



**Mount Olive Township Council
Workshop Meeting
February 6, 2024**

ITINERARY

PLEDGE OF ALLEGIANCE & MOMENT OF REFLECTION

OPEN PUBLIC MEETINGS ACT ANNOUNCEMENT

ROLL CALL

PROCLAMATION

PRESENTATION

1. Employee Recognition

Brian Braikovich - 25 years of service - PD (1/19/1999)

Matthew Gumann - 25 years of service - PD (1/19/1999)

Scott Price - 25 years of service - PD (1/19/1999)

Michele Doucette - 10 years of service - Health (1/27/2014)

Colin Baker - 10 years of service - Fire Prevention (2/12/2014)

Dillon Nagy - 5 years of service - DPW (1/14/2019)

Ron Criscuolo - 5 years of service - DPW (1/29/2019)

DISCUSSION ITEM

1. Display of Flags on Township Property

RESOLUTIONS: (37)

- 1. Authorizing a lease agreement with the County of Morris for the rental space known as the Nutrition Site at the Mount Olive Senior Center for the year 2024**

The annual lease agreement with the County of Morris for the rental space of the Senior Center as a Nutrition site has been re-negotiated at a cost of \$2,000 per year to cover costs associated with utilities.

- 2. Amending the Mount Olive Township Personnel Policy and Procedures Manual**

The policy related to the waiver of health benefits needs to be amended to reflect changes from the SHBP to the North Jersey HIF. Employees or retirees will not be

eligible for the waiver incentive if their other coverage is also being provided through the Township.

3. Authorizing participation in the Local Recreation Improvement Grant

The Township desires to apply for and obtain a grant from the New Jersey Department of Community Affairs for approximately \$112,500 to carry out a project to fund bocce ball courts at the Senior Center. The grant requires a local match in which the Township would contribute 25% of the project, totaling the cost of the project at \$150,000.

4. Authorizing the grant agreement between the State of New Jersey, Department of Community Affairs, Division of Local Government Services and Mount Olive Township

The Local Efficiency Achievement Program (LEAP) Grant provides for reimbursement for qualifying expenses incurred in the implementation of a local shared services agreement. Our current, executed LEAP agreement has a term of July 1, 2023 - December 31, 2024. The Township is currently experiencing delays with sanitation truck manufacturing and subsequent cab conversion. The Township has requested an extension to the term period of the grant to December 31, 2025.

5. Adopting the list of eligible LOSAP emergency service volunteers for 2023

The Township provides a Length of Service Awards Program for volunteer Fire & EMS members to reward them for their loyalty and dedication. Sixty-three (63) members are eligible for a payment of \$1,974.18 based on 2023 service.

6. Authorizing the use of Open Space funds for HAB prevention, mitigation, and algae control at Budd Lake (Aquatics Analysts, Inc.)

The Township has a need for HAB prevention, mitigation, and algae control at Budd Lake. Aquatic Analysts, Inc. has submitted a proposal not to exceed \$70,000 in 2024. The Open Space Trust will be utilized to fund this project.

7. Authorizing the use of Open Space funds for management of Bennington Drive Pond aquatic weed and algae growth (Aquatics Analysts, Inc.)

The Township has a need for HAB prevention, mitigation, and algae control of the Bennington Drive retention pond. Aquatic Analysts, Inc. has submitted a proposal not to exceed \$3,000 in 2024. The Open Space Trust will be utilized to fund this project.

8. Authorizing the use of Open Space funds for management of Kevin Drive Pond aquatic weed and algae growth (Aquatics Analysts, Inc.)

The Township has a need for HAB prevention, mitigation, and algae control of the Kevin Drive retention pond. Aquatic Analysts, Inc. has submitted a proposal not to exceed \$3,000 in 2024. The Open Space Trust will be utilized to fund this project.

9. Authorizing the use of Open Space funds for management of Maiers Pond aquatic weed and algae growth (Aquatics Analysts, Inc.)

The Township has a need for HAB prevention, mitigation, and algae control at Maiers Pond. Aquatic Analysts, Inc. has submitted a proposal not to exceed \$3,000 in 2024. The Open Space Trust will be utilized to fund this project.

10. Authorizing the use of Open Space funds for management of Pondview Drive Pond aquatic weed and algae growth (Aquatics Analysts, Inc.)

The Township has a need for HAB prevention, mitigation, and algae control of the Pondview Drive property pond (The Tarn). Aquatic Analysts, Inc. has submitted a proposal not to exceed \$3,000 in 2024. The Open Space Trust will be utilized to fund this project.

11. Authorizing the use of Open Space funds for management of Turkey Brook Retention Pond aquatic weed and algae growth (Aquatics Analysts, Inc.)

The Township has a need for HAB prevention, mitigation, and algae control of the Turkey Brook Park retention pond. Aquatic Analysts, Inc. has submitted a proposal not to exceed \$3,785 in 2024. The Open Space Trust will be utilized to fund this project.

12. Authorizing the award of a contract for extraordinary unspecifiable services to World Insurance Associates, LLC to serve as Health Benefits Insurance Consultant

The Township desires to obtain health insurance consultation services such as administrative services, claims administration services, risk management and representation in dealings with the North Jersey Municipal Employee Benefits Fund and all other insurance coverage authorized by the Township. The anticipated term of this contract is March 1, 2024 - December 31, 2025. The contract shall not exceed \$127,233.

13. Approving a non-fair and open vendor service contract pursuant to New Jersey local unit Pay-to-Play Law (M2 Associates)

The Township has a need to hire a professional hydrogeologic consulting professional to assist with the development of Block 3203, Lots 21 & 28 (Cobblestone). M2 Associates, Inc. has submitted a proposal not to exceed \$15,000 in 2024. The Affordable Housing Trust will be utilized to fund this project.

14. Notice of intent to award a contract under a national cooperative purchasing agreement for a 12-month subscription agreement for vehicle tracking & roadside assistance off the Sourcewell Co-op (Verizon Connect Fleet USA)

The Township has a need for vehicle tracking assistance and is permitted to join national cooperative purchasing agreements. Mount Olive is a member of the Sourcewell Co-Cop and Verizon Connect Fleet USA was awarded contract No. 020221-NWF Fleet Management Technologies with Related Software Solutions at a monthly cost per month per-unit fee is \$20.45.

15. Authorizing the use of ESCNJ Cooperative Pricing Council Contract for 2024 (A&K Equipment)

The Township has a need to purchase vehicle equipment off the ESCNJ Cooperative Pricing Council from A&K Equipment - ESCNJ Contract #23/24-04 Class 4-8 Trucks.

- 16. Authorizing the award of a non-fair and open professional services agreement for Board Attorney to the Board of Health to Peter J. King, LLC (January 1, 2024 - December 31, 2024)**

The Township has a need to acquire legal counsel for the Mount Olive Board of Health. Peter J. King, LLC has submitted a proposal not to exceed \$7,000 for 2024.

- 17. Authorizing the award of a non-fair and open professional services agreement for impound and veterinary services to Animal Health Center (January 1, 2024 - December 31, 2024)**

The Township has a need to acquire Impound and Veterinary Services. The Animal Health Center (Common Sense for Animals) has submitted a proposal not to exceed \$24,000. The Animal Trust will be utilized to fund this expense. Twenty (20) other nearby veterinary services were solicited and were not interested.

- 18. Authorizing the award of a non-fair and open professional services agreement for Municipal Court Public Defender to Anthony M. Arbore, Esq. (January 1, 2024 - December 31, 2024)**

The Township has a need for a municipal court public defender. Anthony M. Arbore, Esq. has submitted a proposal not to exceed \$30,000 for 2024.

- 19. Authorizing the award of a non-fair and open professional services agreement for Township Appraiser to Barry Krauser of Newmark Valuation & Advisory (January 1, 2024 - December 31, 2024)**

The Township has a need to hire appraisal services. Newmark Valuation & Advisory has submitted a proposal not to exceed \$15,000 for 2024.

- 20. Authorizing the award of a non-fair and open professional services agreement for Health Education Services to Christie Jaime (January 1, 2024 - December 31, 2024)**

The Township has a need for health education services. Christie Jaime has submitted a proposal not to exceed \$35,000 for 2024.

- 21. Authorizing the award of a non-fair and open professional services agreement for Township Attorney to Dorsey & Semrau (January 1, 2024 - December 31, 2024)**

The Township has a need for legal counsel services. Dorsey & Semrau has submitted a proposal not to exceed \$270,000 for 2024.

- 22. Authorizing the award of a non-fair and open professional services agreement for Environmental Consulting Services to Habitat by Design (January 1, 2024 - December 31, 2024)**

The Township has a need for environmental consulting services for the Planning Board. Habitat by Design has submitted a proposal not to exceed \$3,000 for 2024.

- 23. Authorizing the award of a non-fair and open professional services agreement for affordable housing compliance to Housing Partnership for Morris County, Inc. (January 1, 2024 - December 31, 2024)**

The Township has a need for affordable housing compliance services. Housing Partnership for Morris County, Inc. has submitted a proposal not to exceed \$28,000 for 2024. The Affordable Housing Trust will be utilized to fund this expense.

24. Authorizing the award of a non-fair and open professional services agreement for Municipal Prosecutor to Mason Thompson, LLC (January 1, 2024 - December 31, 2024)

The Township has a need to acquire a municipal prosecutor. Mason Thompson, LLC has submitted a proposal not to exceed \$41,715 for 2024.

25. Authorizing the award of a non-fair and open professional services agreement for legal services/special prosecution to Mason Thompson, LLC (January 1, 2024 - December 31, 2024)

The Township has a need to acquire legal services and special prosecution services. Mason Thompson, LLC has submitted a proposal not to exceed \$17,500 for 2024.

26. Authorizing the award of a non-fair and open professional services agreement for Bond Counsel services to McManimon, Scotland & Baumann (January 1, 2024 - December 31, 2024)

The Township has a need to acquire bond counsel services. McManimon, Scotland & Bauman has submitted a proposal not to exceed \$50,500 for 2024.

27. Authorizing the award of a non-fair and open professional services agreement for Medical Director/Physician for the Board of Health to Meghan K. Pillai, MD (January 1, 2024 - December 31, 2024)

The Township has a need to acquire a medical director/physician for the Board of Health. Meghan K. Pillai, MD has submitted a proposal not to exceed \$15,000 for 2024.

28. Authorizing the award of a non-fair and open professional services agreement for Special Litigation Counsel to Methfessel & Werbel (January 1, 2024 - December 31, 2024)

The Township has a need for legal counsel for special litigation. Methfessel & Werbel has submitted a proposal not to exceed \$10,000 for 2024.

29. Authorizing the award of a non-fair and open professional services agreement for Planning Board Attorney to Murphy McKeon, P.C. (January 1, 2024 - December 31, 2024)

The Township has a need to acquire a planning board attorney. Murphy McKeon, P.C. has submitted a proposal not to exceed \$110,000 for 2024.

30. Authorizing the award of a non-fair and open professional services agreement for Appraisal Services to Newmark Valuation & Advisory (January 1, 2024 - December 31, 2024)

The Township has a need to acquire appraisal services. Newmark Valuation & Advisory has submitted a proposal not to exceed \$5,000 for 2024.

31. Authorizing the award of a non-fair and open professional services agreement for Township Engineer to Michael G. Vreeland of Van Cleef Engineering Associates (January 1, 2024 - December 31, 2024)

The Township has a need for engineering services. Michael Vreeland of Van Cleef Engineering has submitted a proposal not to exceed \$400,000 for 2024.

32. Authorizing the award of a non-fair and open professional services agreement for Administrative Oversight of the Potable Water Systems to Van Cleef Engineering Associates (January 1, 2024 - December 31, 2024)

The Township has a need to acquire administrative oversight of the Potable Water Systems. Van Cleef Engineering has submitted a proposal not to exceed \$12,500 for 2024.

33. Authorizing the award of a non-fair and open professional services agreement to Michael G. Vreeland of Van Cleef Engineering Associates as the Board Engineer for the Planning Board (January 1, 2024 - December 31, 2024)

The Township has a needs to retain a Board Engineer for the Planning Board. Michael Vreeland of Van Cleef Engineering Associates has submitted a proposal not to exceed \$5,000 for 2024.

34. Authorizing the award of a non-fair and open professional services agreement for Planning Board Special Counsel to Surenian, Edwards, Buzak & Nolan, LLC (January 1, 2024 - December 31, 2024)

The Township has a need for special counsel for the Planning Board. Surenian, Edwards, Buzak & Nolan, LLC has submitted a proposal not to exceed \$1,000 for 2024.

35. Authorizing the award of a non-fair and open professional services agreement for Property and Casualty Risk Management Services to Skylands Risk Management, Inc. (January 1, 2024 - December 31, 2024)

The Township has a need for property and casualty risk management services. Skylands Risk Management, Inc. has submitted a proposal not to exceed \$19,500 for 2024.

36. Authorizing the award of a non-fair and open professional services agreement for Township Auditor to Gary Higgins of PKF O'Connor Davies, LLP (January 1, 2024 - December 31, 2024)

The Township has a need for auditing services. PKF O'Connor Davies, LLP has submitted a proposal not to exceed \$65,000 for 2024.

37. Authorizing release of a surety bond posted in connection with development of the property designated as Block 4100, Lots 80, 83, and 84 (Mountain Ridge Estates, LLC)

ORDINANCE FOR FIRST READING: None

ORDINANCE FOR SECOND READING: (2)

- Ord.#4-2024** An Ordinance of the Township of Mount Olive, County of Morris, State of New Jersey, Authorizing Acceptance of Two Street Right-Of-Way Easements in Connection With Minor Subdivision Approvals for 8 Chamberlain Lane and 14 Chamberlain Lane. (Block 4100, Lots 71 and 73)
- Ord.#5-2024** An Ordinance of the Township of Mount Olive, County of Morris, State of New Jersey, Amending Section 2 of Chapter 68, "Police Department," of the Township Code to Increase the Number of Captain Positions Within the Township Police Department.

OLD BUSINESS

NEW BUSINESS

PUBLIC PORTION

ADJOURN TO PUBLIC MEETING

TOWNSHIP COUNCIL PUBLIC MEETING AGENDA - February 6, 2024

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. January 23, 2024, WS & PM (Absent: J. Mania)

ROLL CALL

CORRESPONDENCE (23)

LETTERS FROM RESIDENTS/ORGANIZATIONS/OTHER TOWNS

1. Email received January 22, 2024, from NOFA NJ regarding NOFA NJ Weekly Email: January 22, 2024.
2. Email received January 23, 2024, from NOFA NJ regarding NOFA NJ Winter Conference is Sold Out!
3. Email received January 24, 2024, from the Statewide Hispanic Chamber of Commerce of NJ regarding The fabulous CEO of Bella Media + Co will be hosting the SHCCNJ upcoming event! Get to know her and save your spot!
4. Email received January 30, 2024, from NOFA NJ regarding NOFA NJ Weekly Email: January 30, 2024.

5. Email received February 1, 2024, from NOFA NJ regarding NOFA NJ Announces Mini-Grant Funding for Farm Infrastructure.
6. Email received February 1, 2024, from Samantha Tanzola, Mount Olive Township Health Department, regarding Mount Olive Library February 2024 Newsletter.

RESOLUTIONS/ORDINANCES OTHER TOWNS - None

LEAGUE OF MUNICIPALITIES

7. Email received January 29, 2024, from NJLM regarding Affordable Housing Bills; Preservation, LEAP Grants; SALT Attempt.

STATE AGENCIES/LOI/HIGHLANDS

8. Email received January 22, 2024, from DEP Local Government Assistance regarding NJDEP Weekly Update.
9. Email received January 29, 2024, from DEP Local Government Assistance regarding NJDEP Weekly Update.
10. Email received January 29, 2024, from the New Jersey Highlands Council regarding Comments Sought and Public Hearing Scheduled for Proposed RMP Amendments.
11. Email received January 30, 2024, from NJDEP regarding PI# 001166 - SINCLAIR - Remedial Action Permit.
12. Publication received January 31, 2024, from NJ Transit regarding NJ Transit Public Hearing Notice.

MSA/MUA - None

MORRIS COUNTY

13. Email received January 19, 2024, from Morris County regarding Emmy-Nominated PBS Series "Travels with Darley" Spotlights Morris County American Revolution Sites.
14. Email received January 19, 2024, from Morris County regarding This Week in Morris County: Jan. 19, 2024.
15. Email received January 23, 2024, from Morris County regarding the December 2023 Minutes of the Morris County Planning Board.
16. Email received January 26, 2024, from Morris County regarding January Proclaimed "Human Trafficking Prevention Month."
17. Email received January 29, 2024, from Morris County regarding Hundreds Supported at Project Homeless Connect.
18. Email received January 29, 2024, from Morris County regarding This Week in Morris County: Jan. 26, 2024.

19. Email received January 29, 2024, from Morris County regarding Morris County Sheriff's Office Mobile App is Now Available.
20. Email received January 29, 2024, from Morris County regarding Shunpike Rd. Closure in Chatham Township Starting Next Week.
21. Email received January 30, 2024, from Morris County regarding Old Denville Rd. Closure in Boonton Township Starts Next Week.
22. Email received January 31, 2024, from Morris County regarding Commissioners Support an "Evening of Unity for Israel".
23. Email received January 31, 2024, from Morris County regarding Commissioners Condemn Drone Attack in Jordan.

UTILITIES - None

ORDINANCES FOR PUBLIC HEARING: (2)

- Ord.#4-2024** An Ordinance of the Township of Mount Olive, County of Morris, State of New Jersey, Authorizing Acceptance of Two Street Right-Of-Way Easements in Connection With Minor Subdivision Approvals for 8 Chamberlain Lane and 14 Chamberlain Lane. (Block 4100, Lots 71 and 73) - **J. Ferrante**
- Ord.#5-2024** An Ordinance of the Township of Mount Olive, County of Morris, State of New Jersey, Amending Section 2 of Chapter 68, "Police Department," of the Township Code to Increase the Number of Captain Positions Within the Township Police Department. - **C. Labow**

ORDINANCE FOR FIRST READING: None (2nd reading February 20, 2024)

CONSENT RESOLUTIONS AGENDA: (37) - M. Lalama

1. Resolution of the Township Council of the Township of Mount Olive authorizing a lease agreement with the County of Morris for the rental space known as the Nutrition Site at the Mount Olive Senior Center for the year 2024
2. A resolution of the Township of Mount Olive amending the Mount Olive Township Personnel Policy and Procedures Manual
3. Resolution of the Township Council of the Township of Mount Olive authorizing participation in the Local Recreation Improvement Grant
4. Resolution of the Township Council of the Township of Mount Olive authorizing the grant agreement between the State of New Jersey, Department of Community Affairs, Division of Local Government Services and Mount Olive Township
5. Resolution of the Township of Mount Olive adopting the list of eligible LOSAP emergency service volunteers for 2023

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13. 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 Law (M2 Associates)
14. Resolution of the Township Council of the Township of Mount Olive notice of intent to award a contract under a national cooperative purchasing agreement for a 12-month subscription agreement for vehicle tracking & roadside assistance off the Sourcewell Co-op (Verizon Connect Fleet USA)
15. Resolution of the Township Council of the Township of Mount Olive authorizing the use of ESCNJ Cooperative Pricing Council Contract for 2024 (A&K Equipment)
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23. Resolution of the Township Council of the Township of Mount Olive authorizing the award of a non-fair and open professional services agreement for affordable housing compliance to Housing Partnership for Morris County, Inc. (January 1, 2024 - December 31, 2024)
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37. A resolution of the Township of Mount Olive, County of Morris, State of New Jersey, authorizing release of a surety bond posted in connection with development of the property designated as Block 4100, Lots 80, 83, and 84 (Mountain Ridge Estates, LLC)

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 - J. Mania

1. Bill List

ROLL CALL

ADMINISTRATIVE REPORTS

OLD BUSINESS

NEW BUSINESS

LEGAL MATTERS

COUNCIL REPORTS

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

PUBLIC PORTION

COUNCIL COMMENTS

EXECUTIVE SESSION (1) - C. Aaron

1. Resolution of the Township Council of the Township of Mount Olive Authorizing the Township Council to Hold Closed Executive Session

ADJOURNMENT