

1. CALL TO ORDER

Mayor DeGiralamo called the meeting to order at 7:00 p.m.

- 2. **"Sunshine Law" Announcement** - Adequate notice of this public meeting has been published in the Hunterdon Democrat and Courier News, posted on the municipal bulletin board and the Township website in accordance with the Open Public Meeting Act, Chapter 231, P.L. 1975. This notice has also been filed in the Municipal Clerk's office.

3. FLAG SALUTE

4. ROLL CALL

	Present	Absent
Mr. Scott	x	
Mrs. Cherney	x	
Mr. Wunder		x
Mr. Stiger	x	
Dr. DeGiralamo	x	

Also present were Ed Pasternak Esq., for Susan Sharpe, Esq., Grace Brennan, CFO and Ella M. Ruta, Municipal Clerk.

5. APPROVAL OF PRIOR MEETING MINUTES

- a. Regular and Executive Meeting Minutes of March 19, 2025

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott			x			
Mrs. Cherney		x	x			
Mr. Wunder						x
Mr. Stiger	x		x			
Dr. DeGiralamo			x			

Motion Carried

6. VISITORS - none scheduled

7. REPORTS RECEIVED

- a. State Police, Trooper DeLorenzis – not in attendance.
 - b. Road Dept.- Week Ending; 3/14/25; 3/21/25; 4/04/25
 - c. Animal Control Officer – not submitted
 - d. Municipal Court – not submitted
 - e. Zoning Officer – not submitted
 - f. Pattenburg Volunteer Fire Company – not submitted
 - g. Recreation Committee –
 - h. Environmental Commission
 - i. Engineer's Report
- Work resumed on Perryville Road Section 4A and 4B Project. Additional drainage pipes had to be installed and that is being addressed in the Change Order resolution for approval tonight.
 - Baptist Church Road Section 4 & 5 – started designing work. Also, Contacted NJ DOT regarding the part of the road going under the railroad tracks. Waiting for their response.
 - MS-4 permit – working on inlets and gathering information in pipe inverts.

- Finn Rd. Park walking path – will be attending a zoom conference tomorrow to finalize the project.
- Sealcoating of roads – will be meeting and discussing with the DR&F.

Mayor DeGiralamo asked about additional drainage pipes that must be placed on Perryville Rd. Engineer provided a detailed explanation.

8. CORRESPONDENCE/WRITTEN COMMUNICATIONS –

Mr. Scott stated that he will be placing a notice on Facebook about the restricted access to Perryville Road from Cooks Cross Rd. to Hill and Dale on Friday, April 18, 2025 between 7:00 am and 4:30 pm. The message was already distributed to the Fire Department, Schools and 911 center.

Mr. Scott said that he received a request from a resident that the zoning permit fees be reviewed to see if a solar permit fee should be waived, such as roofing and siding were in the past.

Mayor DeGiralamo said that Kal Freight has moved their trucks back to the other positions and according to the residents it is the worst that it has ever been.

Mrs. Cherney said that she was approached by residents from Brass Castle Development asking if the Committee would consider changing Cooks Cross Rd. and Perryville Rd. intersection from a 2-way stop to a 4-way stop. Briefly discussed.

The Mayor asked if the paving of the road has stopped at the Rolling Hills Development. He said that they are not in compliance with Fire Safety regulations. CFO Brennan answered that Engineer Roseberry would be visiting the site today to ensure that all issues are resolved before the road is paved.

9. PUBLIC COMMENTS - none

10. PUBLIC HEARING

ORDINANCE #2025-2

CALENDAR YEAR 2025
ORDINANCE TO ESTABLISH A CAP BANK
(N.J.S.A. 40A:4-45.14)

To open Public Hearing

Voice Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott	x		x			
Mrs. Cherney			x			
Mr. Wunder						x
Mr. Stiger			x			
Dr. DeGiralamo		x	x			

Motion Carried

To close Public Hearing

Voice Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott		x				
Mrs. Cherney			x			
Mr. Wunder						x
Mr. Stiger	x		x			
Dr. DeGiralamo			x			

Motion Carried

To adopt

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott			x			
Mrs. Cherney		x	x			
Mr. Wunder						x
Mr. Stiger	x		x			
Dr. DeGiralamo			x			

Motion Carried

11. UNFINISHED BUSINESS

12. NEW ORDINANCE – Introduction/1ST Reading

13. NEW BUSINESS

- a. **RESOLUTION #2025-52:** Introducing by Title/Approving the 2025 Municipal Budget

RESOLUTION #2025-52

**UNION TOWNSHIP, HUNTERDON COUNTY
Resolution Introducing by Title/Approving the 2025 Municipal Budget**

WHEREAS, the Township of Union is holding a meeting on April 15, 2025 for the purpose of introducing the 2025 Municipal Budget and conducting other matters

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Union, Hunterdon County, New Jersey, that the Township of Union hereby petitions the Director of the Division of Local Government Services that the 2025 Local Municipal Budget be introduced and approved on April 15, 2025.

2025 UNION TOWNSHIP BUDGET

Surplus Anticipated General Revenues	\$ 700,000.00
Total Miscellaneous Revenue	1,242,631.71
Receipts from Delinquent Taxes	135,000.00
Amount to be Raised by Taxes	<u>2,442,302.73</u>
Total General Revenues	<u>\$4,519,934.44</u>
Operation Including Contingent	\$ 2,477,948.68
Deferred Charges & Statutory Expenditures - Municipal	180,862.00
Capital Improvements	675,000.00
Debt Service	561,123.76
Judgments	0.00
Reserve for Uncollected Taxes	<u>625,000.00</u>
Total Municipal Budget	<u>\$4,519,934.44</u>

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott			x			
Mrs. Cherney	x		x			

MINUTES OF REGULAR MEETING April 15, 2025

Mr. Wunder						X
Mr. Stiger			X			
Dr. DeGiralamo		X	X			

Motion Carried

- b. **RESOLUTION #2025-** : Approving Change Order #1 – MA-2023 Perryville Road Section 4B & MA-2024 Perryville Road Section 4A

RESOLUTION #2025-53

APPROVING CHANGE ORDER #1 – MA-2023 PERRYVILLE ROAD SECTION 4B & MA-2024 PERRYVILLE ROAD SECTION 4A

WHEREAS, by Resolution #2025-53, the Township Committee of the Township of Union awarded a contract for the Roadway Improvement Plan for MA-23 Perryville Road Section 4B & MA-24 Perryville Road Section 4A Project to Top Line Construction Corp. from Somerville, New Jersey, for the amount of \$625,973.02; and

WHEREAS funding for the project is provided through separate grants from NJDOT along with capital improvement funding from the Township; and

WHEREAS, the Township Engineer has requested the Committee’s approval of a change order to accommodate an extension to the storm drainage piping and shoulder reconstruction associated with the above project, as described as “Option C-1” Email dated April 8, 2025; and

WHEREAS the work comprising Change Order #1 results in a \$44,060.87 increase in the portion to the contract within the limits of Section 4A along with a \$5,667.00 increase in the portion to the contract within the limits of Section 4B for a total amount of \$49,727.87

WHEREAS a detail breakdown of the anticipated improvements within each section are identified in the Change Order forms dated April 14, 2025 annexed hereto; and

WHEREAS sufficient funds are available for this purpose as set forth Ordinance 2024-1,

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Union that Change Order No. 1 is hereby approved.

ADOPTED:

I hereby certify this is a true copy of a Resolution adopted by the Township Committee at its meeting held on the 15th day of April 2025.

AGREED to this _____ of April 2025

ATTEST:

Ella M. Ruta, Municipal Clerk

By: _____
David DeGiralamo, Mayor

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott	x		x			
Mrs. Cherney		x	x			
Mr. Wunder						x
Mr. Stiger			x			
Dr. DeGiralamo			x			

Motion Carried

CONSENT AGENDA: All matters listed under the Consent Agenda are considered to be routine by the Township Committee and will be enacted by one motion in the form listed below. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the consent Agenda and will be considered separately.

c. **RESOLUTION #2025-54:** Resolution to Refund Tax Overpayments

RESOLUTION #2025-54

**TOWNSHIP OF UNION, HUNTERDON COUNTY
RESOLUTION TO REFUND TAX OVERPAYMENTS**

WHEREAS, the attached list in the amount of \$49,771.45 known as Schedule “A”, is comprised of amounts representing overpayments for taxes,

NOW, THEREFORE, BE IT RESOLVED, on the 15th day of April, 2025 by the Township Committee of the Township of Union, Hunterdon County, State of New Jersey, as follows:

1. The CFO shall refund the above-mentioned overpaid amounts as per the attached Schedule “A”
2. This resolution shall take effect immediately upon adoption.

SCHEDULE A

BLOCK	LOT	ORIGINAL ASSESSMENT	JUDGMENT	DIFFERENCE	REFUND
22.02	34.03	116,800	91,500	25,300	\$775.95
22.02	34.04	116,900	91,500	25,400	\$779.02
22.02	34.05	116,800	91,500	25,300	\$775.95
22.02	34.06	116,600	91,500	25,100	\$769.82
22.02	34.07	116,600	91,500	25,100	\$769.82
22.02	34.08	116,600	91,500	25,100	\$769.82
22.02	34.09	116,600	91,500	25,100	\$769.82

MINUTES OF REGULAR MEETING April 15, 2025

22.02	34.10	116,600	91,500	25,100	\$769.82
22.02	34.11	116,600	91,500	25,100	\$769.82
22.02	34.12	116,600	91,500	25,100	\$769.82
22.02	34.13	117,000	91,500	25,500	\$782.09
22.02	34.14	116,600	91,500	25,100	\$769.82
22.02	34.15	116,600	91,500	25,100	\$769.82
22.02	34.16	116,600	91,500	25,100	\$769.82
22.02	34.17	116,900	91,500	25,400	\$779.02
22.02	34.18	117,000	91,500	25,500	\$782.09
22.02	34.19	116,600	91,500	25,100	\$769.82
22.02	34.20	116,600	91,500	25,100	\$769.82
22.02	34.21	116,600	91,500	25,100	\$769.82
22.02	34.22	116,600	91,500	25,100	\$769.82
22.02	34.23	116,800	91,500	25,300	\$775.95
22.02	34.24	117,000	91,500	25,500	\$782.09
22.02	34.25	117,000	91,500	25,500	\$782.09
22.02	34.26	117,000	91,500	25,500	\$782.09
22.02	34.28	117,000	91,500	25,500	\$782.09
22.02	34.29	116,900	91,500	25,400	\$779.02
22.02	34.30	116,600	91,500	25,100	\$769.82
22.02	34.31	116,900	91,500	25,400	\$779.02
22.02	34.33	116,800	91,500	25,300	\$775.95
22.02	34.34	116,600	91,500	25,100	\$769.82
22.02	34.35	116,600	91,500	25,100	\$769.82
22.02	34.37	116,900	91,500	25,400	\$779.02
22.02	34.40	116,900	91,500	25,400	\$779.02
22.02	34.41	117,000	91,500	25,500	\$782.09
22.02	34.42	116,900	91,500	25,400	\$779.02
22.02	34.45	116,800	91,500	25,300	\$775.95
22.03	1	119,000	91,500	27,500	\$843.43
22.03	2	116,600	91,500	25,100	\$769.82
22.03	3	116,800	91,500	25,300	\$775.95
22.03	4	116,800	91,500	25,300	\$775.95
22.03	5	116,800	91,500	25,300	\$775.95
22.03	6	116,700	91,500	25,200	\$772.88
22.03	7	116,700	91,500	25,200	\$772.88
22.03	8	116,700	91,500	25,200	\$772.88
22.03	9	116,700	91,500	25,200	\$772.88
22.03	10	116,700	91,500	25,200	\$772.88

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22.03	11	116,800	91,500	25,300	\$775.95
22.03	12	116,400	91,500	24,900	\$763.68
22.03	13	118,400	91,500	26,900	\$825.02
22.03	14	116,800	91,500	25,300	\$775.95
22.03	15	116,800	91,500	25,300	\$775.95
22.03	16	118,300	91,500	26,800	\$821.96
22.03	17	116,700	91,500	25,200	\$772.88
22.03	18	117,100	91,500	25,600	\$785.15
22.03	19	116,800	91,500	25,300	\$775.95
22.03	20	116,700	91,500	25,200	\$772.88
22.03	21	116,600	91,500	25,100	\$769.82
22.03	22	116,700	91,500	25,200	\$772.88
22.03	23	116,800	91,500	25,300	\$775.95
22.03	24	117,000	91,500	25,500	\$782.09
22.03	26	117,400	91,500	25,900	\$794.35
22.03	27	117,300	91,500	25,800	\$791.39
22.03	28	116,600	91,500	25,100	\$769.82
22.03	29	116,600	91,500	25,100	\$769.82
		7,478,800	5,856,000	1,622,800	\$49,771.45

TOTAL REFUND

Refund to be issued to:

Ventura, Miesowitz, et al Trust Account
 783 Springfield Avenue
 Summit, NJ 07901-2332

d. **RESOLUTION #2025-55:** Resolution to Refund Overpayment of 2025 Taxes

**RESOLUTION #2025-55
 TOWNSHIP OF UNION, HUNTERDON COUNTY
 RESOLUTION TO REFUND OVER PAYMENT OF 2025 TAXES**

WHEREAS, Corelogic, a processing company for mortgage companies, submitted a payment to the Tax Collector for property taxes on Block 12 Lot 8.01; 70 Route 173 W on behalf of Dovenmuehle Mortgage; and

WHEREAS, the Tax Collector has been notified by Corelogic that this payment was made using the wrong parcel information and it was intended for Block 1.03 Lot 6; 507 Route 614; and

WHEREAS, this payment was transferred to the correct property (1.03/6) which resulted in an over payment of the 2025 property taxes for this property in the amount of \$3,716.72; and

WHEREAS, Corelogic has requested a refund of the overpayment;

NOW, THEREFORE, BE IT RESOLVED, on the 15th day of April, 2025 by the Township Committee of the Township of Union, Hunterdon County, State of New Jersey, as follows:

1. The Tax Collector should refund the amount of \$3,716.72
2. The CFO shall issue a check in the amount of \$3,716.72 to Corelogic, Attn: Refunds, 3001 Hackberry Rd, Irving, TX 75063
3. This Resolution shall take effect immediately upon adoption.

e. **RESOLUTION #2025-56:** Hunterdon County Municipal Alliance Program Grant Year 2026

Resolution #2025-56

WHEREAS, the Governor’s Council on Substance Use Disorder (GCSUD) established the Municipal Alliances for the Prevention of Substance Use Disorder in 1989 to educate and engage residents, local government and law enforcement officials, schools, nonprofit organizations, the faith community, parents, youth and other allies in efforts to prevent substance use disorder in communities throughout New Jersey.

WHEREAS, The Township Council of the Township of Union, County of Hunterdon, State of New Jersey recognizes that substance use disorder is a serious problem in our society amongst persons of all ages; and therefore, has an established Municipal Alliance Committee; and,

WHEREAS, the Township Council further recognizes that it is incumbent upon not only public officials but upon the entire community to take action to prevent substance use disorder in our community; and,

WHEREAS, the Township Council has applied for funding to the Governor’s Council on Substance Use Disorder through the County of Hunterdon;

NOW, THEREFORE, BE IT RESOLVED by the Township of Union, County of Hunterdon, State of New Jersey hereby recognizes the following:

1. The Township Council does hereby authorize submission of a strategic plan for the North Hunterdon Municipal Alliance grant for fiscal year 2026 in the amount of:

GCSUD GRANT FUND	\$ 10,070.00
Cash Match	\$ 2,517.50
In-Kind	\$ 7,552.50
2. The Township Council acknowledges the terms and conditions for administering the Municipal Alliance grant, including the administrative compliance and audit requirements.

APPROVED: _____
David DeGiralamo, *Mayor*

f. **Motion to Approve** - Request by Tracy Leaver for the Mayor to sign a letter to DOT; no objection to flying hot air balloons

g. **Payment of Bills**

End of Consent Agenda

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott	x		x			
Mrs. Cherney		x	x			
Mr. Wunder						x
Mr. Stiger			x			
Dr. DeGiralamo			x			

Motion Carried

h. **Presentation:** Planning Board Recommendation to Amend Zoning of Quarry and Institutional Zones

Mr. Scott made a Power Point presentation providing reasons, facts and statistics as to why the Committee should be amending/changing zones of the aforementioned properties. Mr. Scott answered questions from the Committee.

14. REPORTS

a. **Attorney's Report** – nothing to report tonight.

b. **Mayor's Report**

- Waiting for a judiciary decision regarding Affordable Housing obligations.
- Newsletter is being printed. Four additional people contributed to this issue.

c. **Committee Reports**

Mr. Stiger reported the following:

- Addressed complaints about microsealing from last month's meeting.
- Attended a virtual meeting with NJDOT regarding roads work in Hunterdon County that is scheduled to start in January of 2027. The project will not have much effect on travel in Union Township.
- Updated status of the Wash Bay project. He has been shepherding it since the beginning but offered to invite the other Committee members to join him.

Mrs. Cherney reported the following:

- Brought up heating and cooling issues at the Municipal Building. She asked that as soon as the assessment of repairs and an estimate of cost is available the Committee act quickly to resolve the issue.
- The Environmental Commission would like to set up a bin for recycling books. They would collect the books, and a third-party vendor would pick them up. After the collection was over the bin would be removed. There were no objections from the members of the Committee.

Mr. Scott reported the following:

- Asked about the progress of fence installation and removal of tires from our recycling center. The CFO said that purchase order has been issued for the fence. The clerk said that the County will be picking up tires.

d. **Finance Officer** –

- Two personnel matters to be discussed in Executive Session

15. PUBLIC COMMENTS –

Eric Meisner, Recreation Committee Chair provided a verbal monthly report, stating that FinnFest has been scheduled for May 31st, rain date June 1st.

Current and future plans for Finn Rd. Park have been discussed. Mr. Meisner said he has emailed three plan proposals for the park and depending on the committee's choice, he would like to start surveying/mapping. Following an extensive discussion, committee members decided on the \$8,000 option as per Mr. Meisner's recommendation to do a survey just for the walking trail.

The following motion was introduced for approval:

To approve the \$8,000 option to start the parking lot and walking trail project at Finn Rd. Park as recommended by Mr. Meisner,

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott		x	x			
Mrs. Cherney			x			
Mr. Wunder						x
Mr. Stiger	x		x			
Dr. DeGiralamo			x			

Motion Carried

Chair Meisner apprised the Committee of two applications he received for use of the park. Bethlehem Presbyterian Church to use Jack Shack on the July 27th and the Colonial Rottweiler Club to use the outside fields on April 30th and May 1st.

The following motion was introduced for approval:

To approve Finn Road Park Use Applications submitted to Mr. Meisner by Bethlehem Presbyterian Church and Colonial Rottweiler Club contingent upon the provision of submitting a certificate of insurance and application to the Township.

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott	x		x			
Mrs. Cherney		x	x			
Mr. Wunder						x
Mr. Stiger			x			
Dr. DeGiralamo			x			

Motion Carried

Chair Meisner explained the process of submitting invoices for payment by the Recreation Committee.

16. EXECUTIVE SESSION

Resolution #2025-57

WHEREAS, the Open Public Meetings Act, N.J.S.A. 10:4-12, provides that an Executive Session, not open to the public, may be held for certain specified purposes when authorized by resolution;

NOW THEREFORE, BE IT RESOLVED that the Township Committee of the Township of Union will convene in an Executive Session that will be limited only to consideration of items with respect to which the public may be excluded pursuant to N.J.S.A. 10:4-12b. The general nature of the subject or subjects to be discussed in this session is as follows:

1. Personnel Matter – CFO Position
2. Attorney/Client Privilege - Affordable Housing

The matters discussed in this session will be disclosed to the public when the need for confidentiality no longer exists.

Formal action may be taken following the conclusion of the Executive Session.

BE IT FURTHER RESOLVED by the Township Committee of the Township of Union assembled in public session on April 15, 2025, at 8:22 p.m. in the Union Township Municipal Building, 140 Perryville Road, Hampton, New Jersey, for the discussion of matters relating to the specific items designated above. Action may be taken.

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mr. Scott		x	x			
Mrs. Cherney	x		x			
Mr. Wunder						x
Mr. Stiger			x			
Dr. DeGiralamo			x			

Motion Carried

Motion to come out of Executive Session at 9:12 pm

Roll Call Vote	Moved	Seconded	Ayes	Nays	Abstain	Absent
Mrs. Cherney	x		x			
Mr. Wunder		x	x			
Mr. Stiger						x
Mr. Lordi			x			
Dr. DeGiralamo			x			

Motion Carried

16. ADJOURNMENT

There being no further business to come before the Township Committee at this time, Mr. Stiger made a motion to adjourn the meeting at 9:12 p.m. Mrs. Cherney seconded the motion. Motion carried by unanimous favorable roll call vote.

Transcribed by: Ella M. Ruta, Municipal Clerk

David DeGiralamo, Mayor