

# **NORTH BRUNSWICK TOWNSHIP COUNCIL**

## **REGULAR MEETING AGENDA**

**710 HERMANN ROAD**

**NORTH BRUNSWICK, NEW JERSEY**

**June 9, 2025**

**7 p.m.**

1. Call To Order, Roll Call And Cell Phone Statement
2. Sunshine Notice
3. Pledge Of Allegiance
4. **Consent Agenda**
  - a. 189-6.25 Authorizing Purchases from Vendors Approved Under State Contract
  - b. 190-6.25 Authorizing the Purchase of Goods & Services from Vendors Approved Under Cooperative Purchasing Agreements
  - c. 191-6.25 Authorizing an Adjustment to Township Customer(s) for Their Water-Sewer Utility Account
  - d. 192-6.25 Authorizing Budgets Transfers Fiscal Year 2025
  - e. 193-6.25 Deferring Additional School Tax Liability - \$870,000.00
  - f. 194-6.25 Authorizing the Renewal of a Portion of the Township's \$40,695,000 Bond Anticipation Notes, Series 2024, Dated July 8, 2024, and Authorizing Bond Anticipation Notes in the Sum of \$16,490,000 Authorized by Ten Bond Ordinances Heretofore Adopted to Finance Various Capital Improvements in, by, and for the Township of North Brunswick, County of Middlesex, New Jersey, and Providing for Other Details of Said Issue.
  - g. 195-6.25 Authorizing Award of Contract BID25010 to Franklin Miller, Inc. for the Purchase of a Sewage Grinder
  - h. 196-6.25 Authorizing an Amendment to Contract BID23004 With J. Fletcher Creamer & Son Inc. for Sewer and Stormwater Collection System Maintenance and Repair Services
  - i. 197-6.25 Authorizing an Agreement with ATT Sports, Inc. for the Resurfacing of Four Basketball Courts Under ESCNJ Contract
  - j. 198-6.25 Authorizing Award of Contract BID25003 to C-3 Technologies,

**LLC for the Construction of a New Public Works Fuel Pump Station**

- k. 199-6.25 Authorizing Closeout Change Order with Lucas Brothers, Inc. for the Huron Road Project as Part of the Road Improvement Program Closeout Change Order (\$34,662.25)**
- l. 200-6.25 Approving Fire Membership Zaire S. Ali / Co. #3**
- m. 201-6.25 Endorsing the Housing Element and Fair Share Plan Adopted by the Planning Board on May 21, 2025**
- n. 202-6.25 Amending and Approving an Application for a Person-to-Person and Place-to-Place Transfer of Liquor License 1215-44-017**
- o. 203-6.25 Authorizing Bill Pay**

**5. Approval of Minutes**

- a. May 5, 2025**

**6. Ordinances/First Reading/Introduction**

- a. #25-05 - Ordinance Releasing, Extinguishing, and Vacating the Rights of the Township of North Brunswick in Sewer Easements Located on Block 321, Lot 8.05, in the City of New Brunswick, Middlesex County, State of New Jersey**
- b. #25-06 - An Ordinance Amending and Supplementing Chapter 205, “Land Use,” Article XVII, “I-2 Industrial District,” Section 205-76.1 “Transit-Oriented Mixed-Use Development Overlay” and Implementing the Housing Element and Fair Share Plan Adopted May 21, 2025**
- c. #25-07 - Ordinance Amending Chapter 205 to Create a New Article XIIB, “R-9 Mid-Rise Senior Residential District” Implementing the Housing Element and Fair Share Plan Adopted May 21, 2025**
- d. #25-08 - An Ordinance Amending Chapter 205 to Create a New Article XIIC, “R-10 Mid-Rise Family Residential District” in Order to Implement the May 21, 2025, Housing Element and Fair Share Plan**
- d. #25-09 - An Ordinance Amending and Supplementing Chapter 227 “Parking for the Handicapped” of the Code of the Township of North Brunswick**

**7. Reports From Mayor, Council, Administrator, CFO**

**8. Public Hearing**

**9. Workshop Agenda Items**

**MAYOR WOMACK**

- 1. Confirming 7/1 appointments to the Office of Emergency Management**
- 2. Confirming the Appointment of the Tax Assessor**

**MS. GALLIMORE**

- 1. Authorizing Budget Transfers Fiscal Year 2025**
- 2. Approving the FY 2026 Temporary Budget**
- 3. Approving the FY 2026 Temporary Budget for Water and Sewer Utilities**
- 4. Approving a Budget Amendment Pursuant to NJSA 40A:4-87 (Ch 159, PL 1948) County of Middlesex. Cultural and Heritage Commission Heritage Day Grant**
- 5. Authorizing the Transfer of Unexpended Fiscal Year 2023 Appropriations to a Dedicated Storm Recovery Reserves**
- 6. Authorizing the Transfer Of \$57,000 Unexpended Fiscal Year 2024 Appropriations to a Dedicated Accumulated Leave Absences Trust Fund**
- 7. Approving Municipal Tax Levy for the Fiscal Year 2026**

**MS. BENSON**

- 1. Veteran Street Dedication Naming**
- 2. Authorizing Application and Acceptance of a County of Middlesex. Cultural and Heritage Commission Heritage Day Grant**

**MR. BLOYED**

- 1. Authorizing Award of Contract BID25007 to Robert H. Hoover and Sons, Inc for the Purchase of a Tandem Axle Truck**
- 2. Authorizing an Amendment to Contract PRO25050 With ATT Sports, Inc. Under the Department of Public Works**
- 3. Authorizing Award of Contract BID25006 to American Lawn & Sprinkler for Municipal Complex Irrigation**
- 4. Authorizing the Sale of a Surplus Garbage Truck to the Borough of Rutherford pursuant to NJSA 40A:11-36(2)**

**MR. HRITZ**

- 1. Authorizing Pubic Improvements Bond Releases for 450 Blackhorse Owner LLC and Catalyst Industrial Outdoor Storage Fund 1 LP**

- 2. Authorizing Public Improvements Bond Releases for Sue Chan, for the Property Known as 643 Georges Road, Block 204 Lot 9**
- 3. Authorizing Public Improvements Bond Releases for 133 Old Beekman Rd, LLC, for the Property Known as 753 Myrtle Road, Block 143, Lot 233**
- 4. Appointments to the Redevelopment Agency of the Township of North Brunswick**
- 5. Supporting an Application for Cultural Arts Facilities Expansion (“Café”) Funding from the New Jersey Economic Development Authority (“Eda”) for the George Street Playhouse Center for Theatre Performance, Production & Education at North Brunswick**
- 6. Authorizing an adjustment to Township Customer(s) for their water-sewer utility account**
- 7. Authorizing Award of Contract Bid 25001 to (Be Determined) for the 2025 Road Improvement Program**
- 8. Authorizing Adjustment to Township Customer Water/Sewer Utility Account – DEP compliance**

#### **MS. PROGEBIN**

- 1. Authorizing a Shared Service Agreement with Freehold Township for Information Technology Consulting Services**
- 2. Authorizing a Professional Service Agreement with the Law Office of Apruzzese, Mc Dermott, Mastro & Murphy, P.C. to provide Special Labor Consultation Services**
- 3. Authorizing the Solicitation of Bids for The Construction of a Resiliency Center at the Municipal Complex**
- 4. First Reading Ordinance – Ordinance to Amend Water/Sewer Rates**

#### **MUNICIPAL CLERK**

- 1. Ordinance 25-05 - Public Hearing / Second Reading / Adoption - Ordinance Releasing, Extinguishing and Vacating the Rights of the Township of North Brunswick in Sewer Easements New Brunswick**
- 2. Ordinance 25-06 - Public Hearing / Second Reading / Adoption - Ordinance Amending and Supplementing Chapter 205 Land Use, Article XVII “I-2 Industrial District,” Section 205-76.1 “Transit-Oriented Mixed-Use Development Overlay**
- 3. Ordinance 25-07 - Public Hearing / Second Reading / Adoption - Ordinance Amending Chapter 205 to Create a New Article XIIB, “R-9 Mid-Rise Senior**

**Residential District” in Order to Implement the May 21, 2025, Housing Element and Fair Share**

**4. Ordinance 25-08 - Public Hearing / Second Reading / Adoption - Ordinance Amending Chapter 205 to Create a New Article XIIC, “R-10 Mid-Rise Family Residential District” in Order to Implement the May 21, 2025, Housing Element and Fair Share**

**5. Ordinance 25-09 - Public Hearing / Second Reading / Adoption - Ordinance Amending and Supplementing Chapter 227 “Parking for the Handicapped”**

**6. First Reading Ordinance 25-10: Ordinance to Amend the Revised General Ordinances of the Township of North Brunswick, County of Middlesex, State of New Jersey, to Delete Chapter 212, Licensed Occupations, and Add Chapter 183, General Business Licensing**

**7. First Reading Ordinance 25-11: Ordinance to Amend Chapter 427, Swimming Pools, of the Revised General Ordinances of the Township of North Brunswick, County of Middlesex, State of New Jersey**

**8. First Reading Ordinance 25-12: Ordinance to Amend Chapter 416, Retail Food Establishments, Subsection 416-8, Fee Schedule for Retail Food Establishment Reinspections and Retail Food Establishment Initial Plan Review, of the Revised General Ordinances of the Township of North Brunswick, County of Middlesex, State of New Jersey**

**9. First Reading Ordinance 25-13: Ordinance to Amend Chapter 143, Canvassing and Soliciting, Subsection 143-1, Permit Required, and Subsection 143-2, Application for Permit, of the Revised General Ordinances of the Township of North Brunswick, County of Middlesex, State of New Jersey**

**10. First Reading Ordinance 25-14: Ordinance to Amend Chapter 254, Fees for Copies, Subsection 254-3, Certified Copies of Vital Statistics, of the Revised General Ordinances of the Township of North Brunswick, County of Middlesex, State of New Jersey**

**11. Authorizing the Renewal of Liquor Licenses for the 2025-2026 Licensing Term**

**12. Appointing Alternate Deputy Registrar**

**13. Approval of Minutes May 19, 2025**

**10. Adjourn**