

BOROUGH OF WATCHUNG

**SPECIAL MEETING
COUNCIL AGENDA**

DECEMBER 6, 2018 - 7:30 P.M.

MAYOR'S STATEMENT: Under the provisions of N.J.S.A.10:4-6 et seq., notice of the time and place of this meeting was given by way of Annual Notice and specific Notice of Special Meeting for the December 6, 2018 meeting to the to the Courier News, Echoes Sentinel, and Star Ledger, and posted at Borough Hall.

SALUTE TO THE FLAG and a MOMENT OF SILENCE FOR OUR SERVICE MEN AND WOMEN, SERVING HOME AND ABROAD.

ROLL CALL:

Gibbs [] Black [] Nehls [] Mobus [] Sopko [] Alberto []

REPORT OF STANDING COMMITTEES:

1. Administration & Finance
2. Police
3. Public Works / Buildings and Grounds
4. Public Affairs:
 - Environmental
 - Recreation
 - Historical
 - Board of Health

5. Fire
6. Laws/Ordinances

REPORTS - OTHER:

7. Engineer
8. Police Chief
9. Fire Department
10. Rescue Squad
11. Emergency Management
12. Attorney
13. Clerk
14. Administrator

During the conduct of the meeting, unless a Public Hearing is held or the Regular Order of Business is waived, the audience does not participate. A Public Portion is held prior to action taken on Agenda items for agenda item discussion only, and another Public Portion is held at the end of the meeting for general discussion. Individuals commenting from the audience will be limited to three minutes per person, and will not be permitted to speak again until everyone has had an opportunity to speak. If a group is represented by an attorney, the attorney will be given five minutes to make the presentation for the group.

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PUBLIC PORTION / AGENDA ITEMS ONLY

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UNFINISHED BUSINESS

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PRESENTATION:

Borough Planner Marcia Shiffman/ Affordable Housing and Redevelopment Update

Public Hearing of Ordinance OR:18/17 entitled: “AN ORDINANCE THAT AMENDS THE BOROUGH OF WATCHUNG LOW AND MODERATE INCOME ACCESSORY APARTMENT REQUIREMENTS TO PARTIALLY MEET THE BOROUGH’S AFFORDABLE HOUSING OBLIGATIONS, TO PROVIDE FOR ADMINISTRATIVE APPROVAL OF LOW AND MODERATE INCOME ACCESSORY APARTMENTS INSTEAD OF CONDITIONAL USE APPROVAL AND SETTING FORTH APPLICABLE REQUIREMENTS, PROCEDURE AND PROGRAM ADMINISTRATION.”

R1: Adoption of Ordinance OR:18/17 – Amend Code / Low and Moderate Income
Accessory Apartment Requirements

Public Hearing of Ordinance OR: 18/18 entitled: “AN ORDINANCE TO AMEND AND SUPPLEMENT CHAPTER XXVIII, ENTITLED "LAND DEVELOPMENT REGULATIONS OF THE BOROUGH OF WATCHUNG" TO ESTABLISH A ROUTE 22 AFFORDABLE HOUSING OVERLAY DISTRICT.”

R2: Adoption of Ordinance OR:18/18 – Amend Code / Affordable Housing Overlay
District

Public Hearing of Ordinance OR: 18/19 entitled: “AN ORDINANCE TO AMEND AND SUPPLEMENT CHAPTER XXVIII, ENTITLED "LAND DEVELOPMENT REGULATIONS OF THE BOROUGH OF WATCHUNG" TO ESTABLISH MANDATORY AFFORDABLE HOUSING SET-ASIDE.”

R3: Adoption of Ordinance OR:18/19 – Amend Code / Mandatory Affordable Housing
Set-Aside

Public Hearing of Ordinance OR: 18/20 entitled: “AN ORDINANCE ADOPTING A "REDEVELOPMENT PLAN" FOR A NON-CONDEMNATION AREA IN NEED OF REDEVELOPMENT CONSISTING OF BLOCK 7402, LOTS 19.01 AND 19.02 AND BLOCK 7403, LOTS 5 AND 10 AND FURTHER IDENTIFIED AS THE “BONNIE BURN ROAD REDEVELOPMENT AREA”, AS SHOWN ON THE BOROUGH OF WATCHUNG TAX MAP IN ACCORDANCE WITH N.J.S.A. 40A:12A-7.”

R4: Adoption of Ordinance OR: 18/20 – Redevelopment Plan / Bonnie Burn Road
Redevelopment Area

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NEW BUSINESS

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CONSENT AGENDA: Matters listed within the Consent Agenda have been referred to members of the Borough Council for reading and study, are considered to be routine and will be enacted by one motion of the Council. If separate discussion is desired, the item may be removed from the Consent Agenda by Council action.

Approval of the following Council minutes:

November 1, 2018
November 19, 2018

Acknowledging Receipt of the following Borough Reports:

Board of Adjustment Special Meeting Minutes – October 2, 2018
Regular Meeting Minutes – October 11, 2018
Traffic and Beautification Commission Minutes - November 5, 2018
Watchung Police Activity Report – October 2018

Board of Health Minutes – October 17, 2018
Recreation Commission Minutes – October 3, 2018
Historical Committee Minutes – September 19, 2018
Planning Board Minutes – October 16, 2018
CERT Team Minutes – November 27, 2018

Acknowledging Receipt of the following Correspondence:

- #38 - Township of Bridgewater 11/19/18 Notice of Adoption on November 8, 2018 on Ordinance to Amend Code – Redevelopment, Specifically Allowing for Café and Restaurant Drive-Throughs c: M & C, TEA, Pl. Board
- #39 - Borough of North Plainfield 11/20/18 Notice of Public Hearing on December 17, 2018 on Proposed Ordinance to Amend Code – Marijuana Recreational & Medical Use Retail Outlets Prohibited in Residential and Business Zones c: M & C, TEA, Pl. Board
- #40 - Christopher D' Annunzio 11/14/18 Letter of Resignation as a Member of Watchung Planning Board c: M&C, TEA
- #41 - Township of Scotch Plains 11/26/18 Notice of Public Hearings on Proposed Land Use Ordinances including Redevelopment Plan OR:2018: 33, 34, 35, 38, 40 c: M & C, TEA, Pl. Bd.
- #42 - Borough of Watchung Planning Board 11/27/2018 Planning Board Review Reports (4) of OR:18/17; OR:18/18; OR:18/19 and OR:18/20 c: M & C, TEA, AC

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CONSENT AGENDA RESOLUTIONS: The resolutions listed below were submitted to the Governing Body for review and will be adopted by one motion.

- R5:12/06/18 Purchases Over \$2,000 –Assessor Services (Tax Assess - 2018 Inspections)
The Rogers Group, LLC (PD – 2019 Training Modules)
Pine Environmental Services (FD – Training Equip)
- R6: Authorize Payment of Final Benefits – Christopher DiPalo
- R7: Authorizing Execution of Professional Service Agreement for 2019 Risk
Management Consultants / Meeker Sharkey & Hurley
- R8: Authorize Return of Escrow – As Listed on Resolution

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NON-CONSENT AGENDA ITEMS: Items listed below will be individually addressed and acted upon accordingly. Council reserves the right to refer an item to Committee for further review and discussion.

- R9:12/06/18 Resolution Conditionally Designating the Redeveloper of the Bonnie Burn Road
Non-Condensation Redevelopment Area / BNE-Watchung, LLC
- R10: Resolution Rescinding the April 19, 2018 and July 19, 2018 Resolutions Regarding
the Library
- R11: Authorize 2018 Budget Transfers
- R12: Payment of Bills

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PUBLIC PORTION - GENERAL DISCUSSION

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ADJOURNMENT

The next meeting of the Mayor and Council is scheduled to be held on Thursday, December 20, 2018 at 7:30 P.M.