



Founded 1749

**TOWNSHIP COMMITTEE
TOWNSHIP OF MENDHAM
July 11, 2016 – 7:30 p.m. Regular session**

ROLL CALL:

Mr. Baumann	Present
Mrs. Orban Brown	Present
Mrs. Thomas	Absent
Mr. Tolley	Present
Mayor Cioppettini	Absent

Also Present: John M. Mills, III, Esq., Township Attorney
Debbie Bonanno, Township Administrator
Mary Beth Zichelli, Township Clerk

SALUTE TO THE FLAG

STATEMENT OF ADEQUATE NOTICE:

Adequate notice of this meeting of the Township Committee of the Township of Mendham was given as required by the Open Public Meetings Act as follows: Notice was given to the Daily Record, Observer Tribune and Star ledger on January 8, 2016. Notice was posted on the Bulletin Board in the Township Offices and Notice was filed with the Township Clerk.

ANNOUNCEMENTS

Deputy Mayor Orban Brown-talked about the moments of silence that have taken place due to the atrocities that have occurred globally. After reading commentary over the weekend, Mrs. Orban Brown came up with a short list of words to memorize, share and contemplate; respect, listening, empathy, self-discipline, discussion, not debate, forbearance and civility.

Ms. Bonanno announced that the CFO, Karen Fornaro recently received her Qualified Purchasing Agent's license (QPA)

Mr. Tolley announced that the July 4th parade went well and everyone did an outstanding job.

Mr. Baumann commended members of the Police Department for saving a life at the July 4th parade.

Deputy Mayor Orban Brown also announced that the next meeting will be at the Brookrace Pavilion, starting at 7PM and will have a discussion regarding Mendham Sewer West and encouraged residents to come out for this.

APPROVAL OF MINUTES

June 28, 2016, executive

Deputy Mayor Orban Brown called for a motion to approve the minutes. Mr. Baumann moved. Mrs. Orban Brown seconded. Mr. Tolley abstained. All other members present voted to approve.

June 28, 2016, regular

Deputy Mayor Orban Brown called for a motion to approve the minutes. Mr. Tolley moved. Mr. Baumann seconded. All members present voted to approve.

HEARING PERSONS PRESENT

Deputy Mayor Orban Brown opened the floor to anyone wishing to speak. Seeing there were none, she went on to new business.

ORDINANCES

ORDINANCES FOR FIRST READING

ORDINANCE 2016-14

AMENDING ORDINANCE 1977-17

AN ORDINANCE AMENDING THE APPOINTMENT OF A QUALIFIED PURCHASING AGENT (QPA)

Deputy Mayor Orban Brown read the ordinance by title and called for a motion. Mr. Baumann moved. Mr. Tolley seconded. Mr. Mills explained the benefit of having a QPA is the bid threshold goes from \$17,500 to \$40,000. All members present voted to approve.

This ordinance will be on for second reading and public hearing at the July 26, 2016 Township Committee meeting.

ORDINANCES FOR SECOND READING

ORDINANCE 2016-12

AN ORDINANCE OF THE TOWNSHIP OF MENDHAM PROVIDING FOR THE COLD HILL ROAD RESURFACING PROJECT AND APPROPRIATING \$270,000 THEREFORE, \$245,000 FROM NEW JERSEY DEPARTMENT OF TRANSPORTATION AND \$25,000 FROM CAPITAL FUND BALANCE

This ordinance was introduced at the June 28, 2016 Township Committee meeting.

Deputy Mayor Orban Brown read the ordinance by title and called for a motion. Mr. Baumann moved. Mr. Tolley seconded. She then opened it up for discussion. All members present voted to approve.

ORDINANCE 2016-13

ORDINANCE AMENDING BOND ORDINANCE AUTHORIZING THE ISSUANCE OF \$2,500,000 BONDS AND NOTES OF THE TOWNSHIP OF MENDHAM, IN THE COUNTY OF MORRIS, NEW JERSEY, FOR UPGRADES TO THE MENDHAM SEWER EAST TREATMENT PLANT, FINALLY ADOPTED MAY 24, 2016

This ordinance was introduced at the June 28, 2016 Township Committee meeting.

Deputy Mayor Orban Brown read the ordinance by title and called for a motion. Mr. Tolley moved. Mrs. Orban Brown seconded. Due to lack of Committee members present for a full majority vote, the ordinance had to be tabled until the July 26th meeting.

RESOLUTIONS

RESOLUTION 2016-94

AWARD A CONTRACT TO CHERRY WINNER FORD UNDER STATE CONTRACT # 88728 FOR A 2017 POLICE INTERCEPTOR UTILITY VEHICLE.

Deputy Mayor Urban Brown called for a motion. Mr. Bauman moved. Mr. Tolley seconded. Mr. Tolley asked if the vehicle was budgeted. Ms. Bonanno stated there was \$28,500 in our capital budget for the police vehicle. All members present voted to approve.

RESOLUTION 2016-95

ADDITIONAL BEACH STAFF HIRES

Deputy Mayor Urban Brown called for a motion. Mr. Tolley moved. Mr. Bauman seconded. Mr. Tolley thought there may be staffing issues and asked the Administrator to look into it for the future. All members present voted to approve.

RESOLUTION 2016-96

AWARDING MORRIS ASPHALT THROUGH THE MORRIS COUNTY CO-OP THE SEALCOATING OF VARIOUS ROADS NOT TO EXCEED \$120,000

Deputy Mayor Urban Brown called for a motion. Mr. Bauman moved. Mr. Tolley seconded. All members present voted to approve.

RESOLUTION 2016-97

AUTHORIZING ADOPTING PERSONNEL POLICIES AND PROCEDURES

Deputy Mayor Urban Brown called for a motion. Mr. Tolley moved. Mr. Bauman seconded. All members present voted to approve.

RESOLUTION 2016-98

AUTHORIZING PAYMENT OF BILLS

Deputy Mayor Urban Brown called for a motion. Mr. Tolley moved. Mr. Bauman seconded. All members present voted to approve.

DISCUSSION

Pitney Sale- Deputy Mayor Urban Brown asked Mrs. Zichelli to explain the sealed bid process in order to sell the property. Her main points of the process is as follows:

- By resolution of the Governing Body, public property is declared no longer needed and the sale is authorized
- Notice of the bid packet availability and bid opening date is published in a newspaper circulating in the municipality.
- A minimum bid price may be fixed, with the right of the Governing Body to reject all bids if highest bid is not accepted.
- For bid opening, the date fixed for receiving bids shall not fall on a Monday, or any day directly following a State or federal holiday. (*check meeting dates since the bid opening will be at a meeting*)
- A determination of who submitted the highest bid, whether the high bidder is responsible, and if the high bid is responsive to a set of specifications.
- The Governing Body may disqualify a bidder if they find that it has had prior negative experience with the bidder. (negative experience cannot exceed 5 years)

It was recommended by Mr. Tolley to have an appraiser or our Tax Assessor make a determination on the value of the Pitney property. Mr. Tolley

Mr. Tolley moved to introduce Resolution 2016-99 AUTHORIZING THE ADMINISTRATOR TO SEEK QUOTES TO HIRE AN APPRAISER NOT TO EXCEED \$1800. Mr. Bauman seconded. Mr. Mills suggested to have an appraisal for two lots and three lots. All members present voted to approve.

Mr. Tolley also asked to think about demolishing the building, since it is a very dangerous area. Ms. Bonanno will get prices for demolition.

HEARING PERSONS PRESENT

Rick Monahan, 20 West Main Street, had two questions about Pitney:

What is the status of the insurance and should the Committee go back to the Planning Board to rethink the zoning? Mrs. Orban Brown stated they would be receiving a check within the next few weeks, but it is supposed to be in excess of one million.

Sue Brows, 13 Cooper Road, asked if any structural engineer has been through the Pitney home to determine if it is viable for reconstruction and upset that the Committee is willing to tear it down without knowing. Ms. Bonanno stated there have been engineers from the insurance company and adjusters that have been in the building. Mrs. Orban Brown asked the Administrator to get the report from the insurance company.

Barbara Pitney, 28 Lloyd Road, stated her amazement that none of the Committee has taken the time to go over to the Property, yet they were able to determine that it should be demolished. Various Committee members told Mrs. Pitney they had in fact gone through the building since the fire.

Ms. Bonanno reported that according to the insurance company, much of the additional parts of the building must be taken down, but did not have specifics.

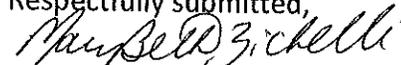
Omie Ryan, Coombs Hollow Road, asked that the Committee would make all documents on condition of building available to the public.

Mr. Mills stated there would be a specification in the Bid packet where a date and time would be set aside for anyone interested in submitting a bid, could walk the property with an authorized person from the town.

ADJOURNMENT

The Township Committee motioned to adjourn at 8:25 PM.

Respectfully submitted,



Mary Beth Zichelli

Township Clerk