

Township of Randolph
Municipal Building
Randolph, NJ
May 9, 2024

A. OPENING OF REGULAR MEETING

1. Opening of the Regular Meeting

A regular meeting of the Randolph Township Council was called to order at 6:00 p.m. by Mayor Carey. This meeting is held pursuant to the New Jersey Open Public Meetings Act. Adequate notice of the meeting has been provided by posting written notice of the time, date, location, and, to the extent known, the agenda of the meeting in Randolph Township. This notice was posted on the Bulletin Board within Town Hall, it was filed with the Township Clerk, and it was provided to those persons or entities requesting notification. Notice was also provided to the Randolph Reporter and the Morris County Daily Record on November 30, 2023, by emailing them the annual resolution adopted by the Council on November 28, 2023. The annual resolution, which included this meeting date, was advertised in the Randolph Reporter, the official newspaper of the Township of Randolph, on December 7, 2023, and the Daily Record on December 4, 2023.

2. Roll Call

PRESENT: Councilmember Elbaum
Councilman Forstenhausler
Councilmember Nisivoccia
Councilmember Potter
Councilwoman Veech
Deputy Mayor Hathaway
Mayor Carey

Also Present: Township Manager Poff, Assistant Manager Stuart Greer, and Township Attorney Edward Buzak of The Law Office of Surenian, Edwards, Buzak, & Nolan, LLC.

3. Pledge of Allegiance

Mayor Carey led the Pledge of Allegiance.

B. PRESENTATION/PROCLAMATION

1. VFW Buddy Poppy Distribution Proclamation

Mayor Carey presented members of VFW Post #7333 with a proclamation recognizing the VFW's annual distribution of Buddy Poppies. VFW Post Commander Angel Soto explained the significance of the VFW Buddy Poppy Distribution. He thanked the township for its continued support of the organization. Mayor Carey read the proclamation into the record.

2. Presentation by REBA for the Community Solar Project Located at 11 Aspen Drive, Randolph, NJ

Manager Poff introduced Nick Williams, CEO of REBA. Mr. Williams explained the benefits of community solar projects and shared that REBA is proposing to submit an application to the Board of Public Utilities (BPU) for the installation of a project at 11 Aspen Drive. He explained the benefits of the program to the community, noting that power is pumped back in to the grid resulting in savings for homeowners and low-income households. He stated that the requested letter of support from the township would open up the subscription component for this project to local residents earlier.

He explained that the proposed project is located in an industrial facility among other commercial properties. He reviewed elements of site plan, padding, electrical equipment, setbacks, and fire code compliance. He estimated that 100-150 households would be able to subscribe into the program as a result of the project's size.

Councilman Forstenhausler asked how residents could subscribe into community solar. Mr. Williams explained that once the Board of Public Utilities awarded a project, subscriber management entities would manage and work with the utility billing component. He stated that subscription information is shared via websites, pamphlets and email marketing tools, in addition to consolidated billing. He noted that affordable housing groups could opt master meters into the program.

Deputy Mayor Hathaway asked about the project timeline. Mr. Williams explained that there were currently delays on the part of JCP&L. He stated that the projects were usually complete and operational within a year of the BPU award. He estimated that it could be between 12 – 18 months. He informed the council that the subscription and pre-registration process works on a dual track as the project matures.

Mayor Carey asked how the site was selected. Mr. Williams explained that his company worked with commercial real estate property owners to match them with viable projects.

Mayor Carey asked about negatives of the project. Mr. William's explained that there weren't many negatives associated with commercial buildings and industrial parks; concerns are usually raised when these projects are installed in residential areas.

Councilwoman Veech suggested that information about subscribing into the program be shared with township residents.

Councilmember Nisivoccia stated that the Environmental Landmark Advisory Committee looked into community solar projects; a few members on the committee were already subscribed to a project and were seeing savings. He liked the proposed site and noted that it did not present the challenges of the previous community solar project because it was not located near a residential area.

Deputy Mayor Hathaway asked if the project required residential notices to be sent out. Manager Poff explained that he directed Planning and Zoning Administrator Darren Carney to look into the 200ft radius for residential properties within the area; there were none.

3. Public Comment

Nick Caruso of 10 Andrews Road asked what the commercial entity received in exchange for hosting the community solar project. Mr. Williams explained that the entity can purchase and pay for the system to be the recipient of federal tax benefits, they can be eligible for renewal energy credits, or they can be the recipient of lease payments by the community solar project entity.

4. R-111-24 – Resolution Supporting REBA’s Proposed Community Solar Project to be Located at 11 Aspen Drive, Randolph, NJ

Councilmember Nisivoccia made a motion to approve R-111-24. Councilmember Potter seconded the motion, and the following roll call vote was taken:

AYES:	Councilmember Elbaum Councilman Forstenhausler Councilmember Nisivoccia Councilmember Potter Councilwoman Veech Deputy Mayor Hathaway Mayor Carey
NAYS:	None

C. APPOINTMENTS

1. Appointment of Kevin Mahoney to the Wildlife Advisory Committee

Councilmember Elbaum made a motion to appoint Kevin Mahoney as an Alternate on the Wildlife Advisory Committee. Councilwoman Veech seconded the motion, and the following roll call vote was taken:

AYES:	Councilmember Elbaum Councilman Forstenhausler Councilmember Nisivoccia Councilmember Potter Councilwoman Veech Deputy Mayor Hathaway Mayor Carey
NAYS:	None

2. Appointment of John Soto to the Recreation Advisory Committee

Councilmember Elbaum made a motion to appoint John Soto as an Alternate on the Recreation Advisory Committee. Councilwoman Veech seconded the motion, and the following roll call vote was taken:

AYES:	Councilmember Elbaum Councilman Forstenhausler
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Councilmember Nisivoccia
Councilmember Potter
Councilwoman Veech
Deputy Mayor Hathaway
Mayor Carey
NAYS: None

3. Appointment of Kisa Mulondo to the Environmental and Landmark Committee

Councilmember Nisivoccia made a motion to appoint Kisa Mulondo as a Student Member on the Advisory Environmental and Landmark Committee. Councilman Forstenhausler seconded the motion, and the following roll call vote was taken:

AYES: Councilmember Elbaum
Councilman Forstenhausler
Councilmember Nisivoccia
Councilmember Potter
Councilwoman Veech
Deputy Mayor Hathaway
Mayor Carey
NAYS: None

D. OPEN TO THE PUBLIC

Jean Pinon of 5 Misty Mountain Road stated that she has been hearing a humming sound projecting around her property for months; the sound is difficult to hear outdoors, but is noticeable when indoors. She explained that the sound has taken a serious toll on her quality of life. She noted that the sound has been acknowledged by other residents. She contacted the Engineering Department to determine where the sound is coming from. She also contacted JCP&L and the Morris County Engineering Office. She suggested that the sound could be coming from a tower. She hoped that further readings would be conducted so that a clear determination could be made. She noted that the sound measures at 60 Hertz and that she has had her hearing tested to make sure the sound was not tinnitus.

Mayor Carey thanked Mrs. Pinon for sharing her concerns. Manager Poff stated that a township inspector is making arrangements to go to the site.

John Sastron of Eyland Avenue in Succasunna stated that he has been in contact with JCP&L, Verizon, and the state to share his concerns about trees laying on powerlines near Irish Spring Road going towards Morris Turnpike. He explained that all three entities have informed him that they are not responsible for the tree maintenance in that area. Mr. Sastron also cited traffic concerns on Route 10 East near the CVS Pharmacy and the jug handle on the opposite side of the road. He was aware that these traffic concerns should be relayed to the state, but he did not know who to contact.

Manager Poff stated that he would direct Mr. Sastron to the appropriate state contact.

Seeing and hearing no one further, the public session was closed.

E. MANAGER'S REPORT

Municipal Building Parking Lot – On Saturday, May 11, the entire parking lot, with the exception of the visitor parking area at the front of the building, will be closed for milling. Visitors and residents will be able to use the parking spaces at the front of the building. On Tuesday and Wednesday, May 14 and May 15, the same portion of the parking lot will be closed for parking. Visitors and residents will be able to use the parking spaces at the front of the building.

Health Department Accreditation Process – The township is working with Strategic Health Advisors in the preparation of both workforce development planning services and quality improvement and performance management system services. This work, which is being entirely funded by the State Department of Health, will position the department for future recognition by the Public Health Accreditation Board. The mission of this voluntary national accreditation program is to improve and protect the health of the public by advancing the quality and performance of the nation's local public health departments.

Technical Review Committee Meeting – A meeting was held on Tuesday, April 30 to discuss two applications; one submitted to the Board of Adjustment and one submitted to the Planning Board.

24-06 Heritage Roxbury LLC (1575-1579 Sussex Turnpike/Block 3, Lots 3, 4, 5) – This application submitted to the Board of Adjustment is for the merging of the three lots and constructing a 24,000 square foot building with 21,600 square feet of warehousing and 2,400 square feet of office space. The application includes a major site plan, tree protection, soil movement, and a C variance. The application was deemed incomplete for a number of reasons and the applicant will be advised of the same.

Schuman Properties LLC (1180 Sussex Turnpike/Block 100, Lots 1, 2, 4, 5.01) – This application submitted to the Planning Board is for the construction of a mixed-use building with apartments above and a multi-family building. This project proposes the development of a total of 10 units including 2 affordable units. The application includes preliminary/final site plan, minor subdivision, soil movement, and tree protection. The application was deemed incomplete for a number of reasons and the applicant will be advised of the same.

A-3929 – This bill requires certain preliminary approval by municipalities prior to licensure of cooperative sober living residences. It has been referred to the Assembly Oversight, Reform and Federal Relations Committee. It was reviewed by the Land Use and Environment Division of the League Legislative Committee on Friday, May 2. The Township Attorney asked for the League's support. This would essentially reinstate a prior regulatory requirement which was intentionally deleted when the CSLR regulations were pushed through.

Facilities Workgroup Recommendation – This workgroup has recommended a council field trip be scheduled to walk the property adjacent to the municipal building, Artworks Studio, the Police Shooting Range, Veterans Park (site of the VFW building), and the Brundage Park facilities.

Market Update – Phoenix Advisors, LLC, the township’s financial advisors, provides a market update several times a year. GDP has expanded at a 1.6% annual rate in the first quarter, failing to meet expected growth of 2.4% projected by economists. The consumer-price index rose 3.5% in March from a year earlier. That was a larger increase than forecasted and higher than February’s 3.2%. The next Federal Reserve Meeting is June 12. Investors expect the Federal Reserve to continue to hold rates steady while it waits to gain greater confidence that inflation is sustainably moving towards its 2% target.

Upcoming Ordinances – Two ordinances have been prepared and one is being drafted for the Township Council’s consideration at an upcoming meeting. The first is an amendment to the township’s fee schedule regarding special duty police officer fees. The ordinances codify the terms of outside detail rates to be consistent with the recently adopted PBA labor contract. The second is an amendment to the township’s fee schedule regarding cat and dog licenses. This ordinance codifies the Board of Health recommendations to increase cat and dog license fees.

F. APPROVAL OF MEETING MINUTES

Councilmember Potter made a motion to approve the Regular Council Meeting Minutes from April 4, 2024 and April 18, 2024. Councilman Forstenhausler seconded the motion, and the following roll call vote was taken:

AYES:	Councilmember Elbaum Councilman Forstenhausler Councilmember Nisivoccia Councilmember Potter Councilwoman Veech Deputy Mayor Hathaway Mayor Carey
NAYS:	None

G. COMBINED ACTION RESOLUTIONS

Item #3, R-90-24, Authorizing Settlement of Commercial Tax Appeal, Block 42, Lot 114.01, 906 Route 10, Morris County Realty, LLC - \$97,216.42 – Councilmember Nisivoccia asked how many other outstanding tax appeals the township had. Manager Poff informed him that the council’s consideration of R-90-24 would resolve the last large outstanding current tax appeal. He added that the Township Tax Assessor, Glen Sherman, has done an exceptional job in working with counsel to resolve the appeals. He shared that Mr. Sherman reported that two residential appeals filed with the Morris County Tax Board had recently been withdrawn.

1. R-88-24 Authorizing Refund of Tax Overpayment for Tax Years 2009 - 2011 for Block 42, Lot 114.01, 906 Route 10 - \$43,197.38
2. R-89-24 Authorizing Recreation Department Program Refunds to Various Individuals
3. R-90-24 Authorizing Settlement of Commercial Tax Appeal, Block 42, Lot 114.01, 906 Route 10, Morris County Realty, LLC - \$97,216.42

4. R-91-24 Authorizing Refund of First Quarter Property Taxes Due to Veteran Exemption for Block 23, Lot 4, 12 East Logan Road - \$116.84
5. R-92-24 Authorizing Request for Approval of Items of Revenue and Appropriations - 2024 Recycling Tonnage Grant - \$69,287.87
6. R-93-24 Authorizing Release of Performance Bond Issued in Connection With Lease of Real Property Owned by the Township of Randolph for the Construction, Operation and Maintenance of a New Wireless Communications Monopole and Related Facilities - \$57,365.64
7. R-94-24 Authorizing Substitution of Boswell Engineering, Inc. for Ferriero Engineering, Inc. for Engineering Design Services for Calais Road Improvements Section 2 Project - Not to Exceed \$48,675.00
8. R-95-24 Authorizing Substitution of Boswell Engineering, Inc. for Ferriero Engineering, Inc. for Engineering Design Services for South Road Improvements Project - Not to Exceed \$49,250.00
9. R-96-24 Authorizing Refund of Cash Road Opening Bonds to Various Individuals
10. R-97-24 Authorizing Refund of Tax Sale Certificate 2023-011 for Block 60, Lot 14, 21 Treaty Road, to Bala Partners, LLC - \$3,167.23
11. R-98-24 Authorizing Award and Rejection of MCCPC Contract #10 (Lumber, Insulation, Hardware, Paint & Paint Supplies) to Various Bidders
12. R-99-24 Authorizing Award and Rejection of MCCPC Contract #13-A (Fire Equipment Services) to Various Bidders
13. R-100-24 Authorizing Award of MCCPC Contract #13-B (Repair & Rebuilding of Fire Water Pumps on Motorized Fire Apparatus) to Firefighter One, LLC
14. R-101-24 Authorizing Award and Rejection of MCCPC Contract #30 (Office Paper Supplies) to Various Bidders
15. R-102-24 Authorizing Award of MCCPC Contract #34 (Tree Spraying) to Various Bidders
16. R-103-24 Authorizing Award and Rejection of MCCPC Contract #40 (Personal Protection Items & Equipment for Emergency Personnel) to Various Bidders
17. R-104-24 Authorizing Resolution Clarifying Rejection of Bid for MCCPC Contract #43 (Propane Gas)
18. R-105-24 Authorizing Award of MCCPC Contract #46 (Preventive Maintenance/Repair of Emergency Generators) to Genserve, Inc.
19. R-106-24 Authorizing Award of MCCPC Contract #50 (Fire Department Uniforms - Purchase) to Various Bidders
20. R-107-24 Authorizing Award of MCCPC Contract #51 (Deer Carcass Removal & Disposal) to Various Bidders
21. R-108-24 Authorizing Award and Rejection of MCCPC Contract #52 (Fire Alarms, Sprinklers, Standpipe Systems, Fire Pumps) to Various Bidders

22. R-109-24 Authorizing Municipal Alliance Committee (MAC) to Submit Application for Supplemental Funding - \$1,000.00 Randolph Township Matching Funds
23. R-110-24 Authorizing Collective Negotiations Agreement With Teamsters Local 97
24. Raffle License - On-Premise 50/50, New Jersey Audubon Society, June 8, 2024, 1:00 p.m. - 5:00 p.m., at 220 Franklin Road, Randolph
25. Raffle License - On-Premise 50/50, Morris County Council of Education Philanthropic, June 2, 2024, 10:00 a.m. - 2:00 p.m. at The Meadow Wood, 461 Route 10, Randolph

Councilmember Nisivoccia made a motion to approve the combined action agenda.

Councilwoman Veech seconded the motion, and the following roll call vote was taken:

AYES: Councilmember Elbaum
Councilman Forstenhausler
Councilmember Nisivoccia
Councilmember Potter
Councilwoman Veech
Deputy Mayor Hathaway
Mayor Carey

NAYS: None

H. UPCOMING EVENTS

1. Randolph Chamber of Commerce Program, Pfeiffer Power Seminar, Phoenix Rising: Facing Adversity With Courage and Conviction, Thursday, May 16, 2024, 11:45 a.m., La Strada Restaurant, 1105 Route 10, Randolph
2. Arts in the Park, Saturday, May 18, 2024, 11:00 a.m. - 5:00 p.m. at Veterans Park, 100 Calais Road, Randolph (Rain Date is Sunday, May 19, 2024)
3. Beefsteak and Tricky Tray, Saturday, May 18, 2024, 5:00 p.m. at Randolph Chemical Engine Company #2, 340 Route 10, Randolph
4. COUNCIL ONLY - Never Again Is Now With IDF Paratrooper Sam Fried, Sunday, May 19, 2024, 11:00 a.m. at the Chabad Center for Jewish Life, 26 West Hanover Avenue, Randolph
5. Randolph Indian Association Holi 2024 Festival, Sunday, May 19, 2024, 2:00 p.m. - 6:00 p.m. at Freedom Park, 645 Millbrook Avenue, Randolph
6. COUNCIL ONLY - Liberty Tree Dedication Ceremony, May 23, 2024, 5:30 p.m. at Randolph Town Hall, 502 Millbrook Avenue, Randolph
7. Ribbon-Cutting Ceremony, Friday, May 24, 2024, 4:00 p.m. at Salus Per Aquam, 140 Route 10 West, Randolph
8. Memorial Day Ceremony, Monday, May 27, 2024, 11:00 a.m. at the VFW Memorial Post 7333, 103 Carrell Road
9. Randolph Rocks 5K Race, Saturday, June 1, 2024, 8:30 a.m.

10. Juneteenth Day Celebration, Saturday, June 1, 2024, 11:00 a.m. - 1:00 p.m., at Veterans Community Park, 100 Calais Road, Randolph
11. Fairy Trail Opening, Saturday, June 1, 1:00 p.m. - 5:00 p.m., Brundage Preserve, Carrell Road, Randolph
12. COUNCIL ONLY - Morris County Brunch Welcoming Military Arrivals at Picatinny Arsenal, Saturday, June 1, 2024, 11:00 a.m. - 2:00 p.m. at VFW Post 7333, 103 Carrell Road, Randolph
13. COUNCIL ONLY - Community Garden Dinner, June 6, 2024, 6:00 p.m. (Rain or Shine), Veterans Park, Calais Road, Randolph
14. Dedication of Liberty Tree Slice, Randolph Reminisces Program and 45th Anniversary Celebration for Historical Society of Old Randolph, Monday, June 17, 2024, 7:00 p.m. at Randolph Museum, Millbrook Avenue, Randolph
15. Stefan Strong Foundation Brewery Day Fundraiser, Saturday, August 3, 2024, 12:00 noon - 4:00 p.m. at Fort Nonsense, 220 Franklin Road, Randolph

I. DISCUSSION ITEMS

1. An Ordinance Amending Sections 15-12.2, 15-35.9 and 15-42 of the Land Development Ordinance of the Township of Randolph to Permit New Car and Truck Dealerships and Accessory Used Car and Truck Sales and Service That Are Part of a Shopping Center in the B-4 General Commercial District

Manager Poff explained that the purpose of this ordinance is to amend Sections 15-12.2, 15-35.9, and 15-42 of the Land Development Ordinance of the Township of Randolph to permit new car and truck dealerships and accessory used car and truck sales and service that are part of a shopping center in the B-4 General Commercial District. The ordinance was developed after James Greco presented plans for his property to relocate a car dealership in the zone.

Planning and Zoning Administrator Darren Carney explained that a draft ordinance was prepared based on the recommendation of the Land-Use Workgroup. The ordinance would permit a new car and truck dealership in the B-4 General Commercial District. He noted that the ordinance specifically focused on shopping centers in the B-4 Zone. The property is directly across from the Meadow Wood Manor.

Attorney Buzak informed the council that an additional section would be added to the ordinance to eliminate any ambiguities or misinterpretations.

Councilmember Nisivoccia asked if other existing developments would be affected by the zone change. Mr. Carney explained that the ordinance only applied to shopping centers in the B-4 Zone that meet the specified conditional use requirements. He shared that all the properties in the zone did not meet those conditional use requirements.

Councilmember Elbaum asked if the ordinance would be referred to the Planning Board if the council agreed to include it in the zoning. Mr. Carney explained that if the development meets all the conditional use requirements to be a shopping center the parties still have to reappear in front of the Planning Board for a change in-use site plan. She asked what would happen if the zoning change was not made. Mr. Carney explained that the parties would be referred to the

Board of Adjustment for consideration of a D-Variance. Mr. Carney explained that there would also be a complimentary pad site in the area.

Councilman Forstenhausler explained that the Land-Use Workgroup heard Mr. Grecco's proposed plans for the site. He stated that they were not proposing any changes to the grading at the front of the property, and also discussed the possibility of installing a complimentary coffee shop. He commented that the addition would be welcomed tax revenue for the township and that the traffic impact would be minimal.

Deputy Mayor Hathaway asked if any other commercial uses should be incorporated to expand more opportunities for local businesses within the B-4 Zone. Mr. Carney explained that the permitted uses in the zone were already very expansive. Manager Poff stated that they had examined the area, and were comfortable with the expansive nature of the zone as is.

Councilman Forstenhausler noted that the property was originally approved for a retail shopping center similar to the shopping commons in Denville Township. He commented that this proposed project would not have as large of an impact on traffic flow.

Councilmember Elbaum inquired about the timeline for the project. Mr. Carney explained that the project was in its preliminary stages. Councilman Forstenhausler noted that Mr. Grecco was eager to move the project forward and complete it.

Mayor Carey noted that everyone likely remembered Mr. Grecco's initial plans for the property, but times have changed. She noted that this project's impact on traffic and the community would be minimal as opposed to it becoming a housing development.

Councilmember Nisivoccia supported the idea. He asked Manager Poff and Mr. Carney to conduct a cursory review of the zone to determine if any other amendments should be considered for the zone.

Manager Poff explained that the ordinance would be finalized with Attorney Buzak and Mr. Carney. The ordinance would be prepared for introduction at the next Township Council meeting.

2. An Ordinance Amending Section 34-83, Rules and Regulations for all Trail Users, of Article IV, Randolph Trail System, of Chapter 34, Parks and Recreation Areas, of the Revised Ordinances of the Township of Randolph to Prohibit the Operation of E-Bikes on the Trail System

Manager Poff explained that the purpose of this ordinance is to amend Subsection (c) of Section 34-83, Rules and Regulations for All Trail Users, of Article IV, Randolph Trail System, of Chapter 34, Parks and Recreation Areas, of the Revised Ordinances of the Township of Randolph to include e-bikes on the non-exclusive list of motorized vehicles that are prohibited on the trail system. He stated that the issue arose out of the Police Department and Recreation Department after recommendations were received to consider specifically spelling out the prohibition of e-bikes on the trail. He noted that the committee already recognizes e-bikes as motorized vehicles, but the ordinance would remove any ambiguity from the regulations for safety purposes.

Councilman Forstenhausler explained that he was a liaison on the Trails Advisory Committee when the issue was first discussed. He recalled that the committee thought the term motorized vehicles was clear.

Manager Poff noted that the Police Department recommendation also accounted for the travel surface of the trails which could make for safety concerns when combined with speeding e-bikes.

Councilmember Potter asked if an e-bike could have its motorized function disabled, and if so, would the bikes be allowed on the trail. There was a discussion on the capabilities of e-bikes.

Deputy Mayor Hathaway asked what the enforcement process was for e-bikes on the trails. Manager Poff explained that the rules and regulations are posted on the trailheads; information about the regulations could be shared on the website as well.

Councilwoman Veech asked if there were any areas where e-bikes were permitted. There was consensus that the ordinance would remove any ambiguity about e-bikes being classified as motorized vehicles and that they are not permitted on trails. There was consensus to move forward with the ordinance.

J. OPEN TO THE PUBLIC

Jim McConnell of 45 Carrell Road asked the council to rethink the e-bike issue as it is difficult to tell the difference between the motorized vehicles and racing bikes. He felt that the public outcry may not be worth it and suggested removing any bike use from the trail.

Seeing and hearing no one further, the public session was closed.

K. COUNCIL COMMENTS

Councilmember Potter announced her intention to resign from the Township Council effective Wednesday, May 22. She stated that it had been an honor to serve on the council and that the experience has provided her with an extensive education on municipal governance. She stated that Randolph Township was a well-run municipality from its municipal offices to each of its local volunteer organizations. She recognizes the residents who volunteered their time and talents and stated that these individuals were incredible role models for the community and other municipalities. She enjoyed meeting many different people and valued the time she spent understanding their needs and learning from their wisdom. She thanked her colleagues on the council for placing their trust in her and for all the support they have given her throughout her time on the Township Council. She concluded her comment by wishing all the best for the Randolph community.

Councilmember Nisivoccia reported that the Municipal Alliance Committee was preparing for the upcoming Healthy Body, Healthy Mind Expo. He shared that the committee's grant application has finally been accepted after difficulties with the first few submission attempts.

Earlier in the day, he attended a demo presentation by the Morris County Sheriff's Office to observe the stinger tire deflation system. Randolph officers participated in the training; the

Police Department will be obtaining a few of these devices through the Morris County Prosecutor's Drug Forfeiture Fund.

He attended several ribbon-cutting ceremonies, the Little League Opening Day event, the Earth Day Hike, the Brundage Playhouse 45th Anniversary Program, the Healthy Body, Healthy Mind Expo, the CCM Foundation Gala, the Randolph Library 60th Anniversary Celebration, the Randolph Museum Pathways Program, two artworks shows, and the Ironia Fire Department Pancake Breakfast.

He concluded his report by wishing Councilmember Potter and her family all the best. He stated that it had been an honor to serve on the council with her. He commended her for being a great mayor and council member. He stated that her engineering analysis, attention to detail, caring and compassion were qualities that would be missed.

Councilmember Elbaum reported that she attended the Randolph Library 60th Anniversary Celebration. She also attended the Healthy Body, Healthy Mind Expo, various business ribbon-cutting ceremonies, and the Randolph Area Chamber of Commerce event at the Golf Cave.

She thanked Councilmember Potter for her years of service on the council. She wished Councilmember Potter continued success in her future endeavors.

Councilwoman Veech reported that the Facilities Workgroup discussed the roof replacement on the municipal building, the VFW building, and the plans for a new cultural arts center. She shared that they were looking into stormwater management issues for the proposed site of the center and that the township would be hiring an architect to guide the process. She explained that the project would include the formation of focus groups, committees, advisory groups, and public hearings.

She participated in the Community-Wide Garage Sale event, the Earth Day Hike, and several ribbon-cutting ceremonies. She attended the Brundage Park Playhouse 45th Anniversary Program and noted that the playhouse's productions have been selling out which indicated a need for a 300-seat theater.

She attended a New Jersey League of Municipalities meeting on Friday, May 3. She informed the council that she had requested to be moved to the Land-Use Committee. She shared information about a bill that supported the exclusion of environmentally sensitive and flood-prone land from being designated as vacant or available for affordable housing purposes.

She reported that the Planning Board discussed the NJ State Development and Redevelopment Plan. She informed the council that the state plan had not been readopted since 2001 and that the State Planning Commission adopted updated rules in 2023 to assist with the readoption of the plan in 2024. She shared that the council or Planning Board would be required to hold a municipal public outreach meeting sometime in August or September to hear public input. She added that Planning and Zoning Administrator Darren Carney provided an update on the fourth round of affordable housing during the meeting.

She attended a ribbon-cutting ceremony for Smartikos, a business that was established by two Randolph High School student alumni.

She concluded her report by thanking Councilmember Potter for her years of service on the Township Council, and for serving as mayor. She commended Councilmember Potter for her commitment and focus on residents and their needs. She acknowledged her work on the Diversity Inclusion Report and the Environmental Guidebook. She hoped that Councilmember Potter would enjoy her new community and stated that she would be missed in Randolph.

Councilman Forstenhausler stated that the Rescue Squad Food Truck Fundraiser had a great turnout. He shared that the Randolph Chemical Engine Company #2 Beef Steak Tricky Tray event would be held on Saturday, May 18.

He reported that the Traffic Advisory Committee discussed the Park Avenue and Pleasant Hill intersection.

He concluded his comments by stating that Councilmember Potter would be greatly missed. He commended her for giving 100% effort in her role as a mayor, deputy mayor, and council member. He acknowledged her efforts on NJ 2-1-1. He appreciated that it was her time to move on, but noted that the council would miss her. He wished her all the best.

Deputy Mayor Hathaway stated that this moment was bittersweet; while he wanted to congratulate Councilmember Potter and her family on this new chapter, with her departure Randolph would be losing one of its best leaders, and the council would be missing a great friend and an exceptional colleague. He stated that he learned so much from Councilmember Potter during his first year on the council. He stated that Councilmember Potter's preparedness, professional approach, and her ability to stay grounded in her beliefs while respecting the convictions of others made her a huge benefit to the community. He stated that Councilmember Potter was leaving the community a better place.

Mayor Carey reported that she attended the Interfaith Food Pantry Gala. She acknowledged residents Michael and Wendy Whiting for their efforts in organizing the event. She attended the Morris Habitat for Humanity Women's Build Event, noting that the organization hoped to hold an opening in June or July for the last set of families to move in.

She shared that the Communications Workgroup met with Manager Poff and Communications Director Robert Rios to discuss various social media metrics. She explained that a disclaimer would be added to recreation forms, informing residents that they will be added to the township email newsletter automatically unless they choose to opt-out. She stated that a large sign would be displayed at the Arts in the Park event to encourage users to sign up via a QR code. She informed the council that a social media campaign was in development for the Rescue Squad and Fire Department.

She reported that the Economic Development Committee met on Tuesday, May 7. The committee discussed the criteria for the Business Achievement Awards.

She concluded her report by stating that she was sad to see Councilmember Potter go. She explained that Councilmember Potter has been a great asset to the council and a great advocate for residents. She recalled Councilmember Potter's management of a challenging council meeting back in September 2022. She appreciated everything Councilmember Potter accomplished and commended her for the legacy she would be leaving behind.

Manager Poff commended Councilmember Potter for overseeing one of the most challenging meetings he has faced in his career. He recalled that she handled the situation with poise and grace and that he would carry her example with him as he continued to work on behalf of the community. He thanked her for her commitment to serving on the council and as mayor. He credited her for bringing him up to speed with the complexities of the CSLR facilities in the community. He wished her and her family all the best in this exciting new chapter.

L. EXECUTIVE SESSION

WHEREAS, Section 8 of the Open Public Meetings Act, Chapter 231 P.L. 1975 (N.J.S.A. 10:4-12) permits the exclusion of the public from a meeting under certain circumstances; and

WHEREAS, this public body is of the opinion that such circumstances presently exist.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Township of Randolph, in the County of Morris, and in the State of New Jersey as follows:

1. The public shall be excluded from the remaining portion of this meeting.
2. The general nature of the subject matter to be discussed is as follows:
 - A. Attorney/Client Privilege: State Development and Redevelopment Plan/Affordable Housing Regulations
 - B. Attorney/Client Privilege: Mine Hill – Jackson Brook Interceptor
3. As nearly as can now be ascertained, the matter or matters to be discussed at this time will be disclosed to the public at such time and under such circumstances as are prescribed by law.
4. At the conclusion of the Executive Session, the Council may or may not reconvene in public session for the purpose of taking formal action on matters discussed in closed session or on any matter as permitted by law.

Councilwoman Veech made a motion to enter into Executive Session at 7:46 p.m. Councilman Forstenhausler seconded the motion and the following roll call vote was taken:

AYES: Councilmember Elbaum
 Councilman Forstenhausler
 Councilmember Nisivoccia
 Councilmember Potter
 Councilwoman Veech

Deputy Mayor Hathaway
Mayor Carey
NAYS: None

Councilwoman Veech made a motion to close the Executive Session and reopen the meeting at 8:46 p.m. Councilman Forstenhausler seconded the motion and the following roll call vote was taken:

AYES: Councilmember Elbaum
Councilman Forstenhausler
Councilmember Nisivoccia
Councilmember Potter
Councilwoman Veech
Deputy Mayor Hathaway
Mayor Carey
NAYS: None

M. ADJOURNMENT

Councilmember Potter made a motion to adjourn the meeting at 8:47 p.m. Councilwoman Veech seconded the motion, and the following roll call vote was taken:

AYES: Councilmember Elbaum
Councilman Forstenhausler
Councilmember Nisivoccia
Councilmember Potter
Councilwoman Veech
Deputy Mayor Hathaway
Mayor Carey
NAYS: None