

BOROUGH OF FAR HILLS
Borough Council Regular Meeting
MINUTES
November 14, 2022
IN PERSON MEETING AT MUNICIPAL BUILDING

CALL TO ORDER

Mayor Karner called the meeting to order at 7:00 p.m. and read the open public meetings statement in accordance with the law.

PLEDGE OF ALLEGIANCE

Mayor Karner led the Pledge of Allegiance.

ROLL CALL

Present: Councilman Joseph Carty, Councilman Ted McLean, Councilman Rick Rinzler, Councilwoman Sheila Tweedie, Council President Kevin Welsh
Mayor David Karner
Absent, as excused: Councilwoman Mary Chimenti
Also Present: Borough Clerk Dorothy Hicks, Police Chief Michael DeCarolis, Borough Attorney Mike Silbert

REPORTS

Council President Welsh – Fire, Water, Light, Buildings & Grounds

Council President Welsh reported progress remains steady on the repairs and painting of the two barn buildings at the J. Malcolm Belcher Fairgrounds. He acknowledged the Atlantic Visiting Nurse Association (AVN) for their contribution to these efforts and noted that there would be no cost to Far Hills taxpayers for these restorations.

He encouraged everyone to attend the first annual Holiday Tree Lighting Event which was scheduled for Saturday, December 3, 2022 at 6:00 p.m. The event is free to the public and will be held rain or shine.

Lastly, he stated two new boilers were installed at the municipal building which was made possible through a PSE&G grant and thanked Ms. Hicks for her efforts in attaining this grant.

Councilwoman Tweedie – Health/Sanitation

No report.

Councilman McLean – Roads

No report. Councilman McLean expressed his appreciation to Mayor Karner for the negotiations with the AVN for the restoration of the barns. Mayor Karner provided a brief overview of the current lease agreement between the Borough and the AVN, as well as the proposed terms rental increases and terms for the new lease agreement.

Councilman Carty – Finance/Insurance

No report.

Councilman Rinzler - Police

Councilman Rinzler reviewed the Police Report for October 2022. He informed the Council that he and Councilman Carty met with Chief DeCarolis this evening to review the police budget.

Chief DeCarolis

Chief DeCarolis reported the radar sign was installed along Peapack Road.

Mayor Karner

Mayor Karner expressed his appreciation to Chief DeCarolis for the increased police presence along Peapack Road.

He stated the Veterans Day ceremony was held on November 11, 2022 at the monument at the corner of Peapack Road and Prospect Street. Several residents along with members of the Far Hills Police Department and the Far Hills Bedminster Fire Department were in attendance to honor our veterans. Monsignor Edward C. Puleo of St. Elizabeth and St. Brigid Parish offered a prayer during the ceremony.

Mayor Karner thanked Council President Welsh for installing the lights on the holiday tree and encouraged everyone to attend the event on Saturday, December 3, 2022.

He continued by stating the Borough Council would be awarding a professional services contract at the November 28, 2022 meeting to The Otteau Group to conduct the Fiscal/Financial Impact Assessment on the Residences at Overleigh (Errico Acres) development.

Lastly, he welcomed Attorney Mike Silbert who was filling in for Borough Attorney, Joseph Sordillo this evening.

REGULAR AGENDA

APPROVAL OF MINUTES

10/24/22 – Regular Meeting Minutes

Motion by Councilman Rinzler, seconded by Councilman McLean, was unanimously carried that these minutes be approved for content and release.

10/24/22 – Executive Session Minutes

Motion by Councilman McLean, seconded by Councilman Rinzler, was unanimously carried that these minutes be approved for content only.

REGULAR AGENDA

UNFINISHED BUSINESS

ORDINANCE – PUBLIC HEARING AND ADOPTION

ORDINANCE 2022-09 AN ORDINANCE APPROPRIATING \$365,485.00 FOR CAPITAL IMPROVEMENTS – PENNBROOK ROAD – (Station 0+00 to 16+50)

Motion by Councilman Rinzler, seconded by Council President Welsh to open the meeting to the public.

Dr. George Mellendick, 260 Lake Road, Far Hills expressed concern regarding maintaining the character and the current undulations along Pennbrook Road.

A brief discussion ensued regarding the drainage and paving for this project and the potential impact upon the undulating sections of the roadway. These undulations were commonly referred to as “Jacob’s Ladder” or “Thank you Ma’ams” and were used to provide an area to slow down the horse drawn carriages. There was a general consensus to approve the adoption of the ordinance contingent upon confirmation the topography would remain as close as possible to the existing roadway at the completion of the improvements. The Borough Engineer, Ferriero Engineering would be consulted to address this concern.

There were no further comments from the public.

Motion by Councilwoman Tweedie, seconded by Council President Welsh to close the meeting to public comment.

Motion by Councilwoman Tweedie, seconded by Council President Welsh to adopt Ordinance 2022-09 contingent upon confirmation from the Borough Engineer with regard to minimal topographical changes to the roadway.

Roll Call:

Aye: Carty, McLean, Rinzler, Tweedie, Welsh

Nay:

Abstain:

Motion Carried.

NEW BUSINESS

ORDINANCE – INTRODUCTION

ORDINANCE 2022-10 – AN ORDINANCE AUTHORIZING A SUBLEASE AGREEMENT WITH DOUG SUTTON FOR THE CONTINUED USE, OPERATION AND MAINTENANCE OF THE COMMERCIAL BUILDING AT THE FAR HILLS TRAIN STATION

Mayor Karner provided a brief overview of the ordinance which authorizes a sublease to Doug Sutton for the Butler’s Pantry restaurant.

Mr. Silbert stated there were revisions to the lease which included permitting Mr. Sutton to sublet or sell the property subject to the approval by the Borough Council. There was also a cancellation clause provided thirty (30) day notice was submitted in writing to the Borough Council.

Motion by Councilwoman Tweedie, seconded by Councilman Rinzler to introduce Ordinance 2022-10.

Roll Call:

Aye: Carty, McLean, Rinzler, Tweedie, Welsh

Nay:

Abstain:

Motion Carried.

RESOLUTIONS

Resolution 22-150 – Authorizing and Approving the Proposed Street Names for the Residence at Overleigh (Errico Acres) Development.

Mayor Karner read the proposed street names.

Motion by Councilwoman Tweedie, seconded by Councilman Rinzler to approve Resolution 22-150.

Roll Call:

Aye: Carty, McLean, Rinzler, Tweedie, Welsh

Nay:

Abstain:

Motion Carried.

CONSENT AGENDA

The items listed within the Consent Agenda portion of the meeting have been referred to the Borough Council for reading and study; a copy placed on the table in the meeting room and is considered routine and will be enacted with one motion the Borough Council with no separate discussion. If separate discussion is required, the item may be removed from the Agenda by Borough Council action and placed on the Regular Agenda under New Business.

RESOLUTIONS

1. Resolution 22-151 – Awarding Contract – Crossroads Paving – Pennbrook Road Improvements Project (Station 0+00 to 16+50)
2. Resolution 22-152 – Appointment – Clarence Dillon Library Board of Trustees
3. Resolution 22-153 – Authorizing Change Order – Ferriero Engineering, Inc.
4. Resolution 22-154 – Authorizing Payment of Bill List

Motion by Councilman Rinzler, seconded by Councilman McLean that Resolutions 22-151 through 22-154 be approved.

Roll Call:

Aye: Carty, McLean, Rinzler, Tweedie, Welsh

Nay:

Abstain:

Motion Carried.

DISCUSSION

2022 Best Practice Inventory

Ms. Hicks provided an overview of the 2022 Best Practice Inventory and indicated that the Borough would be receiving 100% of the allotted state aid.

PUBLIC COMMENT – *The Mayor and Council welcome comments from any member of the public. To help facilitate an orderly meeting and to permit the opportunity for anyone who wishes to be heard, speakers shall limit their comments to 5 minutes.*

Motion by Council President Welsh, seconded by Councilwoman Tweedie to open the meeting to public comment.

Dr. George Mellendick, 260 Lake Road, Far Hills commented upon the origin of the selected names for the Residences at Overleigh (Errico Acres) development.

Mr. Don Hewitt, 23 Dumont Road, Far Hills inquired as to the parking restrictions along Peapack Road specifically near the Matheny Group Homes.

A brief discussion ensued resulting in Chief DeCarolis being directed to review the parking regulations on Peapack Road with the Somerset County Road Department. Mayor Karner stated he would reach out to representatives from Matheny to address the parking concerns to ensure appropriate public safety measures were implemented.

Mr. Hewitt also inquired as to the rent being charged in the new lease for the Butler's Pantry Trackside Restaurant.

Councilman Carty responded the current rent was approximately \$2,000.00 and the lease stipulated a 2% annual increase.

There were no further comments from the public.

Motion by Councilwoman Tweedie, seconded by Councilman Rinzler to close the meeting to public comment.

EXECUTIVE SESSION

Resolution 22-155

- Attorney Client Privilege – Litigation – Affordable Housing

Motion by Councilwoman Tweedie, seconded by Councilman McLean was unanimously carried to approve Resolution 22-155.

RETURN TO OPEN SESSION AND ADJOURNMENT

Motion by Councilwoman Tweedie, seconded by Councilman Rinzler was unanimously carried to adjourn the meeting at 8:00 p.m.

Respectfully submitted,



Dorothy S. Hicks
Borough Clerk

APPROVED – 11/28/2022