

**MINUTES
FRANKLIN TOWNSHIP COMMITTEE/BOARD OF HEALTH
WORK SESSION/REGULAR MEETING
THURSDAY, OCTOBER 24, 2024**

Meeting time changed to 7:00 PM

Franklin Township Municipal Building, 202 Sidney Road, Pittstown, NJ 08867

The meeting was called to order by Mayor Homulak at 7:00 pm. Mayor Homulak read the Open Public Meetings Act (OPMA) Statement and led the flag salute.

Roll Call: Sebastian Donaruma (present) Michael Homulak (present)
Craig Repmann (present) Deanna Seiple (present) Alexa Tarby (present)

Also present: Lawrence P. Cohen, Attorney (Lavery, Selvaggi & Cohen, P.C.)
Igor Bykov, Attorney (Lavery, Selvaggi & Cohen, P.C.)
Christine J. Burke, Municipal Clerk
Cameron Keng, Chief Finance Officer/Human Resources (CFO/HR)

Mayor Homulak explained that the meeting had been scheduled half an hour earlier than the regularly scheduled time to immediately enter Executive Session due to scheduling conflicts with the Township professionals.

Executive Session:

Mayor Homulak explained the need to enter Executive Session, that action may be taken, and that all attendees of the meeting could wait outside of the meeting room except for the Committee, the Chief Finance Officer/Human Resources (CFO/HR), the Township Clerk, and the Township Attorneys.

Upon confirmation of the absence of all but the required attendees, the Township Clerk stopped audio recording of the meeting.

Motion to enter executive session: Repmann Second: Seiple
All in favor. Motion carried.

Committee entered Executive Session at 7:01 pm.

Topics discussed:

1. Attorney-Client Privilege/Potential Litigation/Contractual – Lease of Township Owned Property – Quakertown Volunteer Emergency Medical Services (QVEMS).
2. Attorney-Client Privilege – New Affordable Housing Legislation.
3. Safety & Security – Township Cyber Security.

Lawrence P. Cohen, Attorney (Lavery, Selvaggi & Cohen), left at 7:33 pm.

Committee exited Executive Session at 7:53 pm.

Motion to exit executive session and resume regular meeting: Repmann Second: Tarby
All in favor. Motion carried.

The Township Attorney explained the topics discussed in Executive Session, that action would not be taken, and that minutes would become available once the need for confidentiality was no longer required.

Action by the Committee: None.

Mayor Homulak briefly explained the agenda.

Comments from the Public on Agenda Items Only:

No one from the public spoke on Agenda Items.

Proclamations & Presentations: None.

Approval of Minutes:

Motion to approve the October 10, 2024, Township Committee/Board of Health Work-Session/Regular Meeting & Executive Session minutes: Tarby Second: Repmann
Roll call: Donaruma (Abstain) Homulak (Aye) Repmann (Aye) Seiple (Abstain) Tarby (Aye)

Payment of Bills:

Motion to approve the Bills List: Donaruma Second: Tarby
Roll call: Donaruma (Aye) Homulak (Aye) Repmann (Aye) Seiple (Aye) Tarby (Aye)

Ordinances:

1. Public Hearing and Final Adoption of Ordinance 2024-08(A): Bond Ordinance of the Township of Franklin, in the County of Hunterdon, State of New Jersey, Amending and Supplementing Bond Ordinance Number 2023-07 (Various Improvements to Municipal Buildings and Grounds) Finally Adopted by the Township Committee on November 9, 2023, to Increase the Appropriation Therein by \$1,000,000 (Including Grant Proceeds in the Aggregate Amount of \$368,223.98) and to Increase the Authorization of Bonds or Notes Therein by ~~\$952,380~~ \$601,691 to Finance Part of the Additional Costs Thereof.

Mayor Homulak read the provided explanatory statement:

The purpose of this bond ordinance is to amend Bond Ordinance No. 2023-07 which was adopted to finance the costs associated with the improvements made for the renovation of the municipal building, including the police headquarters under the requirements dictated by the Department of Corrections. It remains within the expected budget for the total renovation.

Provided by Cameron Keng, Chief Finance Officer (CFO)

Motion to open Public Hearing: Repmann Second: Donaruma All in favor. Motion carried.

No members of the public spoke regarding Ordinance 2024-08(A).

Motion to close Public Hearing: Seiple Second: Tarby All in favor. Motion carried.

Motion to adopt Ordinance 2024-08(A): Seiple Second: Donaruma
Roll call: Donaruma (Aye) Homulak (Aye) Repmann (Aye) Seiple (Aye) Tarby (Aye)

2. Public Hearing and Final Adoption of Ordinance 2024-09: An Ordinance of the Township of Franklin, in the County of Hunterdon, New Jersey, Providing for Various Capital Improvements, Equipment, Vehicles and Related Expenses in and for the Township of Franklin and Appropriating \$450,000.

Motion to open Public Hearing: Donaruma Second: Tarby All in favor. Motion carried.

No members of the public spoke regarding Ordinance 2024-09.

The Chief Finance Officer (CFO) explained that the ordinance was done annually to document the utilization of money budgeted for Capital purposes.

Motion to close Public Hearing: Tarby Second: Donaruma All in favor. Motion carried.

Motion to adopt Ordinance 2024-09: Donaruma Second: Tarby
Roll call: Donaruma (Aye) Homulak (Aye) Repmann (Aye) Seiple (Aye) Tarby (Aye)

Resolutions:

1. Resolution 2024-52: Resolution of the Township of Franklin, County of Hunterdon, State of New Jersey, Authorizing Award of a Contract for Professional Services with Toohey Real Estate & Appraisals for Appraisal of Block 26, Lot 17.04 (321 Pittstown Road).

Mayor Homulak briefly explained that the resolution further documents action taken by the Township Committee after the conclusion of the Executive Session at the prior meeting regarding acquiring an appraisal of the QVEMS property.

Motion to adopt Resolution 2024-52: Donaruma Second: Tarby

Roll call: Donaruma (Aye) Homulak (Aye) Repmann (Aye) Seiple (Aye) Tarby (Aye)

Board of Health: None.

Old Business: None.

New Business:

1. Quakertown Fire Company Request – False Alarm Ordinance.

Deputy Mayor Donaruma explained that Quakertown Fire Company had responded to numerous false alarms in the past few years and was requesting an update to the Township's ordinance to address repeat offenders. Upon questioning by Committeeman Repmann, it was explained that the Fire District would be the enforcement authority but that the ordinance was required to be adopted into the Township Code Book. Upon discussion regarding drafting the ordinance, the Township Clerk reminded the Township Committee of the annual meeting schedule and introduction and adoption deadlines for municipal ordinances.

2. New Municipal Building – Tree Planting.

Committeewoman Tarby indicated that she had investigated the possibility of planting a tree at the New Municipal Building that could be decorated during holidays. She further indicated that she had located a vendor who would provide the tree for \$500. She explained that she had spoken with the Township Engineer regarding where to place the tree at the New Municipal Building, the species of tree appropriate for the property, and how to make sure the tree does not interfere with the new septic system. Committeewoman Seiple clarified that the cost of the tree would be a one-time cost of \$500. The Township Attorney and Mayor Homulak expressed legal concerns, explaining that the Township could not discriminate between holiday celebrations. Committeewoman Tarby explained that the tree would be utilized for tree lighting and further indicated that she had not yet priced out costs for decorations.

Motion to pay up to \$500 for the purchase of a tree to be planted at the New Municipal Building:
Donaruma

Second: Seiple

Roll call: Donaruma (Aye) Homulak (Aye) Repmann (Aye) Seiple (Aye) Tarby (Aye)

Committee Member Reports:

Committeewoman Tarby reported that the Township's "Trunk or Treat" event would be taking place the following day. Committeewoman Seiple explained that once participants had arrived, they had to remain until all the children had acquired their treats.

Committeeman Repmann provided a brief update on the status of the improvements being made to the New Municipal Building property, indicating that the outside improvements were nearing completion and that the Construction Department's concerns regarding the inside improvements were being addressed. He invited other Township Committee members to attend the December or January 78/22 Coalition Meeting with him so that he may provide introductions and hand off the responsibilities to the next Committee member.

Committeewoman Tarby provided a brief update on the County Recreation Grant, indicating that the County was "working on it".

Deputy Mayor Donaruma apologized for missing two meetings due to work obligations. He explained that while the first absence was anticipated, the second was unexpected. He provided a brief update on the efforts to address the Capoolong Creek Trail, indicating that the Environmental Commission had approved the inclusion of a trail group and that the next step was to work on insurance and the resolution.

Comments from the Public:

Frank Tota, 16 Upper Kingtown Road, commented on the prior meeting's referendum discussion and expressed his approval of the Township Committee's efforts at transparency. He further commented on the Franklin Township School referendum and expressed his disapproval of their efforts to inform the public.

Elizabeth Basile, 16 Upper Kingtown Road, questioned the type of tree that would be planted at the New Municipal Building. Committeewoman Tarby explained that the tree would be an evergreen tree but that the species had not yet been selected.

Adjournment:

Motion to adjourn: Repmann Second: Donaruma

All in favor. Motion carried.

Meeting was adjourned at 8:17 pm.

Prepared by Christine Burke, Township Clerk



Adopted: 11/14/2024