

BOROUGH OF HIGHLAND PARK
REGULAR MEETING
NOVEMBER 10, 2020 – 7:00 PM

The Borough is using the telephone meeting format in an effort to mitigate the chance of exposure to COVID-19, as a part of the Borough's ongoing effort to slow the rate of transmission and avoid overwhelming our treatment centers.

The public is invited to attend and participate by way of a call-in number and password:

Call in number: 1-929-205-6099
Meeting ID: 935 2742 3693
By Computer, Smart Phone or Tablet:
Web Link: <https://zoom.us/j/93527423693>

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. Resolutions Requiring a Separate Reading.

- 3a. 11-20-291 Resolution to Appoint Council Member.
MOTION adopt/reject

ROLL CALL VOTE

4. Roll Call.
5. Agenda Questions by Council Members.
6. Honors and Awards.
7. Approval of Minutes.

MOTION to approve minutes of the Regular/Work Session Meetings held August 18, 2020 and September 1, 2020, as distributed.

8. Council Reports.
9. Borough Administrator's Report.
10. Borough Attorney's Report.
11. Mayor's Report.
12. Public Participation.
(21 minutes total; 3 minutes each speaker limited to items on this Agenda, including Work Session).
13. Ordinances Requiring a Second Reading.
14. Ordinances Requiring a First Reading.
 - 14a. Clerk reports introduction of Ordinance Accepting a Conservation Easement with Trail Provision on Block 75, Lot 15.02 for consideration of passage on first reading by title.
 - a. **MOTION** to adopt/reject and advertise ordinance on first reading by title.
(Resolution No. 11-20-294)

ROLL CALL VOTE

15. Consent Agenda Items - Resolutions.

ROLL CALL VOTE

- 15a. *11-20-295 Resolution Adopting Remote Public Meeting Procedures.
- 15b. *11-20-296 Resolution to Release Maintenance Bond - Crossings at Highland Park.
- 15c. *11-20-297 Resolution to Authorize Purchase of Cameras for new Police Vehicles under State Contract.

- 15d. *11-20-298 Resolution to Authorize Contract with Real Auction for On-Line Tax Sale Services.
- 15e. *11-20-299 Resolution to Purchase Awnings for Community Center Patio for Outdoor Programming During COVID-19.
- 15f. *11-20-300 Resolution to Off-Premises Raffle License - Transfiguration of the Lord, Inc.
- 15g. *11-20-301 Resolution Authorizing Professional Services Agreement with Excel Environmental Resources, Inc. to Conduct Environmental Consulting Services Under the Hazardous Discharge Site Remediation Fund Program at Rutgers Gun & Boat Shop, Block 173, Lots 41 and 42
- 15h. *11-20-302 Resolution Authorizing Professional Services Agreement with Integra Realty Resources - Northern New Jersey for Valuation and Consulting Services related to Block 47, Lots 27-75
- 15i. *11-20-303 Resolution Authorizing Professional Services Agreement with Excel Environmental Resources, Inc. to Conduct Environmental Consulting Services Under the Hazardous Discharge Site Remediation Fund Program at Classic Cleaners, Block 173, Lots 43, 46 and 49
- 15j. *11-20-304 Resolution to Amend Annual Salary Resolution.
- 15k. *11-20-305 Resolution to Approve Bills List.

16. Resolutions requiring a Separate Reading.

- 16a. 11-20-292 Resolution to Approve Budget Transfers.
MOTION adopt/reject

ROLL CALL VOTE

- 16b. 11-20-293 Resolution Authorizing Issuance of a Request for Proposals for the Borough's Application to the Board of Public Utilities Community Solar Pilot Program.
MOTION adopt/reject

ROLL CALL VOTE

17. Appointments.

18. Second Public Participation.

(3 minutes per speaker on any items; subject to 9PM conclusion prior to Work Session)

19. Recess (5 minutes).
20. Work Session Items: No formal action to be taken.
 - a. Downtown Redevelopment Plan (MH).
 - b. 2019 Audit (TJ).
 - c. E-scooter ordinance and VeoRide contract (TJ).
21. Goals.
22. Executive Session (if necessary).
23. MOTION to adjourn.
24. **Next Scheduled Meeting: December 1, 2020**

BOROUGH OF HIGHLAND PARK
NO. 11-20-291

RESOLUTION TO APPOINT COUNCIL MEMBER

RESOLUTION: Council as a Whole

WHEREAS, Tara Canavera was appointed by the Borough Council at the Borough of Highland Park on July 21, 2020 to serve on the Borough Council as a result of the passing of Councilwoman Susan Welkovits until November 3, 2020; and

WHEREAS, said Borough Council wishes to continue Councilwoman Canavera's service as a member of the Highland Park Borough Council until December 31, 2020 or until the holding of a Special Election to fill the remainder of the late Councilwoman Susan Welkovits' unexpired term.

BE IT RESOLVED by the Borough Council of the Borough of Highland Park that Councilwoman Tara Canavera is hereby appointed to continue to temporarily fill the vacancy on the Borough Council created by the passing of Councilwoman Susan Welkovits until December 31, 2020 or the results of a Special Election are certified, whichever shall occur last.

ADOPTED: November 10, 2020

ATTEST:

Joan Hullings, Borough Clerk

I, Joan Hullings, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

**Borough of Highland Park
Ordinance No. 20-**

**AN ORDINANCE BY THE BOROUGH OF HIGHLAND PARK, COUNTY OF MIDDLESEX
ACCEPTING PURSUANT TO N.J.S.A. 40A:12-3 A CONSERVATION EASEMENT WITH
TRAIL PROVISION ON BLOCK 75, LOT 15.02 BOROUGH OF HIGHLAND PARK TAX MAP**

WHEREAS land use development approvals have been granted involving the development of Block 75, Lot 15.02, Borough of Highland Park Tax Map, said property commonly known as 48 Skyview Terrace; and

WHEREAS the Borough of Highland Park Planning Board approval requires the developer of said property to provide a conservation easement providing for a 5-foot wide trail through a portion of the property; and

WHEREAS the New Jersey local Lands and Buildings Law, N.J.S.A. 40A:12-3 et seq. requires a municipality to accept conservation easements by ordinance.

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

1. The Borough of Highland Park hereby accepts a Conservation Easement with Trail Provision over a portion of Block 75, Lot 15.02 Borough of Highland Park Tax Map in accordance with approval and recommendations made by the Borough of Highland Park Planning Board when approving a development application concerning said property.
2. This ordinance shall take effect upon its passage and publication as provided for by law.

Introduced and passed on first
reading: November 10, 2020

ADOPTED:
ATTEST:

APPROVED:

Joan Hullings, Borough Clerk

Gayle Brill Mittler, Mayor

BOROUGH OF HIGHLAND PARK
NO. 11-20-294

RESOLUTION: Economic Development and Planning Committee

WHEREAS, an Ordinance entitled, AN ORDINANCE BY THE BOROUGH OF HIGHLAND PARK, COUNTY OF MIDDLESEX ACCEPTING PURSUANT TO N.J.S.A. 40A:12-3 A CONSERVATION EASEMENT WITH TRAIL PROVISION ON BLOCK 75, LOT 15.02 BOROUGH OF HIGHLAND PARK TAX MAP, has been introduced and duly passed on first reading;

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park that this Council meet at the Borough Hall, 221 South Fifth Avenue, Highland Park, New Jersey, on Tuesday, December 1, 2020, at 7:00 PM, for the purpose of considering said Ordinance on final passage after public hearing thereon.

BE IT FURTHER RESOLVED that said a Notice of Pending Ordinance and Summary of said Ordinance be published once at least one (1) week prior to the time fixed for further consideration of said Ordinance for final passage in the "Home News Tribune", of East Brunswick, New Jersey, a newspaper published in the County of Middlesex and circulating in this municipality, there being no newspaper published daily in this municipality, together with a notice of the introduction thereof and of the time and place when and where said Ordinance will be further considered for final passage as aforesaid.

BE IT FURTHER RESOLVED that a copy of said Ordinance shall be posted on the bulletin board at Borough Hall, 221 South Fifth Avenue, Highland Park, New Jersey, forthwith and that the Borough Clerk have available in her office for the members of the general public of Highland Park copies of said Ordinance for those members of the general public who may request the same.

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-295

RESOLUTION ADOPTING REMOTE PUBLIC MEETING PROCEDURES

RESOLUTION: Council as a Whole

WHEREAS, Section 8 of P.L.2020, c.34 provides that whenever a public health emergency, pursuant to the *Emergency Health Powers Act*, P.L.2020, c.11 (N.J.S.A. 26:13-1, *et seq.*), and/or a state of emergency pursuant to P.L.1942, c.251 (C.App.A.9-33 *et seq.*), or a state of local disaster emergency has been declared by the Governor and is in effect, a local public body may conduct a public meeting remotely by electronic means, provided that reasonable public notice and provision for public input is made under the circumstances; and

WHEREAS, P.L.2020, c.34 also provides that the Director of the Division of Local Government Services in the Department of Community Affairs ("DLGS") shall adopt rules and regulations concerning the conduct of remote public meetings during a public health emergency or state of emergency that are necessary to implement the provisions of the law, which shall include minimum procedures to be followed to provide reasonable public notice and allowance for public input; and

WHEREAS, DLGS promulgated emergency regulations codified as N.J.A.C. 5:39-1.1 through -1.7 that implement P.L.2020, c.34; and

WHEREAS, DLGS issued Local Finance Notice LFN 2020-21 on September 24, 2020 to accompany and explain the new regulations; and

WHEREAS, N.J.A.C. 5:39-1.4(h) requires local public bodies to adopt, by resolution, standard procedures and requirements for public comment made during a remote public meeting and for public comments submitted in writing ahead of a remote public meeting; and

WHEREAS, the Highland Park Borough Council ("Council") desires to establish and adopt the procedures and requirements attached hereto as Exhibit A as its standard procedures and requirements for public comment during a declared public health emergency and/or state of emergency.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park in Middlesex County, New Jersey, that the Procedures and Requirements for the Conduct of Remote Public Meetings during a Declared Public Health Emergency and/or State of Emergency, attached hereto as Exhibit A, are hereby adopted as the standard procedures and requirements for public comment during a declared public health emergency and/or state of emergency.

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

EXHIBIT A

BOROUGH OF HIGHLAND PARK

PROCEDURES AND REQUIREMENTS FOR THE CONDUCT OF REMOTE PUBLIC MEETINGS DURING A DECLARED PUBLIC HEALTH EMERGENCY AND/OR STATE OF EMERGENCY

PUBLIC MEETINGS:

During a declared public health emergency and/or state of emergency, in-person public meetings shall remain the default for public meetings of the Borough of Highland Park ("Borough"). Room capacity restrictions and gathering limitations pursuant to State and/or Federal guidelines meant to mitigate the risk of contagious infection shall be followed and enforced.

If the meeting cannot be safely held in-person, or the room capacity and gathering limitations are expected to be insufficient for the public meeting, the meeting shall be conducted remotely, or via a hybrid procedure that incorporates both virtual and limited in-person attendance, subject to all social distancing requirements, by members of the public body, municipal staff and professionals, and members of the public.

The Borough will conduct all remote meetings and all hybrid meetings as live Zoom Webinars. Members of the public may also view and participate in the meeting by joining the webinar via computer or by teleconference.

NOTICE

Advance notice of the meeting will be provided, specifying the time, date, and location of the meeting. The notice will also state the platform or method by which any remote or hybrid meeting will be held, will provide the teleconference number along with the web address or other means of accessing the remote meeting platform, and will include clear and concise instructions for how public comments can be made and where relevant documents, if any, will be made available for viewing. A copy of the notice will be posted on the Borough's website at <https://www.hpboro.com> and on the lower level main entry doors of the Municipal Building, viewable from the outside.

A copy of the notice, meeting agenda (to the extent known), and all documents made available to the public in hard copy or print format, will be available before the meeting for viewing and/or download from the Borough's website at <https://www.hpboro.com>.

PUBLIC PARTICIPATION

Electronic or Written Comments In Advance of the Meeting.

Members of the public may submit comments or questions in advance of the meeting by sending an email to: [Joan Hullings, Clerk at \[jhullings@hpboro.com\]\(mailto:jhullings@hpboro.com\)](mailto:Joan.Hullings@hpboro.com). Comments may also be submitted in written letter form, delivered to the Highland Park Borough Hall, 221 South 5th Avenue, Highland Park, New Jersey 08904. All advance comments must be received by 4:00 p.m. the day of the scheduled meeting.

Comments submitted in advance of the meeting shall be read aloud and addressed during the public comment portion of the meeting in a manner audible to all meeting participants and the public. A three (3) minute time limit will apply to the reading of each written comment. Each comment shall be read from the beginning, until the time limit is reached. Multiple submissions by a member of the public shall be cumulatively treated as one submission for purposes of the time limit. The Borough may pass over duplicate written comments, however, each duplicate comment shall be noted for the record with the content summarized.

Public Comments and Conduct from Remote Participants.

At the beginning of every remote or hybrid meeting, the Mayor or designee shall publicly announce the procedures and requirements for making public comment, along with an explanation of the audio muting function of the Zoom platform in use during the meeting.

All participants are required to keep their microphones muted until recognized or directed otherwise. The Borough will engage the Zoom "Mute" function until the public comment portion of the meeting is reached.

Members of the public participating remotely who wish to make a comment are required to utilize the "Raise Your Hand" feature in Zoom, or if participating by teleconference, by dialing *9. Once recognized, the participant will be able to unmute their microphone and will be asked to state his/her name and home address before making their comment. The Mayor or Administrator will manage the order of the comments.

Comments sent via chat will not be accepted and will not be made part of the record or minutes.

If a member of the public becomes disruptive, abusive or irrelevant during the meeting, including during any public comment period, the Mayor shall direct that the individual be muted and warn that continued disruption may result in the individual being prevented from speaking during the meeting or may be removed from the meeting. Disruptive conduct includes sustained inappropriate behaviors such as, but not necessarily limited to, shouting, interruption and use of profanity. If after receiving an initial warning the individual continues to act in a disruptive manner, the individual will be muted, and other members of the public will be allowed to provide their comments or questions. If time permits, the disruptive individual will be allowed to speak after all other members of the public have made their comments. Should the person remain disruptive, the individual may be muted, kept on mute for the remainder of the meeting, or removed from the remote public meeting.

Members of the Council in attendance at the Remote Public Meeting shall remain in attendance at the meeting following a roll call unless excused by the Mayor during the course of the meeting.

BOROUGH OF HIGHLAND PARK
NO. 11-20-296

RESOLUTION TO RELEASE MAINTENANCE BOND – THE CROSSINGS AT
HIGHLAND PARK, BLOCK 172, LOT 2 AND BLOCK 101, LOTS 25-30

RESOLUTION: Finance Committee

WHEREAS, on May 27, 2014, the Crossings at Highland Park, The Pulte Group, heretofore posted with the Borough of Highland Park a Surety Performance Bond No. 1014102 issued by the Hanover Insurance Company in the amount of \$3,225,296.88 and a Cash Surety Bond (Check No. 85272564) in the amount of \$358,366.32 for a total amount of \$3,583,663.20 in connection with a site plan application on property known as Block 172, Lot 2 and Block 101, Lots 25-30 in the Borough of Highland Park; and

WHEREAS, Resolution No. 6-18-162 dated June 12, 2018, the Borough of Highland Park authorized the release of the aforementioned Performance Bond subject to the posting of a two-year Maintenance Bond in the amount of \$537,500.00 and the payment of the remaining Tree Balance in the amount of \$139,100.00; and

WHEREAS, Resolution No. 8-18-224 dated August 14, 2018, the Borough of Highland Park authorized a reduction in the above-referenced Maintenance Bond and a reduction in the amount of the remaining tree balance; and

WHEREAS, on October 17, 2018, the Crossings at Highland Park, The Pulte Group, posted with the Borough of Highland Park a Maintenance Bond No. 30051295 issued by the Continental Insurance Company in the amount of \$447,957.90 in connection with site plan application for property known as Block 172, Lot 2 and Block 101, Lots 25-30 in the Borough of Highland Park; and

WHEREAS, the Mayor and Borough Council wish to release said maintenance guarantee as of the date of this resolution.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the borough of Highland Park that Maintenance Bond No. 30051295 issued for the above mentioned project is hereby released.

BE IT FURTHER RESOLVED, that certified copies of this Resolution be forwarded to the Finance Department, Borough Engineer, Construction Official and Pulte Homes' attorney, Scott Anderson, Esq., Giordano, Halleran & Ciesla, P.C., 125 Half Mile Road, Suite 300, Red Bank, New Jersey 07701 upon its adoption.

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-297

RESOLUTION TO AUTHORIZE PURCHASE OF CAMERAS FOR
NEW POLICE VEHICLES UNDER STATE CONTRACT

RESOLUTION: Public Safety Committee

WHEREAS, the Police Department purchased three new Ford Police Utility Interceptor Hybrids; and

WHEREAS, the new vehicles need to be properly outfitted with cameras before being brought into service; and

WHEREAS, \$3,697.54 is available for this purpose through the Middlesex County Improvement Authority (MCIA)'s 2017 Pooled Capital Equipment and Improvement Financing Programs and \$272.30 is available for this purpose through the 2019 MCIA program and \$11,852.16 is available in Account No. 0-01-25-240-243, as reflected by the certification of funds available by the Chief Financial Officer, shown below; and

WHEREAS, WatchGuard Video is on NJ State Contract #17-FLEET-00793 for this equipment; and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park that the Police Department is hereby authorized to utilize WatchGuard Video to outfit the new police vehicles with cameras for the total amount not to exceed \$15,822.00.

BE IT FURTHER RESOLVED that certified copies of this Resolution be forwarded to the Chief Financial Officer and the Assistant to the Borough Administrator forthwith.

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-298

RESOLUTION TO AUTHORIZE CONTRACT WITH REAL AUCTION
FOR ON-LINE TAX SALE SERVICES

RESOLUTION: Finance Committee

WHEREAS, pursuant to P.L. 1997, Chapter 99, a municipality may hold a tax lien sale within the last month of a calendar year for any unpaid taxes or other municipal liens or charges that are delinquent as of the 11th day of the eleventh month of the calendar year; and,

WHEREAS, an electronic tax sale provides a greater pool of potential lien buyers, thus creating a more complete tax sale process.

WHEREAS, the Tax Collector solicited three vendors for online tax lien services, Max Spann Real Estate Auction Company, ROK Industries, Inc. Agent for Realauction.com, LLC and Auction Advisors.com; and

WHEREAS, of the three vendors, ROK Industries Inc./Realauction.com has the capability to conduct the sale according to the rules and regulations promulgated by the Division of Local Government Services

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park, New Jersey, that the Administrator is hereby authorized and directed to contract ROK Industries/Realauction.com as the vendor for the online tax sale and the amount not to exceed \$10,000.

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

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-299

RESOLUTION TO PURCHASE AWNINGS FOR COMMUNITY CENTER PATIO
FOR OUTDOOR PROGRAMMING DURING COVID-19

RESOLUTION: Recreation and Arts Committee

WHEREAS, the Department of Community Services seeks to continue programming for residents and requires an awning as protection from outdoor elements; and

WHEREAS, three (3) quotes were solicited and were received as follows:

Awning Design	\$18,960.00
Majestic Awning & Sign	\$18,904.00
Window Works	\$20,604.00

and

WHEREAS, the Aging Program Coordinator has recommended that said services be purchased from Window Works, Livingston, NJ based on their quote for same based on their professionalism and quality of work; and

WHEREAS, funds are available for this purpose in Account No. 0-01-26-310-200, as reflected by the certification of funds available by the Chief Financial Officer, shown below;

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Highland Park that the Aging Program Coordinator is hereby authorized and directed to accept the quote for awning design and installation services from Window Works, 38 East Northfield Road, Livingston, NJ 07039, at a cost not to exceed of \$20,604.00; and

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to the Aging Program Coordinator, Assistant to the Borough Administrator and the Chief Financial Officer forthwith.

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-300

RESOLUTION TO APPROVE OFF-PREMISES RAFFLE LICENSE
TRANSFIGURATION OF THE LORD, INC.

RESOLUTION: Finance Committee

WHEREAS, the 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 a 50/50 Off-Premises Raffle in accordance with the Raffles Licensing Law (NSJA 5:8-50 to 76), on March 13, 2021; 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: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-301

RESOLUTION AUTHORIZING EXECUTION OF PROFESSIONAL SERVICES AGREEMENT WITH
EXCEL ENVIRONMENTAL RESOURCES, INC. FOR ENVIRONMENTAL CONSULTING SERVICES AT
RUTGERS GUN & BOAT SHOP, BLOCK 173, LOTS 41 AND 42

RESOLUTION: Economic Development and Planning Committee

WHEREAS, the State of New Jersey Department of Environmental Protection through the Hazardous Discharge Site Remediation Fund (HDSRF), has grant funds available to municipalities for the purpose of funding preliminary assessments, site investigations, remedial investigations and/or remedial action to determine the existence or extent of hazardous substance discharge conditions on properties; and

WHEREAS, the Borough of Highland Park has been awarded a grant from the HDSRF in the amount of up to \$54,332.00 to conduct a preliminary assessment and site investigation with respect to the property commonly known as the Rutgers Gun & Boat Shop at 127 Raritan Avenue, Block 173, Lots 41 and 42; 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, Excel Environmental Resources, Inc. is qualified and licensed as an environmental consulting firm in the State of New Jersey to conduct preliminary assessments and site investigation.

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, a Professional Services Agreement with Excel Environmental Resources, Inc. for the above described parcels for an amount not to exceed \$54,332.00. The scope of work shall be consistent with the Technical and Cost Proposal for Environmental Engineering and Consulting Services that was approved by the New Jersey Department of Environmental Protection as part of the HDSRF grant application.

ADOPTED: November 10, 2020

ATTESTED:

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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-302

RESOLUTION AUTHORIZING EXECUTION OF PROFESSIONAL SERVICES
AGREEMENT FOR ENVIRONMENTAL CONSULTANT

RESOLUTION: Council as a Whole

WHEREAS, the Borough of Highland Park has a need for the services of an appraisal report in connection with litigation entitled JSM at Highland Park, LLC v. The Borough of Highland Park, Docket No. MID-L-4958-17; 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, Paul T. Beisser of Integra Realty Resources – Northern New Jersey is a Certified Real Estate Appraiser in the State of New Jersey (Certificate #RG0000181); and

WHEREAS, the Mayor and Council desire to provide a written agreement providing for the compensation of Paul T. Beisser to serve as the Borough's Real Estate Appraiser in connection with the above-referenced matter; and

WHEREAS, funds for this purpose are not to exceed the amount of \$12,500.00 without further resolution of Council; and

WHEREAS, funds will be available for this purpose in the amount of \$12,500.00 in account No. 0-01-20-155-245, as reflected by the Certification of Funds by the Chief Financial Officer, shown below.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and 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 Paul T. Beisser of Integra Realty Resources – Northern New Jersey, a copy of which is attached hereto, and that notice of this contract be published as required by law and that a copy of the executed Agreement be placed on file in the Office of the Borough Clerk.

ADOPTED: November 10, 2020

ATTESTED:

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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-303

RESOLUTION AUTHORIZING EXECUTION OF PROFESSIONAL SERVICES AGREEMENT WITH
EXCEL ENVIRONMENTAL RESOURCES, INC. FOR ENVIRONMENTAL CONSULTING SERVICES AT
CLASSIC CLEANERS, BLOCK 173, LOTS 43, 46, 49

RESOLUTION: Economic Development and Planning Committee

WHEREAS, the State of New Jersey Department of Environmental Protection through the Hazardous Discharge Site Remediation Fund (HDSRF), has grant funds available to municipalities for the purpose of funding preliminary assessments, site investigations, remedial investigations and/or remedial action to determine the existence or extent of hazardous substance discharge conditions on properties; and

WHEREAS, the Borough of Highland Park has been awarded a grant from the HDSRF in the amount of up to \$20,036.58 to conduct a site investigation with respect to the property commonly known as the Classic Cleaners at 125 Raritan Avenue, Block 173, Lots 43, 46 and 49; 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, Excel Environmental Resources, Inc. is qualified and licensed as an environmental consulting firm in the State of New Jersey to conduct preliminary assessments and site investigation.

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, a Professional Services Agreement with Excel Environmental Resources, Inc. for the above described parcels for an amount not to exceed \$20,036.58. The scope of work shall be consistent with the Technical and Cost Proposal for Environmental Engineering and Consulting Services that was approved by the New Jersey Department of Environmental Protection as part of the HDSRF grant application.

ADOPTED: November 10, 2020

ATTESTED:

Joan Hullings, BOROUGH CLERK

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Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
No. 11-20-304

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:

NEENA ALTOMONTE, Public Safety Telecommunicator, at an annual salary of \$44,342.00, effective November 1, 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: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
NO. 11-20-305

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 11/10/2020 can be found in the Bills List Journal Book No. 40.

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

BOROUGH OF HIGHLAND PARK
11-20-292

RESOLUTION: Finance Committee

BE IT RESOLVED by the Borough Council of the Borough of Highland Park that transfers of 2020 budget appropriation balances shall be made as follows:

Description	From	To
Police Dispatch S&W		30,000.00
Recreation S&W		10,000.00
Communications O/E	5,000.00	
Community & Economic Development O/E	10,000.00	
Central Services O/E	5,000.00	
Planning Board O/E	10,000.00	
Police S&W	10,000.00	
 Total	\$40,000.00	\$40,000.00

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

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

**BOROUGH OF HIGHLAND PARK
NO. 11-20-293**

**RESOLUTION AUTHORIZING ISSUANCE OF A REQUEST FOR PROPOSAL
FOR THE BOROUGH'S APPLICATION TO THE BOARD OF PUBLIC
UTILITIES' COMMUNITY SOLAR PILOT PROGRAM**

RESOLUTION: Public Works and Public Utilities Committee

WHEREAS, the New Jersey Board of Public Utilities ("Board") has initiated an application process for year 2 of the Community Solar Pilot Program ("Program") and has requested that applicants submit applications for the Program on or before February 5, 2021; and

WHEREAS, the Program allows municipal entities to form subscriber groups for community solar projects by including the residents of the municipality in an 'op-out' participation program; and

WHEREAS, the Borough of Highland Park ("Borough") desires to submit an application to the Program and form a subscriber group of low and moderate income (LMI) customers to receive the economic benefit from a community solar project via energy savings; and

WHEREAS, in order for the Borough to submit a viable application to the Program, the Borough also needs to identify a third-party that will finance, own, operate, and maintain a community solar project located within the same electric utility service territory as the Municipality; and

WHEREAS, the Borough desires to undertake the development and implementation of a competitive contracting Request for Proposals ("RFP") seeking proposals from solar developers to fund, install, own, operate and maintain a photovoltaic energy system located within the same electric utility service territory as the Borough, partner with the Borough in the preparation and submission of an application to the Program, and virtually provide low cost renewable energy to the Borough's subscriber group via a master service agreement; and

WHEREAS, pursuant to law, specifically, *N.J.S.A. 40A:11-4.1(j)*, and *N.J.S.A. 40A:11-15(44)* Borough of Highland Park is authorized to utilize competitive contracting process to procure solar developer proposals for completion of the Program application and award of a master services agreement for the Borough's subscriber group; and

NOW THEREFOR BE IT RESOLVED, by the Mayor and Council of the Borough of Highland Park that:

1. The Business Administrator is hereby authorized and directed, working with legal counsel, and Gabel Associates to develop, issue and administer a competitive contracting request for proposals seeking proposals from solar developers for completion of the Program application and award of a master services agreement for the Borough's subscriber group which defines the terms and conditions of service by the successful respondent.
2. The Business Administrator is hereby authorized and directed to include in the request for proposals a requirement that the successful respondent reimburse the Borough for all costs associated with the development and implementation of the RFP and Program application process.

ADOPTED: November 10, 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 10th day of November, 2020.

Joan Hullings, Borough Clerk

RECORD OF COUNCIL VOTES

Council Member	Ayes	Nays	Abstain	Absent
Canavera				
Fine				
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Hale				
Kim-Chohan				