

**Borough of Rocky Hill
Borough Council
Minutes of the Regular Meeting
December 1, 2014**

The regular meeting of the Borough Council of the Borough of Rocky Hill was called to order by Mayor Edward Zimmerman at 7:30 PM followed by the salute to the flag.

NOTICE OF COMPLIANCE WITH OPEN PUBLIC MEETINGS ACT

Mayor Zimmerman read the following statement into the record: This meeting is called pursuant to the provisions of the Open Public Meetings Law. This meeting was included in a list of meetings transmitted to the Courier News and Somerset Spectator on January 9, 2014. Notice remains continuously posted as to required notices under the Statute. A copy of this notice is available to the public and is on file in the Office of the Borough Clerk.

ROLL CALL

Mr. Tom Bremner-present, Mr. Jeff Donahue-present, Ms. Connie Hallman-absent, Ms. Julia Hasser-present, Mr. Phil Kartsonis-present, Mr. Mark Pausch-present.

Also present: Mayor Ed Zimmerman, Clerk Rebecca Newman, Deputy Clerk Christine Witt, Engineer Bill Tanner, and Borough Attorney Albert Cruz.

MAYOR'S COMMENTS

Mayor Zimmerman remarked that the New Jersey League of Municipalities Conference as well as the Somerset County Governing Officials Association reception at the Conference went well. The Mayor's interview with Comcast from the Conference is available for viewing. The next meeting of the SCGOA will be its reorganization meeting. The Mayor will be attending the Governor's reception at Drumthwacket. The Mayor received a pamphlet and CD on gun safety for schools at the League dinner and asked that it be delivered to the nursery school. The Mayor also discussed a recent report that finds little difference in per capita spending by small towns and bigger cities.

APPROVAL OF MINUTES

Regular Meeting Minutes – November 17, 2014. Bremner moved to approve the minutes and Pausch seconded the motion. Motion carried on roll call vote.

For: Bremner, Donahue, Pausch

Against: None

Abstain: Hasser, Kartsonis

PUBLIC COMMENT

Toby Whitlock, 98 Crescent Ave., reported that he received a call from Al Chini regarding a deer carcass in Van Horne Park. Mr. Chini noted that the deer carcass was stripped to the bones and is concerned that there may be large predators in the area.

Phillip Hayden, 38 Washington St., asked about the status of the water moratorium issued by the state DEP in March, and what specific steps are being taken by the Borough to prove there is a back up water source? The Mayor responded that he met with the Commissioner of the DEP in the summer and was told to submit a list of building projects, and those projects may receive a waiver. At that time there were no building projects. The Mayor more recently met with the Assistant Commissioner and explained that New Jersey American Water is the Borough's back up water source. The Borough's contract with New Jersey American Water needs to be made more definitive. The Mayor also explained that the moratorium was in response to the Borough going over its water usage because of a leak in the water system.

Mr. Hayden also asked about the new reassessment program. He wants to know what part of town will be assessed first and if there are supervision procedures in place? The Mayor had no answer either question.

STATE POLICE REPORT

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No report.

ENGINEER'S REPORT

Report dated December 1, 2014 was distributed and filed in the Borough Clerk's office. Engineer Tanner provided an overview of the report.

Damage Inside Building from Roof Leak
Still waiting for Fire Official's opinion.

Leaf Pick-Up
Last pick up will be the week of December 8th.

Rocky Hill Public Works
Scheduled for December 13th.

Washington Street Sidewalk Contract
All the sidewalks are completed with the exception of the one across the Firehouse driveway, which has been postponed until the spring. The remaining driveways will be done this week. The area by the Rocky Hill Inn will also be completed this week.

Construction Projects
Toth Lane: The money will be available this week, and the project will begin when the money is in place.

Crescent Avenue Repair: The contractor excavated the area where the leak was thought to be but did not find any evidence of a leak. Subsequently we were informed that there is another water main in the street. Tim Lesko is following up on this. Castoro submitted a bill for the full amount that the Mayor and Council authorized, but since there was no repair, a lesser amount should have been paid. The Engineer called to discuss this before Thanksgiving, but the owner was recovering from surgery. The Engineer will follow up this week.

County Striping Contract
The Borough striping has been completed but the crosswalks on the County roads still need attention.

Trees in the Park
This project will be pursued in the spring.

Dog Mitts at Van Horne Park
The dispensers are to be installed this week.

Property Line Survey by the Pond on Crescent Avenue
To be done next year.

APPROVAL OF VOUCHERS

Bill List dated December 1, 2014 was presented for approval. Bremner moved to approve all vouchers except voucher 8276. Motion seconded by Hasser. Motion carried on roll call vote.

For: Bremner, Donahue, Hasser, Kartsonis, Pausch

Against: None

Abstain: None

Hasser moved to approve voucher 8276, Donahue seconded, and motion carried on roll call vote.

For: Donahue, Hasser, Kartsonis, Pausch

Against: None

Abstain: Bremner

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SPECIAL BUSINESS

Stormwater Discussion

Engineer Tanner lead a discussion with the Mayor and Council about stormwater education.

Website Training Discussion

Mr. Pausch recommended that responsibility for maintaining the website be transitioned from Council to a Borough employee.

Bill Paying Procedure Discussion

The Council would like to change the bill paying procedure. The Mayor suggested that the Finance Committee discuss this issue and provide recommendations to the Council.

Additional Compensation for the Deputy Clerk

The Clerk recommended that the Council increase the salary for the Deputy Clerk. The Council requested compensation comparisons for deputy clerks in other municipalities.

UNFINISHED BUSINESS

Resolution 2014-91: Possible Award of Contract to JML Landscaping for the Toth Lane Improvements

Bremner moved to approved the Resolution, Hasser seconded, and motion carried on roll call vote.

For: Bremner, Donahue, Hasser, Kartsonis, Pausch

Against: None

Abstain: None

Ordinance 2014-08: Possible Adoption: An Ordinance Codifying the Existing Land Development Regulations of the Borough of Rocky Hill

Public Hearing

Toby Whitlock, 94 Crescent Ave., asked the Council to pass the Ordinance.

Hearing no other public comment, the floor was closed.

Donahue moved to adopt the Ordinance, Bremner seconded, and motion carried on roll call vote.

For: Bremner, Donahue, Hasser, Kartsonis, Pausch

Against: None

Abstain: None

NEW BUSINESS

None

COMMUNICATIONS:

Communications as listed, were distributed, disseminated and filed accordingly.

PUBLIC COMMENT

None

ADJOURNMENT

Motion was made by Bremner with a second by Pausch to adjourn the meeting at 8:36 PM. Motion carried on voice vote.

Respectfully submitted:
Christine Witt
Deputy Borough

December 1, 2014

**List of Bills - (0110101001) CASH
CURRENT FUND**

Check#	Vendor	Description	Payment	Check Total
8273	48 - ROCKY HILL COMMUNITY GROUP	PO 5118 Half Page Ad in RHCg phone book	250.00	250.00
8274	115 - JML LANDSCAPING INC.	PO 4790 Open Field Mowing	2,100.00	2,100.00
8275	319 - REPUBLIC SERVICES #865	PO 5126 Fall Big Trash pick up	2,300.00	2,300.00
8276	416 - THOMAS BREMNER	PO 5124 Buildings & Grounds supplies	39.98	39.98
8277	289 - VERIZON	PO 5123 EMS phone	52.32	52.32
	<i>State Treasurer</i>	<i>Dog Fees</i>	<i>2.40</i>	
	TOTAL			4,742.30
Total to be paid from Fund 01 CURRENT FUND			4,742.30	
			<u>4,742.30</u>	
			4,742.30	

**List of Bills - (0810101001) CASH
UTILITY OPERATING**

Check#	Vendor	Description	Payment	Check Total
6963	415 - AQUA PRO TECH LABS	PO 5125 Water Dept. testing	30.00	30.00
6964	289 - VERIZON	PO 5122 Water Dept. phone	30.33	30.33
	TOTAL			60.33
Total to be paid from Fund 08 UTILITY OPERATING			60.33	
			<u>60.33</u>	
			60.33	

**List of Bills - (1926005) INTERFUND - DUE CURRENT
TRUST OTHER**

Check#	Vendor	Description	Payment	Check Total
8278	60 - COURIER NEWS	PO 5119 PB advertising: 25 Washington Rd.	22.00	22.00
8279	530 - WOOLSON SUTPHEN ANDERSON	PO 5127 Planning Board Legal Services	630.00	630.00
	TOTAL			652.00
Total to be paid from Fund 19 TRUST OTHER			652.00	
			<u>652.00</u>	
			652.00	

RESOLUTION 2014- 91

**BOROUGH OF ROCKY HILL
SOMERSET COUNTY**

WHEREAS, sealed bids were received on September 10, 2014 for the Toth Lane Improvement Project; and

WHEREAS, two bids were received as follows:

JML Landscaping, Inc	\$67,158.75
Kalogridis Contracting LLC	\$72,740.00

WHEREAS, the quote that was most advantageous to the Borough of Rocky Hill was from JML Landscaping; and

WHEREAS, there were four alternate items to potentially added to the project; and

WHEREAS, the Borough of Rocky Hill desires to add the following additions:

Option A	\$6,819.00
Option B	\$2,060.85

for a total of an additional \$8,879.85 to be added to the base bid; and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Rocky Hill, County of Somerset, State of New Jersey, as follows:

1. That the Borough Council confirms the award of contracts as follows: to JML Landscaping, Inc. for a base bid of \$67,158.75.00 plus two alternates in the amount of \$8,879.85 for a total amount of \$76,038.60.
2. This Resolution shall take effect immediately.

ATTEST:

By: _____

Rebecca P. Newman,
Borough Clerk

By: _____

Edward P. Zimmerman, Mayor

I, Joseph P. Monzo, Chief Financial Officer of the Borough of Rocky Hill do hereby certify that funds for this contract are available from:_____.

Joseph P. Monzo, Chief Financial Officer

CERTIFICATION

I, Rebecca P. Newman, Acting Borough Clerk of the Borough of Rocky Hill do hereby certify the foregoing to be a true and correct copy of a Resolution adopted by the Borough Council on November 3, 2014.

Rebecca P. Newman
Borough Clerk

**BOROUGH OF ROCKY HILL
ORDINANCE NO. 2014-08**

**AN ORDINANCE CODIFYING THE EXISTING LAND DEVELOPMENT
REGULATIONS OF THE BOROUGH OF ROCKY HILL.**

WHEREAS, the Mayor and Council of the Borough of Rocky Hill, in the County of Somerset, State of New Jersey, caused the existing land development regulations to be codified as Chapter 80 of the Code of the Borough of Rocky Hill consisting of the following sections and known as the "Development Regulations" of the Borough of Rocky Hill:

Article I	Title
Article II	Purpose
Article III	Definitions
Article IV	General Provisions
Article V	Development Review Procedures and Plat Details
Article VI	Design and Performance Standards
Article VII	Zoning Districts & Standards
Article VIII	Affordable Housing
Article IX	Affordable Housing Development Fees
Article X	Stormwater Control
Article XI	Wellhead Protection
Article XII	Flood Damage Prevention.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Borough of Rocky Hill in the County of Somerset, State of New Jersey, as follows:

Section 1. The Development Regulations of the Borough of Rocky Hill in the County of Somerset, State of New Jersey, as codified in Chapter 80, are hereby adopted as the Development Regulations of the Borough of Rocky Hill (Chapter 80).

Section 2. The Municipal Clerk of the Borough of Rocky Hill, pursuant to law, shall cause to be published by title this Adopting Ordinance in a newspaper of general circulation in the Borough of Rocky Hill. Sufficient copies of Chapter 80, Development Regulations of the Borough of Rocky Hill, shall be maintained in the office of the Municipal Clerk for inspection by the public at all times during regular office hours. The enactment and publication of this Adopting Ordinance coupled with availability of copies of Chapter 80 for inspection by the public shall be deemed, held and considered to be due and legal publication of all provisions of Chapter 80 for all purposes.

Section 3. Copies of the book containing Chapter 80 may be purchased from the Municipal Clerk upon the payment of a fee to be set by resolution of the Council. The periodic supplementation of Chapter 80 will be pursuant to Section 1-9 of the Code of the Borough of Rocky Hill. Chapter 80 and the Code of the Borough of Rocky Hill are also available on the Borough of Rocky Hill official website.

Section 4. Each section of Chapter 80 and every part of each section is an independent section or part of a section and the holding of any section or part thereof to be unconstitutional, void or ineffective for any cause shall not be deemed to affect the validity or constitutionality of any other sections or parts thereof.

Section 5. The purpose of Chapter 80 is to codify the Borough of Rocky Hill's existing land development regulations by placing, in one cohesive document, all of the Borough of Rocky Hill's land development ordinances.

Section 6. Chapter 80 is hereby organized as follows:

Article I	Title
Article II	Purpose
Article III	Definitions
Article IV	General Provisions
Article V	Development Review Procedures and Plat Details
Article VI	Design and Performance Standards
Article VII	Zoning Districts & Standards
Article VIII	Affordable Housing
Article IX	Affordable Housing Development Fees
Article X	Stormwater Control
Article XI	Wellhead Protection
Article XII	Flood Damage Prevention.

Section 7. A Zoning Map of the Borough of Rocky Hill is attached to this Adopting Ordinance.

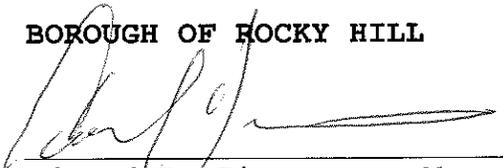
Section 8. This Adopting Ordinance shall take effect immediately upon final passage and publication thereof according to law.

ATTEST:



Rebecca P. Newman, Clerk

BOROUGH OF ROCKY HILL



Edward P. Zimmerman, Mayor

Introduction 11/17, 2014
Final Adoption 12/3, 2014