

BOROUGH OF HIGHLAND PARK  
REGULAR MAYOR & COUNCIL MEETING  
MARCH 17, 2020 - 7:00 PM

MISSION STATEMENT OF THE BOROUGH OF HIGHLAND PARK:

The Mission of the Highland Park Borough Council is to establish a government based upon the principles of good government: ethics, efficiency and the effective provision of services.

The Borough Council is committed to creating a thriving community, which is sustainable economically, environmentally and socially.

The Borough Council is further committed to creating a community which values its unique and diverse populations and encourages direct public participation in the governing process.

**AGENDA**

\* Denotes Consent Agenda Posted Items. Ordinarily, consent agenda items, pursuant to Ordinance No. 920, are not read nor debated unless there is a request by a member of Council or the public. Furthermore, unless requested by a member of Council for a separate vote, all consent agenda items, as per Council's Rules of Order, Article IV, shall be considered in the form of one **MOTION**.

1. Call to Order and Open Public Meetings Statement.
2. Pledge of Allegiance.
3. Roll Call.
4. MOTION to approve minutes of the Regular and Conference Meetings October 29, 2019, as distributed.
5. Proclamations – Fran Lee and Jane Stanley.
6. Presentation by County Board of Health – Coronavirus
7. Council Reports.
8. Borough Administrator's Report.
9. Borough Attorney's Report.
10. Mayor's Report.

Public Discussion.  
*(21 minutes total; 3 minutes each speaker limited to items on this Agenda, including Work Session).*

11. 3-20-110 Resolution to Approve Emergency Temporary Appropriations.  
**MOTION adopt/reject. ROLL CALL VOTE**
12. Clerk reports advertising 433 Cleveland Avenue Redevelopment Plan, for consideration of passage on final reading by title.
  - a. 3-20-111 Resolution to adopt/reject and advertise ordinance on final reading by title.  
**MOTION adopt/reject ROLL CALL VOTE**

**CONSENT AGENDA** - MOTION to adopt the following starred (\*) items:

13. \*3-20-113 Resolution to Refund Overpayment of Taxes – Block 99, Lot 2.  
**ROLL CALL VOTE**
14. \*3-20-114 Resolution Authorizing the Application for the Library Construction Grant Pursuant to the New Jersey Library Construction Bond Act.
15. \*3-20-115 Resolution Authorizing Shared Services Agreement with Township of Edison for Animal Control and Sheltering Services.

16. \*3-20-116 Resolution Authorizing Approval of Wrecker License.
17. \*3-20-117 Resolution Authorizing Approval Raffle License for Transfiguration of the Lord LLC – On-Premise 50/50 for Cash.
18. \*3-20-118 Resolution to File Tax Appeal Regarding Block 173, Lot 54.
19. \*3-20-119 Resolution to Appoint Director of Finance/Chief Financial Officer and Qualified Purchasing Agent.
20. \*3-20-120 Resolution to Reject all Proposals Received for an Operation and Management Services Contract for the Municipal Water and Sewer Systems and to Authorize the Re-Issuance of the Request for Proposals.
21. \*3-20-121 Resolution to Amend Annual Salary Resolution.
22. \*3-20-122 Resolution Authorizing Execution of Agreement for Fireworks Display.
23. \*3-20-123 Resolution Authorizing Execution of HDSRF Grant Funding for Classic Cleaners.
24. \*3-20-124 Resolution to Approve Professional Services Agreement with LRK for Conceptual Redevelopment Planning Services for Certain Downtown Tracts.
25. \*3-20-125 Resolution to Approve Bills List.  
**MOTION adopt/reject** **ROLL CALL VOTE**
26. 3-20-126 Resolution Authorizing Area in Need of Redevelopment with Condemnation Designation for Block 113, Lots 41, 42, 44 and 45.  
**MOTION adopt/reject** **ROLL CALL VOTE**
27. Public Comments.  
*(3 minutes per speaker on any items; subject to early conclusion prior to Work Session)*
28. Recess (5 minutes).
29. Work Session Items: No formal action to be taken.
  - a. Revised Budget Timeline (TJ).
  - b. Update on Police Leadership Status (EFD).
30. Goals.
31. 3-20-127 Executive Session: Water/Sewer Utility Contract Negotiations.  
433 Cleveland Avenue Negotiations.  
**MOTION adopt/reject.** **ROLL CALL VOTE**
32. **MOTION** to adjourn.

**Next Scheduled Meeting: April 7, 2020**

BOROUGH OF HIGHLAND PARK  
NO. 3-20-110

**RESOLUTION: Finance Committee**

WHEREAS, a need has arisen to provide adequate funds for certain budget items pending adoption of the Local Municipal Budget for 2020 and NJSA 40A:4-20 provides for the making of emergency appropriations in such cases; and

WHEREAS, the total emergency temporary resolutions adopted in the year 2020 pursuant to the provisions of NJSA 40A:4-20 (Chapter 96, PL 1951), as amended, including this resolution, total \$11,603,099.00; and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of Highland Park (not less than two-thirds of all members thereof affirmatively concurring) that in accordance with NJSA 40A:4-20;

1. An emergency temporary appropriation be and the same is hereby made for the budgetary appropriations herein:

DESCRIPTION	ACCOUNT NUMBER	2020 TEMPORARY BUDGET
<b>GENERAL GOVERNMENT FUNCTIONS</b>		
<b>BOROUGH ADMINISTRATION</b>		
Salaries & Wages	20-100-1	89,871.00
Other Expenses	20-100-2	11,875.00
<b>MAYOR &amp; COUNCIL</b>		
Salaries & Wages	20-110-1	16,518.00
Other Expenses	20-110-2	5,994.00
<b>MUNICIPAL CLERK</b>		
Salaries & Wages	20-120-1	78,910.00
Other Expenses	20-120-2	13,188.00
<b>FINANCIAL ADMINISTRATION</b>		
Salaries & Wages	20-130-1	19,600.00
Other Expenses	20-130-2	67,350.00
<b>ANNUAL AUDIT</b>		
Other Expenses	20-135-2	13,500.00
<b>TAX COLLECTION</b>		
Salaries & Wages	20-145-1	37,806.00
Other Expenses	20-145-2	8,200.00
<b>TAX ASSESSMENT</b>		
Salaries & Wages	20-150-1	27,956.00
Other Expenses	20-150-2	6,875.00
<b>LEGAL SERVICES</b>		
Other Expenses	20-155-2	175,000.00
<b>ENGINEERING &amp; PLANNING</b>		
Other Expenses	20-165-2	10,000.00
<b>COMMUNITY &amp; ECONOMIC DEVELOPMENT</b>		
Salaries & Wages		3,570.00
Other Expenses	20-170-2	52,500.00
<b>INFORMATION TECHNOLOGY</b>		
Other Expenses	20-140-2	54,750.00
<b>CENTRAL SERVICES</b>		
Other Expenses	20-316-2	42,250.00
<b>LAND USE ADMINISTRATION</b>		
<b>PLANNING BOARD</b>		
Salaries & Wages		3,570.00
Other Expenses	21-180-2	25,075.00

<b>ZONING BOARD OF ADJUSTMENT</b>		
Salaries & Wages	21-185-1	10,357.00
Other Expenses	21-185-2	6,075.00
<b>HUMAN RIGHTS COMMISSION</b>		
Other Expenses	21-195-2	525.00
<b>INSURANCE</b>		
<b>GENERAL LIABILITY/WORKERS COMPENSATION</b>		
Other Expenses	23-211-2	206,660.00
<b>EMPLOYEE GROUP HEALTH</b>		
Other Expenses	23-220-2	645,029.00
<b>PUBLIC SAFETY FUNCTIONS</b>		
<b>POLICE</b>		
Salaries & Wages	25-240-1	1,759,173.00
Other Expenses	25-240-2	105,968.00
<b>POLICE DISPATCH/911</b>		
Salaries & Wages	25-250-1	119,361.00
Other Expenses	25-250-2	2,250.00
<b>OFFICE OF EMERGENCY MANAGEMENT</b>		
Salaries & Wages	25-252-1	10,000.00
Other Expenses	25-252-2	13,250.00
<b>FIRST AID CONTRIBUTION</b>		
Other Expenses	25-260-2	7,500.00
<b>FIRE</b>		
Salaries & Wages	25-265-1	117,325.00
Other Expenses	25-265-2	36,465.00
<b>LOSAP</b>		
Other Expenses	25-265-2	8,250.00
<b>MUNICIPAL PROSECUTOR</b>		
Other Expenses	25-275-2	17,500.00
<b>PUBLIC WORKS FUNCTIONS</b>		
<b>STREETS &amp; ROADS</b>		
Salaries & Wages	26-290-1	569,798.00
Other Expenses	26-290-2	60,350.00
<b>APARTMENT COLLECTION</b>		
Other Expenses	26-305-2	112,500.00
<b>PUBLIC BUILDINGS &amp; GROUNDS</b>		
Salaries & Wages	26-310-1	22,496.00
Other Expenses	26-310-2	85,500.00
<b>MOTOR POOL</b>		
Salaries & Wages	26-315-1	38,359.00
Other Expenses	26-315-2	69,500.00
<b>HEALTH &amp; HUMAN SERVICES FUNCTIONS</b>		
<b>BOARD OF HEALTH</b>		
Other Expenses	27-330-2	525.00
<b>ENVIRONMENTAL COMMISSION</b>		
Other Expenses	27-335-2	275.00
<b>COMMISSION ON IMMIGRANT &amp; REFUGEE AFFAIRS</b>		
Other Expenses	27-336-2	263.00
<b>SAFE WALKING &amp; CYCLING COMMITTEE</b>		
Other Expenses	27-337-2	1,313.00
<b>SUSTAINABLE HIGHLAND PARK</b>		
Other Expenses	27-338-2	1,150.00

<b>HISTORICAL COMMISSION</b>		
Other Expenses	27-339-2	263.00
<b>PARKS &amp; RECREATION FUNCTIONS</b>		
<b>COMMUNITY SERVICES - RECREATION</b>		
Salaries & Wages	28-370-1	35,460.00
Other Expenses	28-370-2	8,250.00
<b>COMMUNITY SERVICES - AGING</b>		
Salaries & Wages	28-371-1	101,978.00
Other Expenses	28-371-2	14,603.00
<b>ARTS COMMISSION</b>		
Other Expenses	28-374-2	525.00
<b>SHADE TREE ADVISORY COMMITTEE</b>		
Other Expenses	28-375-2	302.00
<b>TEEN CENTER</b>		
Salaries & Wages	28-373-1	34,959.00
Other Expenses	28-373-2	
<b>CELEBRATION OF PUBLIC EVENTS</b>		
Other Expenses	30-420-2	5,000.00
<b>UTILITY EXPENSES &amp; BULK PURCHASING</b>		
<b>ELECTRICITY</b>		
Other Expenses	31-435-2	55,000.00
<b>STREET LIGHTING</b>		
Other Expenses	31-435-2	85,000.00
<b>TELEPHONE</b>		
Other Expenses	31-440-2	26,000.00
<b>FUEL OIL/GASOLINE/NATURAL GAS</b>		
Other Expenses	31-460-2	50,000.00
<b>SANITARY LANDFILL</b>		
Other Expenses	32-465-2	159,548.00
<b>UNIFORM CONSTRUCTION CODE</b>		
Salaries & Wages	22-195-1	171,336.00
Other Expenses	22-195-2	6,675.00
<b>UNCLASSIFIED</b>		
<b>CABLE TELEVISION</b>		
Other Expenses	30-411-2	5,000.00
<b>ACCUMULATED SICK LEAVE</b>		
Salaries & Wages	30-415-1	40,000.00
<b>COMMUNICATIONS</b>		
Salaries & Wages	20-105-1	52,833.00
Other Expenses	20-105-2	11,591.00
<b>MUNICIPAL COURT FUNCTIONS</b>		
<b>MUNICIPAL COURT</b>		
Salaries & Wages	43-490-1	90,012.00
Other Expenses	43-490-2	6,325.00
<b>PUBLIC DEFENDER</b>		
Other Expenses	43-495-2	3,000.00
<b>LIBRARY</b>		
Salaries & Wages	29-390-1	328,256.00
Other Expenses	29-390-2	176,143.00
<b>INTERLOCAL MUNICIPAL SERVICE AGREEMENTS</b>		
<b>COUNTY HEALTH SERVICES</b>		
Other Expenses	42-401-2	22,664.00
<b>M.C.I.A. RECYCLING</b>		
Other Expenses	42-402-2	5,384.00

<b>ANIMAL CONTROL SERVICES</b>		
Other Expenses	27-340-2	7,800.00
<b>PUBLIC AND PRIVATE PROGRAMS</b>		
NJDEP Radon Awareness	41-724-2	
Art & History Grant		3,750.00
Township Match		938.00
Rivers Reforestation Grant		2,335.00
<b>STATUTORY EXPENDITURES</b>		
<b>SOCIAL SECURITY SYSTEM</b>		
Other Expenses	36-472-2	164,630.00
<b>UNEMPLOYMENT COMPENSATION INSURANCE</b>		
Other Expenses	23-225	15,000.00
<b>PUBLIC EMPLOYEES RETIREMENT SYSTEM</b>		
Other Expenses	36-471-2	489,601.00
<b>POLICE AND FIREMAN'S RETIREMENT SYSTEM</b>		
Other Expenses	36-475-2	837,812.00
<b>DCRP</b>		
Other Expenses	36-476-2	5,775.00
	<b>SUBTOTAL</b>	<b>7,815,823.00</b>
<b>DEBT SERVICE</b>		
<b>BOND PRINCIPAL</b>		
Other Expenses	45-920-2	625,000.00
<b>INTEREST ON BONDS</b>		
Other Expenses	45-930-2	242,369.00
<b>M.C.I.A. LEASE/LOAN</b>		
Other Expenses	45-950-2	291,704.00
<b>DBIZ LOAN</b>		
Other Expenses	45-925-2	-
	<b>SUBTOTAL</b>	<b>1,159,073.00</b>

<b>GRAND TOTAL</b>	<b>8,974,896.00</b>
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**2020 TEMPORARY WATER AND SEWER BUDGET**

DESCRIPTION	2020 TEMP
<b>OPERATING</b>	
Salaries & Wages	120,444.00
Other Expenses	1,239,409.00
Middlesex County Utilities Authority	740,900.00
<b>STATUTORY EXPENDITURES</b>	
Public Employee Retirement System	-
Social Security System	-
<b>DEFERRED CHARGES</b>	
Over expenditure Budget Appropriation	-
<b>SUBTOTAL</b>	<b>2,100,753.00</b>

<b>DEBT SERVICE</b>		
Payment of Bond Principal		460,000.00
Interest on Bonds		67,450.00
<b>SUBTOTAL</b>		<b>527,450.00</b>

  

<b>GRAND TOTAL</b>	<b>2,628,203.00</b>
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2. Said emergency temporary appropriations will be provided for in the 2020 budget under the various captions listed herein.

3. A certified copy of this Resolution will be filed with the Director of the Division of Local Government Services.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
 Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
 Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
No. 3-20-111

RESOLUTION: Council as a Whole

BE IT RESOLVED by the Borough Council of the Borough of Highland Park that the Ordinance entitled, ORDINANCE OF THE MUNICIPAL COUNCIL OF THE BOROUGH OF HIGHLAND PARK, COUNTY OF MIDDLESEX, NEW JERSEY, AUTHORIZING THE ADOPTION OF A REDEVELOPMENT PLAN FOR 433 CLEVELAND AVENUE PURSUANT TO THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1 ET SEQ., passed on final reading at this meeting be delivered to the Mayor for his approval, and if approved by him, that the same be recorded in full by the Borough Clerk in a proper book kept for that purpose, and be advertised by publishing the same by title in the "Home News Tribune", of Neptune, New Jersey, a newspaper published in the County of Middlesex and circulating in this municipality, there being no newspaper published in this municipality, in the manner prescribed by law.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				



BOROUGH OF HIGHLAND PARK  
ORDINANCE NO. 20-

**ORDINANCE OF THE MUNICIPAL COUNCIL OF THE  
BOROUGH OF HIGHLAND PARK, COUNTY OF  
MIDDLESEX, NEW JERSEY, AUTHORIZING THE  
ADOPTION OF A REDEVELOPMENT PLAN FOR 433  
CLEVELAND AVENUE PURSUANT TO THE LOCAL  
REDEVELOPMENT AND HOUSING LAW, N.J.S.A.  
40A:12A-1 ET SEQ.**

**WHEREAS**, the Borough of Highland Park, a public body corporate and politic of the State of New Jersey (the "**Borough**") is authorized pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 *et seq.* (the "**Redevelopment Law**") to determine whether certain parcels of land within the Borough constitute an area in need of rehabilitation; and

**WHEREAS**, by Ordinance No. 16-1921, adopted on December 20, 2016, the Borough Council declared the entire Borough, including the property commonly known as 433 Cleveland Avenue and identified as Block 153, Lots 15, 17, 18 and 19, Block 154, Lots 6.01, 10 and 11 and Block 191, Lots 6.01 and 6.02 on the Official Tax Map of the Borough (the "**Property**") an 'area in need of rehabilitation'; and

**WHEREAS**, pursuant to the Redevelopment Law the Borough Council caused a redevelopment plan, to be prepared for the Property, entitled the "433 Cleveland Avenue Redevelopment Plan" (the "**Redevelopment Plan**"), attached hereto as *Exhibit A*; and

**WHEREAS**, the Borough Council, referred the Redevelopment Plan to the Planning Board for its review and recommendation pursuant to N.J.S.A. 40A:12A-7(e); and

**WHEREAS**, the Planning Board, at a duly noticed and constituted public meeting, has reviewed the Redevelopment Plan;

**WHEREAS**, following such review the Planning Board has rendered its report and recommendations to the Borough Council and by resolution recommended the adoption of the Redevelopment Plan pursuant to N.J.S.A. 40A:12A-7(e); and

**WHEREAS**, the Borough Council hereby finds that the Redevelopment Plan helps to achieve the Borough's Master Plan Goals And Objectives and it that it is appropriate for the Redevelopment Plan to be adopted for the Property; and

**WHEREAS**, the Borough Council now desires to adopt the Redevelopment Plan and to direct that the applicable provisions of the Borough's Zoning Ordinance and Map be amended and superseded to reflect the provisions of the Redevelopment Plan, as and to the extent set forth therein.

**NOW, THEREFORE, BE IT ORDAINED BY THE MUNICIPAL COUNCIL OF THE  
BOROUGH OF HIGHLAND PARK AS FOLLOWS:**

**Section 1.** The foregoing recitals are incorporated herein as if set forth in full.

**Section 2.** The recommendations of the Planning Board are hereby accepted, and the Redevelopment Plan, attached hereto as Exhibit A, is hereby adopted pursuant to the terms of the Redevelopment Law.

**Section 3.** The zoning district map and the zoning ordinance of the Borough are hereby amended to incorporate and reflect the Redevelopment Plan, and, to the extent provided in the Redevelopment Plan, are superseded thereby.

**Section 4.** If any part of this Ordinance shall be deemed invalid, such parts shall be severed and the invalidity thereby shall not affect the remaining parts of this Ordinance.

**Section 5.** A copy of this Ordinance and the Redevelopment Plan shall be available for public inspection at the office of the Borough Clerk during regular business hours.

**Section 6.** This Ordinance shall take effect in accordance with all applicable laws.

Introduced and passed on first  
reading: February 4, 2020

ADOPTED: March 3, 2020

ATTEST:

APPROVED: March 3, 2020

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Joan Hullings, Borough Clerk

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Gayle Brill Mittler, Mayor

BOROUGH OF HIGHLAND PARK  
NO. 3-20-113

RESOLUTION TO REFUND TAX OVERPAYMENT – TAX APPEALS

RESOLUTION: Finance Committee

BE IT RESOLVED by the Borough Council of the Borough of Highland Park that the Borough Finance Director be and is hereby authorized to remit the amount as indicated, the same being the amount of overpayment of taxes, including accrued interest, if applicable, for the year 2019 based on successful tax appeal to the Middlesex County Board of Taxation in 2019; and

<u>BLOCK</u>	<u>LOTS</u>	<u>CHECKS MADE PAYABLE TO</u>	<u>REFUND</u>
99	2	Benjamin & Jessica Schellack	\$1,110.78
		Interest Accrued	\$ 21.14
		TOTAL	\$1,131.92

BE IT FURTHER RESOLVED that a certified copy of this resolution be transmitted to the Finance Director and Tax Collector forthwith.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, BOROUGH CLERK

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-114

RESOLUTION AUTHORIZING THE APPLICATION FOR A GRANT FOR THE  
RENOVATION OF THE HIGHLAND PARK PUBLIC LIBRARY PURSUANT  
TO THE NEW JERSEY LIBRARY CONSTRUCTION BOND ACT

RESOLUTION: Council as a Whole

WHEREAS, on November 7, 2017, New Jersey voters approved the New Jersey Library Construction Bond Act (the "Bond Act") which authorizes the issuance of \$125 million in State General Obligation Bonds ("Bonds") to provide grants for the construction, reconstruction, development, extension, improvement and furnishing of public libraries in the State of New Jersey; and

WHEREAS, the purpose of the Bond Act is to improve New Jersey's public library facilities in order to ensure the well-being and success of New Jersey residents and for public libraries to best serve the residents of their communities now and into the future, modern, efficient, and technologically-current buildings with flexible space are necessary; and

WHEREAS, on January 6, 2020, the first solicitation for grant applications was issued with \$87.5 million in available funding and grant applications will be accepted on or after March 9, 2020 up until April 6, 2020; and

WHEREAS, the Bond Act requires that proceeds from the Bonds can fund no more than fifty percent (50%) of the costs of the Project and the remaining fifty percent (50%) shall be supported by the appropriate local governing entity in the area served by the public library; and

WHEREAS, the Borough of Highland Park has determined that the Highland Park Public Library is in need of renovations to continue to serve the community; and

WHEREAS, the Mayor and Council of the Borough of Highland Park have determined that it is in the best interest of its residents and the community to prepare and submit a grant application in the amount of \$944,929.00 in accordance with the Bond Act to fund a portion of the costs of renovations of the Highland Park Public Library on a matching basis; and

WHEREAS, the Mayor and Council of the Borough of Highland Park have also determined that in the event that the Borough of Highland Park and the Highland Park Public Library are awarded the Grant, the Borough and Library shall take the necessary action to authorize sufficient matching funds for the Project; and

WHEREAS, the Mayor and Council of the Borough of Highland Park desire to authorize the preparation and submission of application for a grant for the project entitled New Jersey Library Construction Bond Act.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Highland Park, County of Middlesex as follows:

- 1) The preparation and submission of a grant application in the amount of \$944,929.00 to the State of New Jersey pursuant to the New Jersey Library Construction Bond Act on behalf of the Borough of Highland Park is hereby authorized.

- 2) The Mayor, Borough Administrator and/or Borough Clerk are hereby authorized to execute the grant application, and any other supporting documents, including but not limited to Exhibits B (Resolution II) and C (Certification Statements) of the grant application.
- 3) The Mayor, Borough Administrator, Borough Clerk and other Borough Officials and its employees and contractors are hereby authorized to take all action necessary for the completion and submission of the grant application and to effectuate this Resolution.
- 4) In the event that the Borough of Highland Park and the Highland Park Public Library receive the grant for the renovation of the Highland Park Public Library, the Borough and Library shall take the necessary action to authorize sufficient matching funds for the completion of the project.
- 5) This Resolution shall take effect immediately.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Present
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-115

RESOLUTION TO EXECUTE SHARED SERVICE AGREEMENT  
WITH THE TOWNSHIP OF EDISON

RESOLUTION: Health and Human Services Committee

WHEREAS, N.J.S.A. 40:8-1 et seq. authorizes municipal local units to enter into contracts with one another for the purpose of providing shared services; and

WHEREAS, the Borough of Highland Park is desirous of procuring Animal Control Shelter Services for the period of January 1, 2020 through December 31, 2021 inclusive, to comply with the laws of the State of New Jersey; and

WHEREAS, the Township of Edison is desirous of supplying and undertaking the duties of Animal Control Shelter Services and fulfilling the obligations thereof as prescribed by law; and

WHEREAS, the Borough of Highland Park represents that the funds to meet the costs of this contract are included in the current budget of appropriations, or in the alternative, that there has been and there will continue to be an Ordinance authorizing the appropriation sufficient to meet the costs of carrying out the provisions of the contract.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park, Middlesex County, State of New Jersey as follows:

1. The Mayor and Borough Clerk are hereby authorized to execute the attached shared service agreement with the Township of Highland Park for the purpose of providing Animal Control Services to said Borough.
2. The Borough Clerk is directed to forward and execute shared service agreement to the Edison Township Clerk, at 100 Municipal Boulevard, Edison, New Jersey 08817, with the instructions to return a fully signed copy of the Borough for its records.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, BOROUGH CLERK

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
No. 3-20-116

RESOLUTION TO APPROVE WRECKER LICENSE

RESOLUTION: Public Safety Committee

WHEREAS, Dependable Motor Car Company has filed with the Clerk of this Borough for a Wrecker/Towing License to operate heavy duty wreckers in this Borough under the provisions of the Ordinance providing for such license; and

WHEREAS, the Chief of Police has investigated said applicants and has reported favorably upon said application;

NOW, THEREFORE, BE IT RESOLVED that this Council hereby determines that said applicants are qualified and that public necessity and convenience would be served by the issuance of such License.

BE IT FURTHER RESOLVED that the Borough Clerk be and is hereby authorized and directed to issue Heavy Duty Wrecker/Towing Licenses to the aforesaid applicant.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-117

RESOLUTION TO APPROVE ON-PREMISE 50/50 FOR CASH  
RAFFLE LICENSE TRANFIGURATION OF THE LORD INC.

RESOLUTION: Finance Committee

WHEREAS, Transfiguration of the Lord, Inc. has made application to the Borough Council of the Borough of Highland Park for a license to hold, operate and conduct an On-Premise 50/50 for Cash Raffle in accordance with the Raffles Licensing Law (NSJA 5:8-50 to 76), on June 13, 2020; and

WHEREAS, the Borough Council has made or caused to be made an investigation of the qualifications of said applicant and the merits of said application and have determined that said applicant is qualified to hold, operate and conduct Raffles in accordance with the Raffles Licensing Law and the findings set forth in the attached Form 5A of the Legalized Games of Chance Control Commission;

NOW, THEREFORE, BE IT RESOLVED that the Borough Clerk shall be and is hereby authorized and directed to issue a license to the Transfiguration of the Lord, Inc., for the holding, operation and conduct of a raffle on the above date upon payment of a legal fee therefor, subject to the provisions of the Raffles Licensing Law and the rules, regulations and amendments thereto promulgated by said Control Commission.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, BOROUGH CLERK

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				



BOROUGH OF HIGHLAND PARK  
NO. 3-20-118

RESOLUTION TO FILE TAX APPEAL REGARDING BLOCK 173, LOT 54

RESOLUTION: Finance Committee

WHEREAS, 47 Raritan, LLC owns real property identified as Block 173, Lot 54 in the Borough of Highland Park, commonly known as 47 Raritan Avenue (the "Property"); and

WHEREAS, the Borough Tax Assessor reviewed the property tax assessment for the Property and has determined that it is not accurate; and

WHEREAS, accordingly, the Borough Council finds it to be in the best interest of the Borough to authorize the Borough Tax Attorney to file an appeal of the 2020 property tax assessment of the Property to seek an increased assessment to reflect the true value of the Property.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Highland Park, in the County of Middlesex, and the State of New Jersey that the Borough Tax Attorney, Sandra Belli, Esq., of DiFrancesco, Bateman, Kunzman, Davis, Lehrer & Flaum, P.C., is hereby authorized to file a tax appeal of the 2020 property tax assessment of the Property for an increased assessment to reflect the true value of the Property.

BE IT FURTHER RESOLVED that this Resolution shall take effect pursuant to law.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, BOROUGH CLERK

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-119

RESOLUTION TO APPOINT DIRECTOR OF FINANCE, CHIEF FINANCIAL  
OFFICER AND QUALIFIED PURCHASING AGENT

RESOLUTION: Finance Committee

WHEREAS, the Borough of Highland Park will experience a vacancy in the position of Chief Financial Officer and Qualified Purchasing Agent on or about April 19, 2020; and

WHEREAS, the Borough is interested in hiring a Director of Finance; and

WHEREAS, the Borough has conducted a thorough search for qualified personnel to fill the positions; and

WHEREAS, the Borough has identified Lori Majeski, C.M.F.O. #N-0149 and QPA Certificate #Q-1063, as an excellent candidate for appointment to the open positions; and

WHEREAS, Lori Majeski meets all statutory requirements for appointment to these positions.

NOW, THEREFORE BE RESOLVED by the Borough Council of the Borough of Highland Park in the County of Middlesex that

1. Lori Majeski is hereby appointed to the position of Chief Financial Officer, effective April 20, 2020 and ending December 31, 2022 per N.J.S.A. 40A:9-140.10, for an annual salary of \$50,000.
2. Lori Majeski is hereby appointed as the Director of Finance, effective April 20, 2020, for an annual salary of \$65,000.
3. Lori Majeski is hereby appointed as the Qualified Purchasing Agent, effective April 20, 2020, to exercise the duties of a purchasing agent pursuant to N.J.S.A. 40A:11-2.30.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-120

RESOLUTION OF THE BOROUGH OF HIGHLAND PARK, IN THE COUNTY OF MIDDLESEX, NEW JERSEY, AUTHORIZING THE REJECTION OF ALL PROPOSALS RECEIVED ON FEBRUARY 28, 2020 FOR AN OPERATION AND MANAGEMENT SERVICES CONTRACT FOR THE MUNICIPAL WATER AND SEWER SYSTEMS AND AUTHORIZING THE RE-ISSUANCE OF THE REQUEST FOR PROPOSALS

RESOLUTION: Public Works and Public Utilities Committee

WHEREAS, on October 29, 2020 the Council (the "Borough Council") of the Borough of Highland Park, New Jersey (the "Borough") adopted Resolution R-10-19-311 authorizing the use of the competitive contracting provisions of the Local Public Contracts Law *N.J.S.A. 40A:11-4.1 et seq.* ("LPCL") to seek proposals for an operation and management contract for the Borough's water and sewer systems (the "Systems"); and

WHEREAS, on January 21, 2020 the Borough issued a Request for Proposals ("RFP") through the competitive contracting process of the LPCL to solicit proposals from qualified and experienced firms or entities to enter into an operating and management agreement (the "Contract") with the Borough for a ten (10) year term for the provision of the operation and management services associated with Systems, as more particularly described in the RFP (the "Services"). The Borough advertised the issuance of the RFP; the Borough issued three (3) addenda to the RFP which were emailed to all recipients of the RFP; and

WHEREAS, the Borough formed an evaluation committee (the "Committee") to review and evaluate the proposals submitted in response to the RFP (the "Proposals") in accordance with the criteria set forth in the RFP; and

WHEREAS, the RFP includes provisions for the Borough Council to i) reject all Proposals or ii) to reject incomplete or non-responsive Proposals; and

WHEREAS, on February 28, 2020 the Borough received Proposals from Suez Water Environmental Services, Inc. ("Suez") and Utility Service Affiliates, Inc. (a Middlesex Water Company Affiliate) ("USA") in response to the RFP; and

WHEREAS, the proposals were reviewed by the Committee and McManimon, Scotland & Baumann, LLC, Special Counsel to the Borough, (the "Special Counsel") for compliance with the RFP; and

WHEREAS, after extensive review of the Proposals, the Committee concluded that the Proposals were not economically feasible; and

WHEREAS, the competitive contracting provisions of the LPCL do not provide for negotiation of a proposal once submitted; and

WHEREAS, the Committee recommends rejecting all of the Proposals and the immediate re-issuance of the RFP with revisions to the Contract regarding the financing by the Borough of a portion of the Services; and

WHEREAS, in light of the Committee's findings and recommendations as to the cost proposal included in the Proposals, the Borough desires to reject the Proposals submitted by Suez and USA; and

WHEREAS, the Borough desires to re-solicit Proposals for the Services as authorized under and in accordance with the competitive contracting provisions of the LPCL.

NOW, THEREFORE, BE IT RESOLVED BY THE BOROUGH COUNCIL OF THE BOROUGH OF HIGHLAND PARK, IN THE COUNTY OF MIDDLESEX, NEW JERSEY, as follows:

1. The above referenced Recitals are incorporated by reference as if set forth at length.
2. The Proposals submitted by Suez and USA are hereby rejected and the RFP is to be re-advertised in accordance with the LPCL.
3. The Borough is hereby authorized to re-issue the RFP for the Services, in such form as Special Counsel may approve, to comply with all requirements of the competitive contracting provisions of the LPCL.
4. This resolution shall take effect immediately.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, BOROUGH CLERK

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
No. 3-20-121

RESOLUTION AUTHORIZING AMENDMENT TO ANNUAL SALARY RESOLUTION

RESOLUTION: Finance Committee

BE IT RESOLVED by the Borough Council of the Borough of Highland Park that the Borough Clerk be and is hereby authorized and directed to notify the Borough Finance Director that since the adoption of a resolution on January 7, 2020 showing the names of the officers and employees of the Borough of Highland Park whose salaries are on an annual basis, there have been the following changes, to wit:

MARY ANN AUTUNNALE, Tax Clerk Typist, at annual salary of \$37,970.00 effective March 23, 2020.

BE IT FURTHER RESOLVED that the Finance Director be and is hereby directed to make the necessary changes in the payroll records of the Finance Department in accordance with the changes established by this resolution.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-122

RESOLUTION TO AUTHORIZE EXECUTION OF  
AGREEMENT FOR FIREWORKS DISPLAY

RESOLUTION: Public Safety Committee

BE IT RESOLVED by the Borough Council of Highland Park of the Borough of Highland Park that the Mayor is hereby authorized and directed to sign the contract agreement with Garden State Fireworks for the Fireworks Display to be held on Thursday, July 2, 2020 with a rain date of Sunday, July 5, 2020.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, BOROUGH CLERK

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
No. 3-20-123

RESOLUTION AUTHORIZING EXECUTION OF HDSRF  
GRANT FUNDING FOR CLASSIC CLEANERS

RESOLUTION: Economic Development and Planning Committee

WHEREAS, Excel Environmental Resources, Inc. applied for grant funding to the New Jersey Department of Environmental Protection for site investigation and remedial investigation of the property at Classic Cleaners, 125 Raritan Avenue, Block 173, Lots 43, 46, and 49 on behalf of the Borough of Highland Park; and

WHEREAS, the New Jersey Department of Environmental Protection (DEP) has reviewed the Borough's application and determined that the proposal to conduct supplemental Site Investigation is technically eligible for funding under the Hazardous Discharge Site Remediation Fund (HDSRF); AND

WHEREAS, the DEP has approved costs from the HDSRF in the amount of \$20,036.58, which does not include the Authority application fee of \$500.00

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park that the grant for the above mentioned project be accepted;

BE IT FURTHER RESOLVED that Mayor and the Clerk are hereby authorized to sign the grant agreement on behalf of the Borough of Highland Park and that their signature constitutes acceptance of the terms and conditions of the grant agreement and approves the execution of the grant agreement.

ADOPTED: March 17, 2020  
ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-124

PROFESSIONAL SERVICE RESOLUTION – BOROUGH PLANNER  
CONCEPTUAL REDEVELOPMENT PLANNING SERVICES FOR CERTAIN DOWNTOWN TRACTS

RESOLUTION: Economic Development and Planning Committee

WHEREAS, the Borough of Highland Park has need of the services of a Planner to provide redevelopment planning services in connection with advancing redevelopment in the downtown area; and

WHEREAS, the Borough seeks assistance with testing design options for structured parking and identifying the development densities necessary to support it; and

WHEREAS, such services are professional services as defined in the Local Public Contracts Law, N.J.S.A. 40A:11-1 et seq.; and

WHEREAS, LRK, Inc., is a firm of licensed planners of the State of New Jersey with extensive experience in providing these services; and

WHEREAS, the Mayor and Council desire to provide for the method of compensation of said consulting engineer; and

WHEREAS, funds for this purpose will be available in a Capital Fund Account No. C-04-55-814-001 in an amount not to exceed \$16,250.00, as reflected by the Certification of Funds by the Chief Financial Officer, shown below; and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park that the Mayor and Borough Clerk are authorized and directed to execute and attest on behalf of the Borough an Agreement for professional services with LRK, Inc., Public Ledger Building, Suite 756, 150 S. Independence Mall West, Philadelphia, PA 19106, a copy of which is attached to the original of this original, and that notice of this contract be published as required by law and that a copy of executed Agreement be placed on file in the office of the Borough Clerk.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				



BOROUGH OF HIGHLAND PARK  
NO. 3-20-125

RESOLUTION AUTHORIZING APPROVAL OF BILLS LIST

RESOLUTION: Finance Committee

BE IT RESOLVED by the Borough Council of the Borough of Highland Park that all claims presented prior to this meeting as shown on a detailed list prepared by the Borough Treasurer, and which have been submitted and approved in accordance with Highland Park Ordinance No. 1004, shall be and the same are hereby approved; and

BE IT FURTHER RESOLVED that the Borough Clerk shall include in the minutes of this meeting a statement as to all such claims approved as shown in a Bills List Journal in accordance with said Ordinance.

The bills approved for payment at this meeting, Bills List 3/17/2020 can be found in the Bills List Journal Book No. 40.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-126

RESOLUTION OF THE MUNICIPAL COUNCIL OF THE  
BOROUGH OF HIGHLAND PARK DESIGNATING THE  
PROPERTIES KNOWN AS BLOCK 173, LOTS 41, 42, 44  
AND 45 ON THE TAX MAP OF THE BOROUGH OF  
HIGHLAND PARK, STATE OF NEW JERSEY, AS AN AREA  
IN NEED OF REDEVELOPMENT WITH THE POWER OF  
CONDEMNATION, PURSUANT TO THE LOCAL  
REDEVELOPMENT AND HOUSING LAW, N.J.S.A.  
40A:12A-1, *et seq.*

RESOLUTION: Economic Development and Planning Committee

WHEREAS, the Borough of Highland Park, a public body corporate and politic of the State of New Jersey (the "Borough"), is authorized pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, *et seq.* (the "Redevelopment Law") to determine whether certain parcels of land within the Borough constitute an area in need of redevelopment, as further described herein; and

WHEREAS, by Resolution No. 8-19-237, adopted on August 6, 2019, the Borough Council (the "Council") of the Borough authorized and directed the Planning Board of the Borough of Highland Park (the "Planning Board") to investigate certain properties within the Borough and to recommend to the Council whether all or a portion of such properties should be designated as an area in need of redevelopment with the power of eminent domain ("Condemnation Redevelopment Area") in accordance with the Redevelopment Law, N.J.S.A. 40A:12A-6; and

WHEREAS, in areas designated as Condemnation Redevelopment Areas, the Borough may use all of those powers provided under the Redevelopment Law for use in a redevelopment area, including the power of eminent domain; and

WHEREAS, in accordance with the Redevelopment Law, the Planning Board caused LRK, Inc. (the "Planner") to conduct a preliminary investigation of the following properties (hereinafter referred to collectively as the "Study Area"):

BLOCK	LOT	ADDRESS
173	41	133 Raritan Avenue
173	42	127 Raritan Avenue
173	44	Denison Street
173	45	Denison Street

WHEREAS, the Planner prepared a map of the Study Area and an investigation report entitled "Preliminary Investigation of a Condemnation Area in Need of Redevelopment 'Gateway Redevelopment Area'," dated January 29, 2020 (the "Study"); and

WHEREAS, the Study concluded that the Study Area qualifies as a Condemnation Redevelopment Area pursuant to the Redevelopment Law, for the reasons set forth in the Study; and

WHEREAS, on February 13, 2020, pursuant to the Redevelopment Law, the Planning Board held a duly noticed public hearing concerning the Study (the "Public Hearing"), giving all persons who are interested in or would be affected by a determination that the Study Area is a Condemnation Redevelopment Area the opportunity to be heard; and

WHEREAS, the Public Hearing was opened to the public for comment and there were concerns placed on the record with regard to the Study Area being designated as a Condemnation Redevelopment Area; and

WHEREAS, at the Public Hearing, the Planning Board considered the Study, heard the comments of the Planner, took the public comments into account, and deliberated on the matter using the criteria set forth in the Redevelopment Law; and

WHEREAS, on February 13, 2020, the Planning Board approved a resolution (the "Planning Board Resolution"), in the form introduced to it at the Public Hearing, accepting and adopting the recommendations contained in the Study, and recommending that the Study Area be declared a Condemnation Redevelopment Area for the reasons set forth therein; and

WHEREAS, on March 12, 2020, the Planning Board memorialized the Planning Board Resolution, accepting and adopting the recommendations contained in the Study, and recommending that the Study Area be declared a Condemnation Redevelopment Area for the reasons set forth therein; and

WHEREAS, after careful consideration of the Study, the Planning Board Resolution, and all of the relevant facts and circumstances concerning this matter,

NOW, THEREFORE, BE IT RESOLVED BY THE BOROUGH COUNCIL OF THE BOROUGH OF HIGHLAND PARK, as follows:

Section 1. The aforementioned recitals are incorporated herein as though fully set forth at length.

Section 2. Based on substantial evidence and the recommendation of the Planning Board, the Council hereby designates the Study Area as a Condemnation Redevelopment Area.

Section 3. The City Council hereby directs the Borough Clerk to transmit a certified copy of this Resolution forthwith to the Commissioner of the Department of Community Affairs for review pursuant to Section 6(b)(5) of the Redevelopment Law.

Section 4. The Council hereby directs the Borough Clerk to serve, within ten (10) days hereof, a copy of this Resolution upon (i) all record owners of property located within the Study Area, as reflected on the tax assessor's records, and (ii) each person who filed a written objection prior to the Public Hearing, service to be in the manner provided by Section 6 of the Redevelopment Law.

Section 5. This Resolution shall take effect immediately.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				

BOROUGH OF HIGHLAND PARK  
NO. 3-20-127

RESOLUTION AUTHORIZING EXECUTIVE SESSION

RESOLUTION: Council as a Whole

WHEREAS, Section 8 of the Open Public Meetings Act permits the exclusion of the public from a meeting in certain circumstances; and

WHEREAS, the Borough Council is of the opinion that such circumstances exist.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park, in the County of Middlesex, State of New Jersey, as follows:

1. The public shall be excluded from the closed session at close of tonight's open session.
2. The general nature of the subject matter to be discussed is as follows:  
(Contract Negotiations: Water/Sewer Utility & 435 Cleveland Avenue)
3. It is anticipated at this time that the above stated subject matter will be made public when these matters are resolved or as soon thereafter as it is deemed to be in the public interest to do so.
4. This Resolution shall take effect immediately.

ADOPTED: March 17, 2020

ATTEST:

\_\_\_\_\_  
Joan Hullings, Borough Clerk

I, Joan Hullings, Borough Clerk of the Borough of Highland Park, New Jersey, do hereby certify the above to be a true copy of a resolution adopted by the Borough Council of said Borough on the 17<sup>th</sup> day of March, 2020.

\_\_\_\_\_  
Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Fine				
Foster-Dublin				
George				
Hale				
Kim-Chohan				
Welkovits				