

MINUTES OF THE BRIDGEWATER TOWNSHIP COUNCIL
OCTOBER 16, 2017 COUNCIL CHAMBERS

The Township Council of the Township of Bridgewater, County of Somerset, State of New Jersey, convened in a regular session on Monday, October 16, 2017 at 7:30 p.m. in Council Chambers in the Municipal Complex, Bridgewater, New Jersey 08807.

Council President Kurdyla:

Notice of Meeting

In compliance with the Open Public Meetings Act of New Jersey, adequate notice of this meeting was provided on January 9, 2017 by sending written and electronic notice to the Courier News and the Star Ledger, posting on the Township website and on the bulletin board in the Municipal Building, and filing with the Township Clerk.

On call of the roll, the following Council members were present:

Matthew C. Moench (arrived 7:35pm)
Howard Norgalis
Filipe Pedroso (arrived 7:37pm)
Council Vice President Christine Henderson Rose
Council President Allen Kurdyla

Also Present: James T. Naples, Township Administrator
William B. Savo, Township Attorney
Linda J. Doyle, Township Clerk

Council President Kurdyla led the audience in the Pledge of Allegiance.

Minutes

SEPTEMBER 28, 2017 - AGENDA SESSION
OCTOBER 2, 2017 - REGULAR SESSION

On motion of Councilman Norgalis, seconded by Councilman Kurdyla, the September 28th agenda session minutes and October 2nd regular session minutes were moved for approval and passed unanimously on a voice call vote. Councilwoman Rose abstained from voting on the September 28th minutes.

Council Reports

Councilman Moench:

- Attended the “Taste of Bridgewater” event tonight which is a Bridgewater education foundation fund raiser at the Bridgewater Manor. Great event.
- Attended the 5K run for the animal shelter which was well attended and everyone had a great time

- Reminded everyone that the Bridgewater Creative Arts committee has it 5th annual talent in the Town reception on October 25th.

Councilman Norgalis:

- Attended, along with representatives from the County Business Partnership, the ribbon cutting at "Mathnasium of Bridgewater" on Washington valley Road. It is part of a nationwide corporation dealing with math tutoring and education.
- Attended the Somerset County Governing Officials gathering to celebrate Freeholder Peter Palmer for 55 years of public service.
- Attended, along with Council President Kurdyla, the dance and music festival sponsored by the Indian Cultural organization, held at the library.
- Attended the bid openings last week for road work on Colonial way, Dogwood Drive and Braemer Place all of which are on our agenda for tonight.
- Received a call from Bob Albano on behalf of the Martinsville Squad seeking Council financial support. He will document their request but in its simplest form the Martinsville Squad responds to 70% of the calls in what is essentially the Green Knoll Squad area without any financial consideration. Owing to the distance to be traveled, Green Knoll coverage calls are expensive. More information will follow.
- Attended the news conference held in our municipal building wherein the Lieutenant Governor and several State Senate and State Assembly candidates postured their positions for the upcoming election.
- Took part in the Somerset County Health Department flu clinic on October 14 working on behalf of the Medical Reserve Corp for which he is a volunteer.

Council Vice President Rose

- Had the pleasure of attending the Somerset County Governing Officials meeting in honor of Freeholder Peter Palmer. It was a very well attended and nice meeting.

Council President Kurdyla

- Attended the "Tree for all" festival
- Attended the news conference with Lieutenant Governor Gordano
- Received a call from a resident regarding 12 Hayward Street. The

neighbors are getting anxious and would like this property investigated. The garage door is partly open and neighbors are concerned about security. There is also concern about odor emanating from this home.

Mayor's Reports

Nothing new to report

Discussion

Councilman Norgalis stated that he attended the bid openings last week for road work on Colonial way, Dogwood Drive and Braemer Place all of which are on our agenda for tonight. It is now apparent to him that the "CAPITAL BUDGET 2017 for ROADS" worksheet that was approved as part of the Capital program is inconsistent with the scope and expense of the work actually done. Streets such as Victor are added by the Administration and the scope of work for others such as Braemer are increased.

Councilman Norgalis requested the Capital work sheet be amended and provided to Council on an ongoing basis and to include columns for Engineering and Final Cost and where appropriate, annotated for scope changes. He stated this request is not being critical of Road Capital projects but is simply to facilitate keeping the Council up to date.

Public Comment

On motion of Councilman Norgalis, seconded by Councilwoman Rose, the meeting was opened to the public.

Members of the public wishing to address the Council on any matter will be allowed two minutes to speak, unless there are unusual circumstances.

No one wished to be heard.

On motion of Councilman Norgalis, seconded by Councilman Moench, the public comment portion was closed.

Public Hearing & Final Action Ordinance

AN ORDINANCE OF THE TOWNSHIP OF BRIDGEWATER 1) CREATING A NEW SECTION 126-318.1 ENTITLED "OFFICE, RESEARCH AND DEVELOPMENT (OR/D) ZONE" WITHIN CHAPTER 126 (LAND USE) OF THE MUNICIPAL CODE OF THE TOWNSHIP OF BRIDGEWATER, 2) AMENDING CERTAIN ANCILLARY ORDINANCES RELATED TO THE CREATION OF THIS NEW ZONE AND 3) AMENDING THE ZONING MAP TO REZONE CERTAIN PORTIONS OF LOTS 17, 18 & 19 IN BLOCK 483 ON THE BRIDGEWATER TOWNSHIP TAX MAP FROM THE ZONING DISTRICT KNOWN AS THE SPECIAL ECONOMIC DEVELOPMENT (SED) ZONE, SECTION 126-320 OF CHAPTER 126 (LAND USE), TO THIS NEWLY CREATED ZONING DISTRICT TO BE KNOWN AS THE OFFICE, RESEARCH AND DEVELOPMENT (OR/D) ZONE," SECTION 126-318.1 HEREIN, SO AS TO BRING IT

ALL INTO CONFORMANCE WITH THE TOWNSHIP 2016 MASTER PLAN, AMENDMENT TO THE LAND USE ELEMENT AND RE-EXAMINATION REPORT AND ITS ADOPTION BY THE TOWNSHIP PLANNING BOARD

Township Attorney Savo explained that this Ordinance confirms what currently exists. This is a property previously designated as an area in need of redevelopment and as such is being rezoned as recommended by the Planning Board. This Ordinance allows us to adopt that recommendation.

On motion of Councilman Moench, seconded by Councilwoman Rose, the meeting was opened to the public.

No one wished to be heard.

On motion of Councilman Moench, seconded by Councilwoman Rose, the public comment portion was closed.

Councilman Pedroso stated he will be voting “no” on this ordinance. He opined it is best to adopt this Ordinance when it is clear what this project will look like and the impact it will have on the residents and neighborhoods.

On motion of Councilman Moench, seconded by Councilman Norgalis, the foregoing Ordinance was proposed. The vote was as follows:

Councilman Moench	Aye
Councilman Norgalis	Aye
Councilman Pedroso	Nay
Council Vice-President Rose	Aye
Council President Kurdyla	Aye

ORDINANCE #17-21 WAS ADOPTED.

A copy of resolution [#17-10-16-289](#) is appended to the official minutes

Resolutions

Council President Kurdyla called for a consent vote on the following resolutions. He advised these resolutions were discussed at the agenda session meeting on Thursday:

AWARD OF CONTRACT TO REIVAX CONTRACTING CORP. FOR THE COLONIAL WAY ROAD IMPROVEMENT PROJECT, IN THE SUM OF \$452,859.40, FUNDED THROUGH THE 2017 CAPITAL FUND

AWARD OF CONTRACT TO TOP LINE CONSTRUCTION CORP. FOR THE DOGWOOD DRIVE ROAD IMPROVEMENT PROJECT, IN THE SUM OF

**\$293,307.65, FUNDED THROUGH THE 2017 CAPITAL FUND
AWARD OF CONTRACT TO TOP LINE CONSTRUCTION CORP. FOR THE BWT-1
ROAD IMPROVEMENT PROJECT (BRAEMER PLACE - ENTIRE LENGTH AND
VICTOR STREET - BYRD AVENUE TO HARDING ROAD), IN THE AMOUNT OF
\$182,309.39, FUNDED THROUGH THE 2017 CAPITAL FUND**

**AWARD OF STATE CONTRACT FOR ONE 2018 FORD F550 4 WHEEL DRIVE CREW
CAB & CHASSIS DUMP BODY WITH PLOW FROM RT 23 AUTO MALL OF BUTLER,
NEW JERSEY ON STATE CONTRACT IN THE AMOUNT OF \$92,228.25 FUNDED
THROUGH THE NEW JERSEY COOPERATIVE PURCHASING PROGRAM**

**AUTHORIZING THE RELEASE OF THE MAINTENANCE GUARANTEE IN THE
AMOUNT OF \$57,087.92 (CASH) FOR BRIDGEWATER VENTURES, LLC, BLOCK
303, LOT 6, 9 FINDERNE AVE., BRIDGEWATER, NJ 08807**

**AUTHORIZING EXECUTION OF A DEVELOPER'S AGREEMENT BETWEEN THE
TOWNSHIP OF BRIDGEWATER AND KANHAA, LLC FOR THE DEVELOPMENT AND
CONSTRUCTION OF A COMMERCIAL DEVELOPMENT, NAMELY A STRIP MALL TO
BE KNOWN AS "CROSSROADS PLAZA," ON LOT 3 IN BLOCK 315 ALSO KNOWN AS
600 EAST MAIN STREET, WHICH WILL CONSIST OF THE DEMOLITION OF THE
EXISTING RESTAURANT BUILDING AND THE CONSTRUCTION OF A NEW 7,500
SQUARE FOOT BUILDING WHICH WILL HOUSE SEVERAL COMMERCIAL/RETAIL
UNITS, INCLUDING A 2,400 SQUARE FOOT DELICATESSEN TO BE OWNED AND
OPERATED BY THE APPLICANT PURSUANT TO A USE VARIANCE, PRELIMINARY
AND FINAL MAJOR SITE PLAN APPROVAL AND CERTAIN BULK VARIANCES
GRANTED BY THE BRIDGEWATER TOWNSHIP ZONING BOARD OF ADJUSTMENT**

**AUTHORIZATION TO REMOVE TOPSOIL FOR SUNRISE SENIOR LIVING LOCATED
AT 390 ROUTE 22, BRIDGEWATER - PERMIT #15-3197**

On motion of Councilman Moench, seconded by Councilwoman Rose, the foregoing resolutions were proposed. The vote was as follows:

Councilman Moench	Aye
Councilman Norgalis	Aye
Councilman Pedroso	Aye
Council Vice-President Rose	Aye
Council President Kurdyla	Aye

THE RESOLUTIONS WERE ADOPTED.

Copies of resolutions [#17-10-16-290 thru #17-10-16-296](#) are appended to the official minutes

Adjourn

On the motion of Councilman Norgalis, seconded by Councilwoman Rose, the meeting adjourned at approximately 7:50 p.m.

Respectfully Submitted,

Linda J. Doyle, RMC
Municipal Clerk

Allen Kurdyla
Council President