



**Mount Olive Township Council  
Workshop Meeting  
May 16, 2023**

**ITINERARY**

**PLEDGE OF ALLEGIANCE & MOMENT OF REFLECTION**

**OPEN PUBLIC MEETINGS ACT ANNOUNCEMENT**

**ROLL CALL**

**RESOLUTIONS: (14)**

- 1. Authorizing a memorandum of understanding between the Township and the Morris County Sailing Club and School - Society for the Education of American Sailors for usage of Township property**

The Morris County SEAS all-volunteer non-profit organization seeks permission to utilize the Budd Lake Beach parking lot, shed and beach area to store equipment/boats related to their sailing program offered in Budd Lake. Previous agreement with the marina has become cost prohibitive.

- 2. Authorizing the Township to abate a nuisance property located at Block 6403, Lot 18 (14 Harwich Road)**

A property maintenance issue creating a nuisance needs to be abated at 14 Harwich Road. The property owner has been notified and failed to maintain the exterior of their property. Costs associated with the work shall become a tax lien on the property.

- 3. Authorizing the Tax Collector to prepare and mail estimated tax bills in accordance with PL 1994 CHP. 72**

The tax rate has not yet been certified by the County which requires estimated tax bills be sent. The CFO and Tax Collector have computed an estimated tax levy for 2023 at \$108,072,291 which equates to an estimated rate of \$3.27 which is a decrease of \$0.10 from 2022.

- 4. Authorizing the transfer of funds from Lincoln Financial to the Township for nonvested members**

The CFO has reviewed LOSAP contributions and determined approximately \$17,000 of non-vested member funds can be returned to the Township in accordance with the Division of Local Government Services.

- 5. Requesting approval from the Director of the Division of Local Government Services for insertion of a specific item of revenue into the 2023 municipal budget (\$772.80 for Donation - Police - Haid - Vests)**

A donation in the amount of \$772.80 was made for the purpose of purchasing police vests and needs to be inserted into the budget as revenue and approved by the Director of the Division of Local Government Services.

- 6. Approving a notice of intent to award a contract under a National Cooperative Purchasing Agreement for the purchase of a Ford 21 Passenger Bus with two wheelchairs off the Houston-Galveston Area Council Cooperative (Creative Bus Sales)**

The Township is permitted to join a national cooperative purchasing agreements and is currently a member of the Houston-Galveston Area Council Cooperative. The Health Department wishes to purchase a Ford 21 passenger Senior Transportation Bus from Creative Bus Sales, Inc. for \$133,599 which is partially covered through a grant.

- 7. Authorizing the award of a contract for the purchase of an audio logging recorder off the New Jersey State Contract (Interaction Insight Corp)**

The Township has a need to purchase an audio logging recorder for the new 911 communication system through a NJ State Contract. Interaction Insight Corporation has submitted a proposal in the amount of \$36,179.

- 8. Authorizing the award of a contract for the purchase of turnout gear and facemasks off New Jersey State Contract (Firefighter One)**

The Township desires to purchase turnout gear for the Budd Lake Fire Department off of NJ State Contract. Firefighter One has submitted a proposal in the amount of \$24,998.44.

- 9. Authorizing the award of a contract for the purchase of turnout gear off New Jersey State Contract (Firefighter One)**

The Township desires to purchase Turnout Gear for the Flanders Fire & Rescue Squad off of a NJ State Contract. Firefighter One has submitted a proposal in the amount of \$24,835.80.

- 10. Authorizing the award of a contract for the purchase and installation of new tennis equipment at Turkey Brook Tennis Courts off of Bergen County Co-op (Ben Shaffer Recreation) REVISED - Increasing contract amount**

The Township needs to extend the bottom rail of the fencing surrounding the Turkey Brook Park Tennis Courts. Ben Shaffer has submitted a proposal in the amount of \$9,000 which would increase the total contract amount from \$152,303.20 to \$161,303.20. The purchase will be made through the Bergen County Co-Op.

- 11. Approving a non-fair and open vendor service contract pursuant to New Jersey Local Unit Pay-to-Play (Reiner Group)**

The Township needs to replace the HVAC units at the well house and DPW trailer through a non-fair and open vendor service contract pursuant to the pay-to-play law. The Reiner Group have submitted a proposal in the amount of \$26,753.

**12. Approving a non-fair and open vendor service contract pursuant to New Jersey Local Unit Pay-to-Play (Vasso Waste Systems)**

The Township needs to acquire materials, supplies and equipment for the Water and Sewer Department through a non-fair and open vendor service contract pursuant to the pay-to-play law. Vasso Waste System have submitted a proposal in the amount of \$43,000.

**13. Authorizing the award of a contract for generator maintenance off the ESCNJ Co-op (Foley, Inc.)**

The Township wishes to enter into a maintenance agreement for generators located at various pump stations, well sites and municipal properties through the ESCNJ Co-Op. Foley, Inc. have submitted a quote in the amount of \$33,788.

**14. Endorsing a sustainable land use pledge for the Sustainable Jersey Program**

The Township participates in Sustainable Jersey and a resolution is required endorsing our efforts.

**ORDINANCE FOR FIRST READING: (2)**

**Ord.#15-2023      Ordinance of the Township of Mount Olive, in the County of Morris and State of New Jersey, Amending Chapter 201, Fire Prevention, of the Township Code to Establish a Fire Watch Ordinance**

Fire Watch is a temporary measure ordered by the Township Fire Marshal to provide continuous surveillance for the purpose of identifying fire and other life/property hazards. It is recommended that the Township establish regulations regarding fire watches necessary to protect the health, safety, and welfare of the community. Establishments/ individuals requesting Fire Watch will have the responsibility of paying for such service in accordance with the ordinance.

**Ord.#16-2023      An Ordinance of the Township of Mount Olive, County of Morris, State of New Jersey, Amending Chapter 227, Housing, of the Township Code, to Require Lead Paint Testing as Mandated by P.L.2021, C.182**

The Lead Hazard Control Assistance Act was created for lead-based testing of residential rental properties which requires all municipalities to inspect every single-family, two-family and multiple rental dwelling at tenant turnover for lead-based paint hazards. This ordinance establishes the regulations, remediation, fees and penalties needed to enforce the new legislation.

**ORDINANCE FOR SECOND READING: (2)**

**Ord.#13-2023      Ordinance Amending Section 3(d)(ii) and Section 6(b) of Bond Ordinance #7-2023 of the Township of Mount Olive, in the County of Morris, New Jersey, Finally Adopted March 7, 2023, in Order to Include an Additional Project and Decrease the Useful Life and the Average Useful Life**

Additional funding is needed to purchase the Senior Transportation

Bus. The bond ordinance needs to be amended to re-allocate funds from other projects which were completed under budget.

**Ord.#14-2023      An Ordinance Establishing a Stipend for a Visual Lead Paint Inspector**  
The State has passed legislation requiring municipalities to inspect for lead-based paints in rental dwelling units that were constructed prior to 1978. Specialized training and certification is required to perform the inspections. It is recommended that a stipend be given to employees performing the extra task. The stipend will be covered through inspection fees and grants.

**OLD BUSINESS**

**NEW BUSINESS**

**PUBLIC PORTION**

**ADJOURN TO PUBLIC MEETING**

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**TOWNSHIP COUNCIL PUBLIC MEETING AGENDA - May 16, 2023**

**PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE @ Work Session**

**OPEN PUBLIC MEETINGS ACT ANNOUNCEMENT**

**ROLL CALL**

**APPROVAL OF MINUTES OF PREVIOUS MEETINGS - C. Aaron**

1. May 2, 2023 WS and PM

**ROLL CALL**

**CORRESPONDENCE (23)**

**LETTERS FROM RESIDENTS/ORGANIZATIONS/OTHER TOWNS**

1. Email received May 1, 2023, from the Statewide Hispanic Chamber of Commerce of NJ regarding SHCCNJ & NJMEP cordially invite you to join the New Jersey Defense Manufacturing Community Consortium!
2. Email received May 1, 2023, from NOFA NJ regarding NOFA NJ Weekly Email: May 1, 2023.
3. Email received May 2, 2023, from SHCCNJ regarding Interested Local NJ Restaurants? Apply for a DoorDash Grant!

4. Email received Wednesday, May 3, 2023, from the Statewide Hispanic Chamber of Commerce of NJ regarding The Health & Wellness Fair is Coming Up! Find All Your Health & Wellness Needs in One Place!
5. Email received May 5, 2023, from the Statewide Hispanic Chamber of Commerce of NJ regarding Weekly Community Calendar: There's always something happening in NJ, don't miss out!
6. Email received May 5, 2023, from Raritan Headwaters regarding Volunteers Needed!
7. Email received May 8, 2023, from NOFA NJ regarding NOFA NJ Weekly Email: May 8, 2023.
8. Email received May 9, 2023, from the Statewide Hispanic Chamber of Commerce of NJ regarding Chamber Reminder: DoorDash Program application is until May 12th! Review your eligibility and apply today!
9. Email received May 10, 2023, from the Statewide Hispanic Chamber of Commerce of NJ regarding Introducing: Health and Wellness Fair Advertisements! Have a peek!
10. Email received May 11, 2023, from the Statewide Hispanic Chamber of Commerce of NJ regarding Weekly Community Calendar: There's always something happening in NJ, don't miss out!
11. Email received May 12, 2023, from NAMI New Jersey regarding NAMI NJ May/June 2023 E-newsletter.
12. Email received May 12, 2023, from the Statewide Hispanic Chamber of Commerce of NJ regarding ChamberNews - May 12, 2023.

#### **RESOLUTIONS/ORDINANCES OTHER TOWNS - NONE**

#### **LEAGUE OF MUNICIPALITIES**

13. Email received April 28, 2023, from NJLM regarding SHBP Meeting; FEMA Input Sought; ARP Reports Due.
14. Publication received May 5, 2023, from NJLM regarding Legislative Bulletin, 2022, No. 4, 2022-2023 Legislative Session Public Laws.

#### **STATE AGENCIES/LOI/HIGHLANDS**

15. Email received May 1, 2023, from NJDEP regarding NJDEP Weekly Update.
16. Email received May 8, 2023, from NJDEP regarding NJDEP Weekly Update.
17. Letter received May 11, 2023, from Site Remediation Group (SRG) regarding Request for Water Supply Information. PMG# 9517 (AKA Shell Service Station # 138363 & Flanders Shell) 285 Route 206, Mount Olive, Morris County, New Jersey 07836 Block: 6100, Lot: 1. PI # 004784 Groundwater RAP # RAP200001.

#### **MSA/MUA - NONE**

## **MORRIS COUNTY**

18. Email received April 28, 2023, from Morris County regarding Morris County Recognizes National Sexual Assault Awareness Month.
19. Email received May 1, 2023, from Morris County regarding This Week in Morris County.
20. Letter received May 4, 2023, from the Morris County Board of Taxation regarding the Morris County Board of Taxation organization meeting and the schedule of meeting dates for 2023-2024.
21. Email received May 5, 2023, from Morris County regarding This Week in Morris County.
22. Email received May 11, 2023, from Morris County regarding Morris County Statement on Historic Preservation Lawsuit.
23. Email received May 11, 2023, from Morris county regarding Morris County Launches Eighth Year of Recreational Trail Construction Grants Program.

## **UTILITIES - NONE**

### **ORDINANCES FOR PUBLIC HEARING: (2)**

- Ord.#13-2023** Ordinance Amending Section 3(d)(ii) and Section 6(b) of Bond Ordinance #7-2023 of the Township of Mount Olive, in the County of Morris, New Jersey, Finally Adopted March 7, 2023, in Order to Include an Additional Project and Decrease the Useful Life and the Average Useful Life - **J. Ferrante**
- Ord.#14-2023** An Ordinance Establishing a Stipend for a Visual Lead Paint Inspector - **C. Labow**

### **ORDINANCE FOR FIRST READING: (2) second reading May 30, 2023**

- Ord.#15-2023** Ordinance of the Township of Mount Olive, in the County of Morris and State of New Jersey, Amending Chapter 201, Fire Prevention, of the Township Code to Establish a Fire Watch Ordinance - **J. Mania**
- Ord.#16-2023** An Ordinance of the Township of Mount Olive, County of Morris, State of New Jersey, Amending Chapter 227, Housing, of the Township Code, to Require Lead Paint Testing as Mandated by P.L.2021, C.182 - **A. Roman**

### **CONSENT RESOLUTIONS AGENDA: (14) -G. Stewart**

1. Resolution of the Township of Mount Olive, in the County of Morris and State of New Jersey, authorizing a memorandum of understanding between the Township and the Morris County Sailing Club and School - Society for the Education of American Sailors for usage of Township property

2. Resolution of the Township Council of the Township of Mount Olive authorizing the Township to abate a nuisance property located at Block 6403, Lot 18 (14 Harwich Road)
3. Resolution of the Township Council of the Township of Mount Olive authorizing the Tax Collector to prepare and mail estimated tax bills in accordance with PL 1994 CHP. 72
4. Resolution of the Township Council of the Township of Mount Olive authorizing the transfer of funds from Lincoln Financial to the Township for nonvested members
5. Resolution of the Township Council of the Township of Mount Olive requesting approval from the Director of the Division of Local Government Services for insertion of a specific item of revenue into the 2023 municipal budget (\$772.80 for Donation - Police - Haid - Vests)
6. Resolution of the Township Council of the Township of Mount Olive approving a notice of intent to award a contract under a National Cooperative Purchasing Agreement for the purchase of a Ford 21 Passenger Bus with two wheelchairs off the Houston-Galveston Area Council Cooperative (Creative Bus Sales)
7. Resolution of the Township Council of the Township of Mount Olive authorizing the award of a contract for the purchase of an audio logging recorder off the New Jersey State Contract (Interaction Insight Corp)
8. Resolution of the Township Council of the Township of Mount Olive authorizing the award of a contract for the purchase of turnout gear and facemasks off New Jersey State Contract (Firefighter One)
9. Resolution of the Township Council of the Township of Mount Olive authorizing the award of a contract for the purchase of turnout gear off New Jersey State Contract (Firefighter One)
10. Resolution of the Township Council of the Township of Mount Olive authorizing the award of a contract for the purchase and installation of new tennis equipment at Turkey Brook Tennis Courts off of Bergen County Co-op (Ben Shaffer Recreation) REVISED - Increasing contract amount
11. Resolution of the Township Council of the Township of Mount Olive approving a non-fair and open vendor service contract pursuant to New Jersey Local Unit Pay-to-Play (Reiner Group)
12. Resolution of the Township Council of the Township of Mount Olive approving a non-fair and open vendor service contract pursuant to New Jersey Local Unit Pay-to-Play (Vasso Waste Systems)
13. Resolution of the Township Council of the Township of Mount Olive authorizing the award of a contract for generator maintenance off the ESCNJ Co-op (Foley, Inc.)

14. Resolution of the Township Council of the Township of Mount Olive endorsing a sustainable land use pledge for the Sustainable Jersey Program

## **PUBLIC PORTION ON CONSENT RESOLUTIONS**

## **COUNCIL COMMENTS ON CONSENT RESOLUTIONS**

## **ROLL CALL**

## **RESOLUTIONS NON-CONSENT**

## **PUBLIC PORTION ON INDIVIDUAL RESOLUTIONS**

## **COUNCIL COMMENTS ON INDIVIDUAL RESOLUTIONS**

## **ROLL CALL (NON-CONSENT)**

## **MOTIONS - C. Aaron**

1. Bill List
2. Supplemental Bill List

## **ROLL CALL**

## **ADMINISTRATIVE REPORTS**

## **OLD BUSINESS**

## **NEW BUSINESS**

## **LEGAL MATTERS**

## **COUNCIL REPORTS**

1. Board of Education Liaison - **C. Aaron**
2. Environmental Committee - **J. Ferrante**
3. Lake Issues - **J. Ferrante**
4. Library Board Liaison - **J. Ferrante**
5. Board of Health - **C. Labow**
6. Open Space Committee - **C. Labow**
7. Senior Citizen Liaison - **C. Labow**
8. Legislative Committee - **J. Mania**
9. Planning Board - **J. Mania**
10. Recreation Liaison - **A. Roman**
11. Economic Development Committee - **G. Stewart**



**PUBLIC PORTION**

**COUNCIL COMMENTS**

**ADJOURNMENT**