

MINUTES
FRANKLIN TOWNSHIP COMMITTEE
WORK SESSION
THURSDAY, JUNE 8, 2017
7:30 P.M.

The Franklin Township Committee held a work session at **7:30 P.M., Thursday, June 8, 2017**, at the Municipal Building. This meeting has been properly noticed in accordance with the Open Public Meetings Act.

Committee Member Susan Soloway called the meeting to order and led the flag salute.

Roll Call: Diane Burgess PRESENT Craig Repmann PRESENT

Susan Soloway PRESENT Joseph Darocha ABSENT Kathryn Blew ABSENT

Also present: Katrina L. Campbell, Municipal Attorney
Richard Roseberry, Municipal Engineer

Some present in the public: Matt Papenfuhs

Comments from the public on agenda items: None

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.

Motion to Adopt all items listed under the Consent Agenda.

Moved Burgess Second Repmann

a. Approval of Bills for Payment

Current Fund Expenditures 6-01	\$ 105.00
Current Fund Expenditures 7-01	\$21,112.35
Fair Housing	\$ 113.50
Capital Improvement Fund	\$ 2,817.50
Driveway Trust	\$ 1,852.50
Grant Fund	\$ 735.68
Land Use Board Escrow	\$ 130.00
General Trust	\$ 556.00
Dog Regulation Account	\$ 22.20

TOTAL \$27,444.73

b. Approval of minutes May 25, 2017 Regular Meeting & Executive Session

Roll Call Vote: Burgess AYE Repmann AYE Soloway AYE Darocha ABSENT Blew ABSENT

Motion carried.

REMINDERS: Public Hearings, Thursday, June 22, 2017:

- Ordinance 2017 – 05 Chip and Seal Various Roads, \$85,000.00
- Ordinance 2017 – 06 Drainage Improvements and Asphalt Overlay of Old Franklin School Road, \$140,000.00
- Ordinance 2017 – 07 Vehicles and Traffic
- Resolutions granting liquor license renewals on agenda June 22, 1017

Discussion with Municipal Engineer re Stormwater facilities maintenance

Rick Roseberry, Municipal Engineer, addressed the issue regarding new stormwater facilities maintenance as required by the DEP. Franklin Township is a Tier B Municipality and rules are less restrictive than Tier A. Mr. Roseberry completes the annual report for the DEP which has been pretty simple up until now. Recent correspondence from the DEP now requires enforcing maintenance of stormwater facilities on private property. We don't have a lot of subdivision activity but there are single home detention basins. These DEP rules go back to 1984 and stormwater facilities need to be identified for next year's reporting. Reporting requirement will mean we'll have to identify the facilities and report on enforcement of the regulations. In addition to the engineer identifying facilities it will also require assistance of the Zoning Officer, Department of Public Works and the Land Use Board and perhaps other municipal officials. There are a lot of detention basins in the township which the DPW already maintains. Committee needs to decide whether the Zoning Officer sends a letter to the homeowner on private properties or do we want to have the DPW go out and look at them to see if they are being maintained. Mr. Roseberry thought that by August or September he'd have a list of the sites. He will also try to come up with some estimate for the amount of time it will take to accomplish this since he needs to access archived records.

Department Head/Subcommittee Reports

- **Finance, Administration, Insurance, HR/Benefits: Soloway & Burgess**

Committee Member Diane Burgess reported that the tax bills will be going out before July 25. The temporary CFO recommended enclosing municipal contact information in addition to a letter from the Mayor addressing matters of interest to the community. The tax sale process has already begun.

The Township Committee will cancel work sessions scheduled for July 13 and August 10. Only regular meetings will be held during the summer months. The Municipal Clerk will handle the public notice to cancel.

- **Public Safety (PD, Fire, EMS, OEM, Court, Health): Darocha & Blew**

No report.

- **Department of Public Works: Repmann & Darocha**

Committee Member Soloway reminded everyone of the painted markings Alan Dilley placed in the parking lot to indicate the area for a pad should the township proceed with a cell tower on site. The Municipal Attorney said she spoke to the township Planner about possibly using some of the property next door (204 & 206 Sidney Road) and we would need to subdivide the property or do a lot line adjustment. Those properties are designated for COAH purposes and should the property be sold to a COAH provider in the future we would want to keep the portion being leased for a cell tower. Before going out to bid the Township Committee needs to decide on a minimum bid along with requesting 50% of co-location fees. There was also some discussion about requiring re-paving of the municipal parking lot after the installation since there will be additional heavy truck traffic in and out. Matt Papenfuhs suggested that the Committee contact Chip Milcarek who has a lot of information about cell tower rentals and market values. Committee Member Burgess offered to contact Chip.

Committee Members Burgess and Repmann reported on a successful and very well run household clean-up day. Boy Scouts were also there to assist.

- **Land Use (Land Use Board, Open Space, Planning, Zoning, Construction, Environmental): Burgess & Soloway**

Discussion: request for waiver of escrow fee, applicant Amon Block 37 Lot 2

First, Ms. Amon suggested the Township Committee include in the tax bill mailing a questionnaire regarding stormwater facilities.

Ms. Amon addressed the Township Committee on her appeal to go before the Land Use Board. She has not been provided with the zoning or permitted uses of the commercial property which she rents. She said that as per the Zoning Officer she is in violation of the township's ordinances and she is requesting a waiver of the \$300 escrow fee since she is not doing any site plan review and does not believe the application will require any professional services. She is going to the Land Use Board for a decision on the permitted uses of the property at block 37 lot 2 to carry over to her home occupation. Ms. Amon is renting both block 37 lot 2 and block 37 lot 3 for which she received home occupation approval on April 4, 2017. Ms. Amon would like to park commercial vehicles outside the commercial building. There was some discussion regarding whether or not the Municipal Engineer would have to visit the site. Ms. Amon was advised that if there were any engineering fees associated with her application she would be required to pay the bills since she is requesting not putting the escrow funds in place in advance. Also the Land Use Board would not release any resolution adopted upon concluding her public hearing should escrow not be paid to cover the professional fees.

Motion to waive the required \$300.00 escrow fee associated with Erica Amon's application for appeal to be submitted to the Land Use Board re Block 37 Lot 2.

Moved Repmann

Second Soloway

Roll Call Vote: Burgess NAY Repmann AYE Soloway AYE Darocha ABSENT Blew ABSENT

Motion carried.

- **Community, Business, School, Recreation, Seniors: Repmann & Blew**

Committee Member Repmann reported on improvements being made to recreation bookkeeping and on the possible need to do fingerprinting and background checks on summer counselors who are over the age of 18. Also discussed the way in which the township would make payments to counselors and referees. Counselors would like not to have taxes taken out.

Committee Member Diane Burgess reported on submitting the Sustainable New Jersey application for recertification.

BOARD OF HEALTH – No need for a meeting this evening.

Comments from the public: Matt Papenfuhs, Deputy Chief of EMS, provided the Township Committee with a report of activity for the month of May, 2017. The Committee had some questions about response times and day time staffing. Quakertown EMS is also having some discussions with Kingwood Township along with some other mutual aid squads. Donations from both a Franklin Township and a Union Township resident allowed replacing an ambulance and allowed for the purchase of a Stryker Power Stretcher. Matt also commented on the residency program for which they are taking applicants to live in the home the fire company and EMS purchased on Pittstown Road in Union Township. This will allow staffing fire/EMS personnel to be available during the daytime in exchange for free housing.

EXECUTIVE SESSION

Motion to adopt a resolution to enter executive session at 8:32 p.m. for matters pertaining to farmland preservation with possible action to be taken upon return to open session.

Moved Burgess

Second Repmann

Roll Call Vote: Burgess AYE Repmann AYE Soloway AYE Darocha ABSENT Blew ABSENT

Motion carried.

RETURN TO OPEN SESSION

Motion to return to open session at 8:42 P.M.

Moved Burgess

Second Repmann

All present in favor. Motion carried.

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Twp. Comm. Work Sess.

Thursday, June 8, 2017

Motion to **Adopt Resolution 2017 – 44** A Resolution Granting Final Approval of the Hope Hill Application to Sell Development Easement. There is no contribution or cost share by Franklin Township for the easement purchase.

Moved Burgess

Second Repmann

Roll Call Vote: Burgess AYE Repmann AYE Soloway AYE Darocha ABSENT Blew AYE

Motion carried.

ADJOURNMENT

Motion to adjourn at 8:45 p.m.

Moved Burgess

Second Soloway

All present in favor. Motion carried.

Respectfully submitted,

Ursula V. Stryker, RMC

Municipal Clerk

DATE OF ADOPTION: _____