



**MINUTES**  
**TOWNSHIP OF HAMILTON**  
**REGULAR COUNCIL MEETING**  
**MARCH 1, 2022 AT 6:30 PM**  
**HAMILTON TOWNSHIP SENIOR CENTER**

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**STATEMENT OF THE PRESIDENT**

*"This meeting is being held with the benefit of public notice as required by the Open Public Meetings Act"*

**ROLL CALL**

**PRESENT:**

Councilman Anthony Carabelli, Jr.  
Councilman Pasquale Papero, Jr.  
Councilman Richard Tighe  
Council Vice President Charles Whalen  
Council President Nancy Phillips

**ALSO PRESENT:**

Kathryn Monzo, Business Administrator  
Elissa Grodd-Schragger, Director of Law  
Eileen Gore, Municipal Clerk  
Alison Sabo, Deputy Municipal Clerk

**FLAG SALUTE**

The Salute to the Flag was led by Council Vice President Whalen.

**INVOCATION**

The Invocation was given by Councilman Carabelli.

**COMMUNICATIONS**

- C1. JOINT COMMENDATION TO HAIG KASABACH FOR YEARS OF SERVICE ON THE HAMILTON TOWNSHIP PLANNING BOARD AND THE ENVIRONMENTAL ADVISORY COMMISSION

Councilman Tighe read the Commendation for the members of the audience. All members of Council expressed their gratitude and praise for Mr. Kasabach for his many years of service. Ms. Kasabach was humbled by the recognition and gave thanks for commendation.

- C2. RECEIPT OF DOCUMENTATION TO UPDATE ALCOHOLIC BEVERAGE CONTROL LICENSE ON FILE 1103-33-041-012 - NEXT DOOR EVENTS, LLC T/A NEXT DOOR EVENTS, LLC & GENNARO'S RESTAURANT) ACTIVATE THE LICENSE
- C3. RECEIPT OF DOCUMENTATION TO UPDATE ALCOHOLIC BEVERAGE CONTROL LICENSE 1103-31-058-001 - BROAD STREET PARK AMERICAN LEGION AND POST 313, INC. T/A AS SAME (ACTIVATE THE LICENSE)
- C4. RECEIPT OF DOCUMENTATION TO UPDATE ALCOHOLIC BEVERAGE CONTROL LICENSE 1103-31-064-001 TO CHANGE THE NAME OF THE FWF HOME ASSOCIATION OF HAMILTON TO THE FRANK J UVEGES POST 3525 VFW LOCATED AT 77 CHRISTINE AVENUE

Motion made by Councilmember Papero, seconded by Councilmember Carabelli to accept Communications C1 through C4.

Voting Yea: Councilmember Carabelli, Councilmember Tighe, Councilmember Papero, Council Vice President Whalen, Council President Phillips

**CONSENT AGENDA**

Council President Phillips gave a brief overview of the items listed on the Consent Agenda for the audience members. Council posed questions to the Administrative relative to the Consent Agenda which were answered to the satisfaction of Councilmembers. Members of the audience were also given to the opportunity to address questions to the Council.

Ms. Lisa Williams of 130 Briner Lane asked for an explanation for Item CA3 and it was advised by Ms. Monzo that the transfers were on the appropriation reserve which were left over from the 2021 budget. A total of \$14,000 is being shifted over from Community Planning and Compliance to the Planning and Zoning Board (other expenses) because of litigation expenses. When asked about Item CA16, it was indicated that the contract was being extended and the pricing was being increased another \$10,000 so assistance can continue to be received with bank reconciliations. Ms. Monzo felt that entire amount would not be needed, but felt it better to be put in place in case it is needed. Relative to Item CA18, she asked how the fund breakdowns were being utilized. Ms. Monzo stated that \$71,500 was for the purpose of the audit and \$8,500 was put in place in case some type of other project needed to be performed.

There being no further comments, a motion made by Councilmember Carabelli and seconded by Councilmember Papero to approve the following Consent Agenda (Items CA1 through CA28). Voting Yea: Councilmember Carabelli, Councilmember Tighe, Councilmember Papero, Council Vice President Whalen.

- CA1.** **22-115** - RESOLUTION AUTHORIZING EMERGENCY TEMPORARY BUDGET APPROPRIATIONS FOR THE CALENDAR YEAR 2022 MUNICIPAL BUDGET (\$82,449,202.43)
- CA2.** **22-116** - RESOLUTION AUTHORIZING EMERGENCY TEMPORARY BUDGET APPROPRIATIONS FOR THE CALENDAR YEAR 2022 SEWER UTILITY BUDGET (\$12,400,653.58)
- CA3.** **22-117** - RESOLUTION AUTHORIZING TRANSFERS IN THE CALENDAR YEAR 2022, FOR THE 2021 MUNICIPAL BUDGET (\$14,000.00)
- CA4.** **22-118** - RESOLUTION AUTHORIZING THE APPROVAL AND EXECUTION OF A PARTNERSHIP AGREEMENT BETWEEN THE TOWNSHIP OF HAMILTON AND THE RUTGERS COOPERATIVE EXTENSION (RCE) WATER RESOURCES PROGRAM FOR THE IMPLEMENTATION AND MANAGEMENT OF THE 2022 HAMILTON TOWNSHIP STORMWATER MANAGEMENT PROGRAM (\$47,500.00 maximum)
- CA5.** **22-119** - RESOLUTION AUTHORIZING A SHARED SERVICES AGREEMENT WITH THE CITY OF TRENTON FOR THE PROVISION OF FIRE APPARATUS ON AN EMERGENCY AS-NEEDED BASIS FOR THE PERIOD OF JANUARY 1, 2022 TO DECEMBER 31, 2024
- CA6.** **22-120** - RESOLUTION AUTHORIZING THE PROPER OFFICIALS OF THE TOWNSHIP OF HAMILTON TO MAKE APPLICATION AND EXECUTE AN ASSOCIATED AGREEMENT FOR A SUSTAINABLE JERSEY SMALL GRANT TO UPDATE THE EXISTING HAMILTON TOWNSHIP NATURAL RESOURCE INVENTORY (Grant amount: \$10,000.00)
- CA7.** **22-121** - RESOLUTION AUTHORIZING THE APPROVAL AND EXECUTION OF A MEMORANDUM OF UNDERSTANDING BETWEEN THE TOWNSHIP OF HAMILTON AND WOMANSPACE, INC. TO PROVIDE DIRECT SERVICES TO VICTIMS OF DOMESTIC VIOLENCE AT THE HAMILTON TOWNSHIP MUNICIPAL COURT (\$0)
- CA8.** **22-122** - RESOLUTION AUTHORIZING THE EXERCISING OF A SEVENTH ONE (1) YEAR OPTION FOR A SHARED SERVICES AGREEMENT BETWEEN THE TOWNSHIP OF HAMILTON AND THE COUNTY OF MERCER, D.O.T. & I. FOR CERTAIN SERVICES OF THE HAMILTON TOWNSHIP ECOLOGICAL FACILITY
- CA9.** **22-123** - RESOLUTION AUTHORIZING THE ADOPTION OF THE 2021 MERCER COUNTY, NEW JERSEY HAZARD MITIGATION PLAN UPDATE FOR THE TOWNSHIP OF HAMILTON

- CA10.** **22-124** - RESOLUTION APPROVING AN AMENDMENT TO RESOLUTION 22-033 AUTHORIZING CONTRACTS WITH APPROVED MERCER COUNTY COOPERATIVE PURCHASING PROGRAM (CK09-MERCER) VENDORS FOR THE CALENDAR YEAR 2022
- CA11.** **22-125** - RESOLUTION APPROVING AN AMENDMENT TO RESOLUTION 22-032 AUTHORIZING ALTERNATE AWARD/FULL DISCLOSURE CONTRACTS WITH VARIOUS VENDORS FOR THE CALENDAR YEAR 2022
- CA12.** **21-126** - RESOLUTION ESTABLISHING A CONTRACT FOR THE PURCHASE OF MOBILE RADIOS AND ACCESSORIES THE FOR THE DEPARTMENT OF PUBLIC SAFETY, DIVISION OF FIRE WITH MIDSTATE RADIO AN AUTHORIZED DEALER OF MOTOROLA SOLUTIONS VIA STATE OF NEW JERSEY CONTRACT #83909 (\$63,160.68 MAXIMUM)
- CA13.** **21-127**- RESOLUTION ESTABLISHING A CONTRACT FOR THE PURCHASE OF TWO (2) FL-FPU-C FORD F350 (MODIFIED TO F250 CHASSIS) COMMAND EMERGENCY VEHICLES WITH ADDITIONAL OPTIONS WITH AUTOLYCUS INDUSTRIES D/B/A FASTLANE EMERGENCY VEHICLES UTILIZING THE HOUSTON GALVESTON (H-GAC) AREA COUNCIL COOPERATIVE PURCHASING SYSTEM FOR THE DEPARTMENT OF PUBLIC SAFETY, DIVISION OF FIRE (\$199,850.00 MAXIMUM)
- CA14.** **22-128** - RESOLUTION AMENDING RESOLUTION 21-045 TO ESTABLISH A THREE-YEAR CONTRACT WITH EVOQUA WATER TECHNOLOGIES, LLC FOR THE PURCHASE AND DELIVERY OF BIOXIDE SOLUTION FOR THE DEPARTMENT OF WATER POLLUTION CONTROL (\$539,313.13 MAXIMUM)
- CA15.** **22-129** - RESOLUTION APPROVING CHANGE ORDER NUMBER ONE AND PROJECT CLOSEOUT TO CONTRACT 21-075 AMERICAN PIPE CLEANING FOR THE HUGHES DRIVE DRAINAGE CLEAN OUT (+\$2,305.00 INCREASE)
- CA16.** **22-130** - RESOLUTION AMENDING RESOLUTION NO. 21-398 WHICH AUTHORIZED AND APPROVED A SHARED SERVICES AGREEMENT FOR FINANCE SERVICES BETWEEN THE TOWNSHIP OF HAMILTON AND THE TOWNSHIP OF ROBBINSVILLE FOR THE PERIOD OF OCTOBER 1, 2021 THROUGH SEPTEMBER 30, 2022
- CA17.** **22-131** - RESOLUTION AUTHORIZING AN AGREEMENT FOR PROFESSIONAL SERVICES WITH PROFESSIONAL PROPERTY APPRAISERS, INC. TO SERVE AS THE TAX ASSESSOR FIELD PERSONNEL/DATA COLLECTOR FOR THE TOWNSHIP OF HAMILTON FOR THE PERIOD OF MARCH 1, 2022 TO DECEMBER 31, 2022 (\$20,000.00 maximum)
- CA18.** **22-132** - RESOLUTION AUTHORIZING AGREEMENT FOR PROFESSIONAL SERVICES WITH MERCADIEN, P.C., FOR ACCOUNTING AND AUDITING SERVICES FOR THE PERIOD OF JANUARY 1, 2022 TO DECEMBER 31, 2022 (\$80,000.00 maximum; \$71,500.00 for the 2022 Municipal Audit; \$8,500.00 for additional miscellaneous auditing work)
- CA19.** **22-133** - RESOLUTION AUTHORIZING THE RELEASE OF TWO (2) PERFORMANCE BONDS FOR IMPROVEMENTS MADE TO THE DEVELOPMENT KNOWN AS HAMILTON SENIOR LIVING LOCATED ON YARDVILLE-HAMILTON SQUARE ROAD
- CA20.** **22-134** - RESOLUTION AUTHORIZING A PUBLIC SALE OF A CERTAIN TAX SALE CERTIFICATE AS HELD BY THE TOWNSHIP OF HAMILTON PURSUANT TO N.J.S.A. 54:5-112 AND/OR N.J.S.A. 54:5-114.2(1)(b)
- CA21.** **22-135** - RESOLUTION AUTHORIZING ASSIGNMENT OF A CERTAIN TAX SALE CERTIFICATE HELD BY THE TOWNSHIP OF HAMILTON PURSUANT TO N.J.S.A. 54:5-112 ET SEQ. (Block 1680, Lot 97; 33 HILLHURST AVENUE)
- CA22.** **22-136** - RESOLUTION AUTHORIZING ASSIGNMENT OF THREE (3) TAX SALE CERTIFICATES HELD BY THE TOWNSHIP OF HAMILTON PURSUANT TO N.J.S.A. 54:5-112 ET SEQ. TO MDE INVESTIEMENTS GROUP
- CA23.** **22-137** - RESOLUTION AUTHORIZING THE REFUND OF FEE PAID BY ALEXANDER ROMANOW FOR A CONSTRUCTION PERMIT (\$150.00)
- CA24.** **22-138** - RESOLUTION AUTHORIZING THE REFUND OF FEE PAID BY VANESSA KRISPEL FOR A CONSTRUCTION PERMIT (\$522.00)

**CA25. 22-139** - RESOLUTION AUTHORIZING THE REFUND OF 2022 REAL ESTATE TAX OVERPAYMENTS AND REFUNDS (\$43,829.78)

**ORDINANCES**

**SECOND READING AND PUBLIC HEARING**

**ORD1. 22-008** - ORDINANCE ACCEPTING A DEED OF DEDICATION FOR ROAD WIDENING PURPOSES (Bruce Mancina – Mount Drive; Block 1702; Lot 10)

After the above Ordinance had been read by title, the President declared the public hearing open and asked if anyone wished to be heard concerning same. There being no response from the audience, a motion made by Councilmember Tighe and seconded by Council Vice President Whalen to close the public hearing and adopt the Ordinance on second reading and public hearing.

Voting Yea: Councilmember Carabelli, Councilmember Tighe, Councilmember Papero, Council Vice President Whalen, Council President Phillips

**ORD2. 22-009** - ORDINANCE AMENDING AND SUPPLEMENTING THE *CODE OF THE TOWNSHIP OF HAMILTON, NEW JERSEY, CHAPTER 485, VEHICLES AND TRAFFIC, ARTICLE III, TRAFFIC REGULATIONS, § 485-26, VEHICLES OVER DESIGNATED WEIGHT EXCLUDED FROM CERTAIN STREETS*

After the above Ordinance had been read by title, the President declared the public hearing open and asked if anyone wished to be heard concerning same. There being no response from the audience, a motion made by Council Vice President Whalen and seconded by Councilmember Tighe to close the public hearing and adopt the Ordinance on second reading and public hearing.

Voting Yea: Councilmember Carabelli, Councilmember Tighe, Councilmember Papero, Council Vice President Whalen, Council President Phillips

**ORD3. 22-010** - ORDINANCE AUTHORIZING A RENTAL AGREEMENT BETWEEN THE TOWNSHIP OF HAMILTON AND COLONIAL VOLUNTEER FIRE COMPANY FOR THE REAL PROPERTY DESCRIBED AS COLONIAL VOLUNTEER FIRE COMPANY, INC., 801 KUSER ROAD, HAMILTON, NEW JERSEY 08619 FOR THE TERM JANUARY 1, 2022 THROUGH DECEMBER 31, 2023 (\$64,000.00 annually; \$128,000.00 total)

After the above Ordinance had been read by title, the President declared the public hearing open and asked if anyone wished to be heard concerning same. Before accepting public comment, Council President Phillips inquired as to whether there had been any changes to the agreement. Ms. Schragger stated there had been no changes over the last two years as the agreement was adopted because of the fire consolidation. In this new agreement, the rental cost as increasing from \$62,000 to \$64,000 per year.

Mr. Nick Buroczi, Hamilton FMBA Local 284 President stated that there have been some ongoing problems at the firehouse which lately have become a form of harassment in his opinion. He felt that the lease needed to contain other certain items and asked that the ordinance be tabled until a scheduled meeting on March 7<sup>th</sup> be held to discuss the ongoing issues that plague the firefighters.

Mr. Michael Warren, Shop Steward for Colonial Fire House stated that he was given a recording of a chicken that was within the firehouse which caused loud noises well past midnight which was affecting the sleep of the on-duty personnel. When asked if fire volunteers respond to calls, it was advised that they do not respond to calls, but they do provide support by way of filling bottles. Mr. Buroczi stated that both he and Mr. Warren were volunteers at one time, and emphasized they are not against the volunteers, they just simply want their working conditions to be more respectful between the two entities. Councilman Papero asked if alcohol was allowed since the fire company was being used as a social club. Councilman Papero asked if the bringing in of alcohol was allowed in the lease. Based on the information discussed, Ms. Schragger suggested that additional matters be renegotiated into the lease.

There being no further discussion on the matter, a motion made by Councilmember Tighe and seconded by Council Vice President Whalen to close the public hearing and adopt the Ordinance on second reading and public hearing.

**Voting Nay:** Councilmember Carabelli, Councilmember Tighe, Councilmember Papero, Council Vice President Whalen, Council President Phillips. **(ORDINANCE FAILED)**

### **FIRST READING AND INTRODUCTION**

**ORD1.** **22-011** -ORDINANCE AMENDING AND SUPPLEMENTING THE *CODE OF THE TOWNSHIP OF HAMILTON, NEW JERSEY*, CHAPTER 485, *VEHICLES AND TRAFFIC*, ARTICLE II, *PARKING*; § 485-19, *HANDICAPPED PARKING (Establishing spaces for 512 Johnston Avenue and 115 Mary Street)*

Motion made by Councilmember Papero and seconded by Councilmember Carabelli to approve the Ordinance on first reading and introduction.

Voting Yea: Councilmember Carabelli, Councilmember Tighe, Councilmember Papero, Council Vice President Whalen, Council President Phillips

### **COMMENTS FROM THE PUBLIC**

Mr. Nick Buroczi, President of Local 284 stated that a similar (fire) situation is going on at Whitehorse Fire Company as well. It was his opinion that since the Township is paying for the firefighters to be at the firehouses as tenants, the leases need to be updated to place some restrictions on the volunteers.

Ms. Janice Glonek of 432 Trinity Avenue spoke of people trying to make a left hand turn out of the QuickChek parking lot when it is a right turn only and suggest that a sign be placed in that location. With regard to the Hamilton Crossings, she indicated that she recalled there was a limit on how much could be built there, but has seen that two or three more buildings are being built there. Councilman Tighe stated it has taken a long time for construction to be completed, but the applicant did ask for modifications to the plan.

Mr. David Kelty of 13 Haslach Avenue voiced his opinion that too many houses are being built in the Township and traffic is becoming bad. He also spoke of forty-four houses being built on ten acres which he felt were too many for that amount of land. Councilman Tighe stated he was on the Planning Board when the project was proposed and it was voted down. Hamilton was then sued by the developer who prevailed in the lawsuit and therefore the Township had to allow the development. Councilman Papero stated he felt Mr. Kelty's concern that Ward Avenue would be used as a cut-through was warranted.

Ms. Lisa Williams of 130 Biner Lane recalled being at the Planning Board meeting where the application was heard and said she recommended that the road be opened to allow traffic to go through. Ms. Schragger stated she was not the attorney at the time, so without looking at the settlement papers, she did not know what was agreed upon. Her final question was with regard to the audit and was advised by Ms. Monzo that all of the 2020 bank reconciliations had been completed and that a draft audit had been received which will go through a review and then placed on Council's agenda. She added that the 2020 audits for the fire districts will also come before Council. She also asked that Council reconsider the amount of time that citizens are afforded to speak.

Mr. Mark Slafkovsky of 848 Yardville-Allentown Road gave a detailed history on a piece of property that he purchased 36 years ago which consisted of 29 acres of land. He indicated that he was about to lose the property in approximately three weeks to a sheriff's sale. At one point some time ago, he had applied to develop the property, but the application was denied. He stated that he then sold the property, and thirteen months later, the new owner was allowed to build on the land and have a sewer line installed, but he and his neighbor were denied access to the sewer line. Another property next to him had been allowed to subdivide for homes that were built. He felt that priority was given to an outside developer rather than himself. He indicated that the property was now up for sheriff's sale and he would be leaving Hamilton. He has attempted to sell the property over the course of the last nine years, but felt it was not successful due to a change in zoning. While the members of Council sympathized with his predicament, they were unable to offer any viable solutions to a zoning change that took place years ago.

Mr. Dan Litz of 1619 Mc Galliard Avenue asked how Council was going to respond relative to the sewer rate study which was presented two weeks ago. Council President Phillips stated the Council and Administration will meet to decide which formula to use from those presented. Ms. Monzo advised that once a decision is made as to the formula that will be used, a new agreement will have to be put in place. He also stated that he has noticed trees are being planted near and under the utility lines. Council President Phillips asked Mr. Litz to email her and she would look into the matter and respond.

**COMMENTS FROM COUNCIL**

Councilman Papero gave thanks to all for attending the meeting. He also recognized the accomplishments of the women sitting with him at the meeting. He gave a reminder of the rabies clinic taking place on March 19 from 9:00 a.m. to 1:00 p.m. at the Animal Shelter but reminded that an appointment was needed. He expressed his delight that the St. Patrick’s Day Parade was back after a hiatus and was looking forward to seeing everybody there.

Councilman Carabelli also thanked all who attended the meeting. He was grateful the firemen brought their concerns to the Council's attention. He thanked all the women who do so much for the Council. He was also looking forward to the Saint Patrick's Day Parade. He advised that the Economic Development Advisory Commission would be holding a job fair taking on March 25th at Colonial Firehouse from 11:00 a.m. to 5:00 p.m.

Councilman Tighe noted the importance of being fair and consistent in the decisions which Council makes; input from the citizens allows Council to make fair decisions. He stated the Red Cross is collecting donations for the citizens of Ukraine and gave thanks to all for attending the meeting.

Council Vice President Whalen thanked the residents for attending the meeting and expressing their concerns. He was glad the firefighters were at the meeting making Council aware of issues going on at some of the properties which the Township leases. Regarding issues occurring on Ward Avenue, he stated they will look into them and get back to the citizen. He thanked Mr. Slafkovsky for sharing his story and hoped that he could get some closure for himself and his family. He felt it is important to keep Ukraine in our prayers as well as the members of the military defending us around the world.

Council President Philips stated she understood the concerns of the resident from Ward Avenue and that she would look into the matter and get back to him. She thanked the firefighters for attending the meeting and sharing their concerns as she felt it was important that Council knows these details so they can make sure they have the best working conditions. She spoke about the ongoing programs being offered at the Wilson Center which additional programs are always added and in June, they are going to be planning a resource fair. Relative to what is going on in Ukraine, Ms. Phillips noted we have a special Ukrainian population in Hamilton Township, and asked that they be kept in our prayers.

**ADJOURNMENT**

There being no further business, the meeting was adjourned at 8:16 p.m.

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**Eileen Gore, RMC, CMC, MMC  
Municipal Clerk**

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**Nancy Phillips  
Council President**