX MAP.

PUBLIC HEARING OPEN: MOTION: _____ SECOND: _____
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PUBLIC HEARING OPEN: MOTION: _____ SECOND: _____

PUBLIC HEARING CLOSE: MOTION: _____ SECOND: _____

ADOPTION: MOTION: _____ SECOND: _____ ROLL CALL: Ayes _____ Nays _____

5. **RESOLUTIONS for CONSIDERATION under the CONSENT AGENDA:**
 (R-9-2024-196– R-9-2024-216)

R-9-2024-196 RESOLUTION AUTHORIZING THE MONROE TOWNSHIP OFFICE OF EMERGENCY MANAGEMENT TO ACCEPT A SUBGRANT AWARD OF THE FEDERAL FISCAL YEAR 2024 OF EMERGENCY MANAGEMENT PERFORMANCE GRANT AND EMERGENCY MANAGEMENT AGENCY ASSISTANCE. (\$10,000)

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- R-9-2024-206

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- R-9-2024-207

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(Marina Shapiro Vitalin filling unexpired term of Oruj Qureshi)
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RESOLUTION AUTHORIZING AWARD OF BID TO S. BROTHERS, INC. FOR THE INWOOD ESTATES ROADWAY & PEDESTRIAN IMPROVEMENTS PROJECT. (\$969,259.16)

MOTION:____SECOND:____

ROLL CALL: Ayes____Nays____

7. RESOLUTIONS removed from consent agenda for CONSIDERATION (if needed).

MOTION:____SECOND:____

ROLL CALL: Ayes____Nays____

8. Administrator’s Report.

9. Engineer’s Report.

10. Council’s Reports.

11. Mayor’s Report.

12. Public Comments. (5 Minutes per Speaker)
OPEN: MOTION: SECOND:
CLOSE: MOTION: SECOND:

13. Adjournment. MOTION: SECOND:
Time: