

**BOROUGH OF NETCONG
MAYOR AND COUNCIL MEETING
September 7, 2023**

MINUTES OF THE MEETING OF THE MAYOR AND COUNCIL OF THE BOROUGH OF NETCONG HELD SEPTEMBER 7, 2023 AT THE NETCONG MUNICIPAL BUILDING, 23 MAPLE AVENUE, NETCONG, NEW JERSEY COMMENCING AT 7:30 PM.

The meeting was called to order by Mayor Nametko at 7:30 PM.

PLEDGE OF ALLEGIANCE

STATEMENT OF OPEN PUBLIC MEETINGS ACT

The Borough Clerk read the following statement:

Adequate notice of this meeting as defined by the Open Public Meetings Act has been provided by:

1. Posting a notice of said meeting in the space provided for
Such announcements at the Borough Hall on January 6, 2023.
2. Publishing a notice in the Daily Record, the official newspaper
of the Borough of Netcong on January 11, 2023 and emailing a
copy to the Star Ledger on January 6, 2023.

ROLL CALL

Those in attendance this evening were Councilman Albensi, Councilman Hathaway, Councilman Morton, Councilman Still, Councilman Sylvester and Mayor Nametko. Also present was Mr. Blakeslee, Borough Administrator and Mrs. Eckert, Borough Clerk

PUBLIC PORTION OF MEETING

Mr. Steven Fredericks, Growing Stage CEO, is here to share some state and county grants that the Growing Stage has obtained. It has been fully restored at this point with a \$218,000.00 grant from NJ Historic Trust. This will be for the stage lights which will be LED efficient lighting. The new instruments have as much strength with less energy usage. \$117,000.00 was the amount of the grant to renovate the stage. Councilman Sylvester mentioned that the fire inspector is working with the Growing Stage to have safer access. One more pending grant is with the cultural trust to renovate the bathrooms and all units will be water efficient. On October 7th they will be having a fundraiser and county commissioners will be attending to be honored. Mr. Fredericks invited the Council to come. Finally, he cannot attend next week's meeting as president of the NCP-he is asking for support of the ordinance that will be up for approval at that meeting. The mayor thanked Mr. Fredericks for all the time and effort he has put into the Growing Stage. Mr.

Fredericks stated the Growing stage is on 4 registries. The mayor thanked him for his time.

Mr. James Best, 64 Koclas Dr.-stated that a few weeks ago the state came to his home to tell him he has to remove his personal items from the lakeside properties. He is concerned the state will not keep maintaining these properties. He is concerned because the state told them a Councilman filed a complaint. Councilman Hathaway stated he was the one who was concerned because residents are putting up no trespassing signs on this public property. Mr. Best asked why it was not done in a more friendly manner. Councilman Hathaway stated the borough had made requests to the residents to not place these signs but they were not heeded. Councilman Hathaway stated the borough plans to improve this area by putting in a walking path. He explained he is not happy with the maintenance of that property either. Mr. Best stated this is a no wake zone. Councilman Hathaway stated he is aware that this is a no wake zone. Councilman Hathaway stated he has seen residents asking people to leave if they are fishing, which in reality, this land is not theirs. Mr. Blakeslee asked if Mr. Best had received any written communication from the state. Mr. Best stated he did not actually receive a letter, just stickers on the items that were in these areas. Councilman Sylvester asked that before the project for the walking path is done, how would the maintenance of these shoreline areas be maintained. Mr. Blakeslee stated the state has done some maintenance there. Mr. Blakeslee asked if there were lease agreements available from the state for residents who live across the street from this area. There was further discussion among the Council on this subject. Councilman Hathaway stated Mr. Best is not one of the people who is causing problems, but there are other residents who are not complying with the request to not post private property signs on public property. Mr. Best asked if Councilman Hathaway could provide the properties that are not complying. Councilman Hathaway stated he would do that off line. Councilman Hathaway's wish for this property is that a walking path could be put there and maintained. Councilman Hathaway gave his opinions on this subject. Mr. Best thanked Councilman Hathaway for his explanation. He stated he wished the Council could have let residents in this area know about the trespassing signs so they could have done something about it because the residents in that area are close. There was further discussion among the Council on this subject. Councilman Sylvester suggested a meeting with these residents would be in order to give a full explanation of the concerns for this lakeside property. Councilman Hathaway noted that the no trespassing signs and locked gates are the issue here, not so much the boats and docks. Councilman Hathaway stated the state should be contacted to come to a reasonable solution to this issue. Mr. Best thanked the Council for their time.

Mr. Charles Amico, 52 Railroad Ave., is trying to get a standby generator installed. He had no problem with Mr. Blakeslee, but the Byram Construction Dept. is very behind on their permits. They are overwhelmed. He is concerned that this is taking so long to get these permits done. Mr. Blakeslee will call the construction department tomorrow. He thanked the Council for their help and time. The mayor thanked him for making the Council aware.

A Motion to close the meeting to the public was made by Councilman Hathaway and seconded by Councilman Morton.

Roll Call: 5 Yes

AGENDA ITEMS FOR DISCUSSION

The following items are for discussion purposes only. Any action on these items will take place at the meeting of September 14, 2023.

1. **Minutes** – Agenda Meeting – August 3, 2023
Regular Meeting – August 10, 2023

A motion was made by Councilman Still and seconded by Councilman Sylvester.
Roll Call: 5 Yes

2. **Ordinance Adoptions – Ordinance 2023-13-** AN ORDINANCE AMENDING CHAPTER 75, SPECIAL IMPROVEMENT DISTRICT, OF THE CODE OF THE BOROUGH OF NETCONG, COUNTY OF MORRIS AND STATE OF NEW JERSEY FOR THE PURPOSE OF INCLUDING CLASS 4C AND 15F, PILOT, MULTI-FAMILY BUILDINGS, WITHIN THE SPECIAL IMPROVEMENT DISTRICT

To be carried to the September 4th meeting.

3. **Correspondence** – Letter – Netcong Community Partnership President
4. **Correspondence** – E-Mail – Ja'Mar Jones – Fireworks
5. **Correspondence** – E-Mail – Julia Barone - Fireworks
6. **Old Business** –Redevelopment Plan/Ordinance – St. Michaels- Mt. View

Mr. Blakeslee stated the copy of the redevelopment plan has been emailed and hard copies placed in the Council mailboxes. This can be introduced next week and approved in October. Councilman Sylvester asked what was the rush. He is against this project. This plan is for 88 rentals. It is zoned for 31 single family homes. Our planner said there is no reason to put rentals in this area. He is concerned about this issue. Why can't we do owner occupied condos instead of rentals? He is not in favor of this project.

7. **Old Business** – Ordinances – Cannabis

Mr. Blakeslee stated he sent out the latest versions of the ordinances that would need to be considered if going forward. He explained the contents of these ordinances. He gave details on how to limit the number of licenses in town. It was decided this would mirror the liquor license rules; 1 for every 3000 residents. There was a brief discussion on this subject. Councilman Hathaway read that portion of the ordinance for the Council. Councilman Hathaway also provided details of the areas where these facilities can be run. There was brief discussion among the Council on this subject. Councilman Sylvester asked if there was a distance put in the ordinance so liquor stores and cannabis stores cannot be close to one another. Councilman Hathaway read the portion of the land use

ordinance. It was decided there is not a comment on liquor licenses. Mr. Blakeslee will have the attorney add this to the Land Use Ordinance Section 4 subsection E subsection 10. There was further discussion among the Council on this subject. Mr. Blakeslee will get that changed for next week.

8. New Business- None

9. Resolution 2023-82 – Authorizing the Sale of Municipal Surplus Property

A Motion was made by Councilman Still and seconded by Councilman Albensi to approve this resolution.

Roll Call: 5 Yes

10. Resolution 2023-83- Authorizing the Update, Adoption and Implementation of the Personnel Policy and Procedures Manual of the Borough of Netcong

A Motion was made by Councilman Still and seconded by Councilman Albensi to approve this resolution.

Roll Call: 5 Yes

11. Ordinance Introduction – Ordinance 2023-14 - AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN PROPERTY OWNED BY THE BOROUGH OF NETCONG, MORRIS COUNTY, NEW JERSEY, NOT REQUIRED FOR PUBLIC PURPOSES PURSUANT TO N.J.S.A. 40A:12-13, ET SEQ.

To be carried to the September 4th meeting.

12. Ordinance Introduction – Ordinance 2023-15 - AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN PROPERTY OWNED BY THE BOROUGH OF NETCONG, MORRIS COUNTY, NEW JERSEY, NOT REQUIRED FOR PUBLIC PURPOSES PURSUANT TO N.J.S.A. 40A:12-13, ET SEQ.

To be carried to the September 4th meeting.

13. Ordinance Introduction – Bond Ordinance 2023-18- BOND ORDINANCE TO AUTHORIZE THE UNDERTAKING OF IMPROVEMENTS TO JENNY LIND STREET IN, BY AND FOR THE BOROUGH OF NETCONG, IN THE COUNTY OF MORRIS, STATE OF NEW JERSEY, TO APPROPRIATE THE SUM OF \$312,500 TO PAY THE COST THEREOF, TO APPROPRIATE A STATE GRANT, TO AUTHORIZE THE ISSUANCE OF BONDS TO FINANCE SUCH APPROPRIATION AND TO PROVIDE FOR THE ISSUANCE OF BOND ANTICIPATION NOTES IN ANTICIPATION OF THE ISSUANCE OF SUCH BONDS.

To be carried to the September 4th meeting.

PRIVILEGE OF THE FLOOR TO THE COUNCIL

Councilman Sylvester thanked the DPW for repairing a water line for his neighbor on Labor Day. Mr. Hess came on his day off and helped repair the line. He did an exemplary job.

Councilman Hathaway stated that for some, there was a missed opportunity as the mayor was in the dunk tank at the Family Fun Day event. Councilman Hathaway also participated in the dunk tank. The event was very well done by all the recreation volunteers. The mayor had several comments about this event.

Councilman Morton thanked everyone who helped make Family Fun Day a great day. There were over 600 attendees.

Councilman Blakeslee wanted to let the Council know we will be ordering black garbage cans as opposed to the red ones. The red was an extra expense. Councilman Still had a resident ask if they can have 1 large and 1 small can. Mr. Blakeslee stated that this can be accommodated. There was a brief discussion on this subject. Mr. Blakeslee noted that there would be a decrease in stickers.

MAYORS COMMENTS

The mayor had no comments at this time.

PROCLAMATION

None presented

PUBLIC PORTION OF MEETING

Clara Chapman, of Koclas Dr., had a question about the garbage pails. (Dolores Colabellas Tennant) She wants to be sure each unit will get a garbage can. She was assured they will both get a can.

A Motion to Close the Meeting to the Public Was made by Councilman Sylvester and seconded by Councilman Hathaway.
Roll Call: 5 Yes

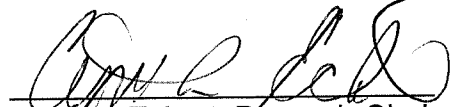
CLOSED SESSION

None this evening.

ADJOURNMENT

A Motion to Adjourn the Meeting was made by Councilman Still and seconded by Councilman Hathaway at 8:15PM. The motion was passed with unanimous voice vote.

Respectfully Submitted,



Cynthia Eckert, Borough Clerk