

**TOWNSHIP OF CEDAR GROVE
ESSEX COUNTY NEW JERSEY**

COUNCIL STAFF MEETING

MINUTES

FEBRUARY 12, 2024

1. ROLL CALL – OPEN PUBLIC MEETING STATEMENT BY MAYOR

Mayor Peterson called the meeting to order at 7:00 p.m. and made the required announcement concerning the Open Public Meetings Act as follows: Adequate notice of this meeting was duly provided to the Verona-Cedar Grove Times and the Star Ledger on December 14, 2023, filed with the Township Clerk, and posted on the public bulletin board in the Municipal Building’s lobby in accordance with the Open Public Meetings Act.

Present: Councilmembers Maceri (via telephone), Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson

Also Present: Township Manager Zichelli, Asst. Township Attorney Lagana, Township Clerk Forde

2. APPROVAL OF MINUTES

a) Staff Meeting – January 22, 2024

Deputy Mayor Skabich moved approval of the minutes as presented, seconded by Councilman Zazzali, and passed by the following vote:

AYE: Councilmember Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson
NO: None
ABSTAIN: Councilman Maceri

b) Executive Session (1) – January 22, 2024

Councilman Zazzali moved approval of the minutes without release, seconded by Councilwoman Mega, and passed by the following vote:

AYE: Councilmember Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson
NO: None
ABSTAIN: Councilman Maceri

c) Executive Session (2) – January 22, 2024

Councilwoman Mega moved approval of the minutes without release, seconded by Deputy Mayor Skabich, and passed by the following vote:

AYE: Councilmember Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson
NO: None

ABSTAIN: Councilman Maceri

3. **TOWNSHIP MANAGER** – The Township Manager reported that the Council on Affordable Housing was abolished. He reported the Department of Community Affairs would calculate municipal obligations on 40% of population growth for qualifying for affordable housing based off of the following provision:
 - a. Projected household change for a 10-year-round in a region shall be estimated by establishing the household change experienced in the region between the most recent federal decennial census, and the second most recent federal decennial census. This household change, if positive, shall be divided by 2.5 to estimate the number of low- and moderate-income homes needed to address low- and moderate-income household change in the region, and to determine the regional prospective need for a 10-year-round of low- and moderate-income housing obligations. If household change is zero or negative, the number of low- and moderate-income homes needed to address low- and moderate-income household change in the region and the regional prospective need shall be zero.

The Township Manager reported Provides municipalities with immunity to builder's remedy lawsuits but revokes immunity if deadlines are not met or if it is determined a municipality is not committed to complying with the obligation, including not updating its public website. He reported residents and third parties can challenge plans in a newly created Affordable Housing Dispute Resolution Program which will certify administrative agents and municipal housing liaisons to monitor compliance and bring a challenge before a county-level housing judge to determine compliance. He reported towns out of compliance would pay a fine of an unspecified amount. He reported that challenged plans must be revised and adopted by December 31, 2025 and March 16, 2026, respectively and failure to do so would allow builder's remedy lawsuits be filed unless the municipality can prove it missed the deadline due to factors out of its control. The Township Manager requested an Executive Session to discuss personnel and litigation.

4. **TOWNSHIP ATTORNEY** – No Report.
5. **TOWNSHIP CLERK** – No Report
6. **COUNCIL REPORTS**

Councilman Zazzali – No Report.

Councilwoman Mega – Councilwoman Mega reported she attended a very nice and well-attended Grand Opening of the Fruit Bar.

Councilwoman Skabich – No Report.

Councilman Maceri – Councilman Maceri reported that he attended the Grand Opening of the Fruit Bar and wished the business owners the best of luck.

Mayor Peterson – Mayor Peterson reported that she also attended the Grand Opening of the Fruit Bar. She concurred with Councilman Maceri’s remarks and wished the business owners much success.

7. NEW BUSINESS

- a) To consider resolution concerning approval of raffle application -Wayne PTO.

The following resolution had been posted on the bulletin board, and a brief synopsis was given by the Township Clerk:

WHEREAS, an application for raffle license has been received from:

APPLICANTS

EVENTS, DATES TIMES & PLACE

Wayne Council of PTOs
50 Nellis Drive
Wayne NJ 07470

On-Premise 50/50 Raffle to be held
March 6, 2024 from 5:30-10:00 p.m. at The Grove
691 Pompton Ave., Cedar Grove NJ 07009

Basket Raffle to be held
March 6, 2024 from 5:30-10:00 p.m. at The Grove
691 Pompton Ave., Cedar Grove NJ 07009

WHEREAS, the fees have been paid, and the application has been reviewed by the Township Clerk and found acceptable.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Cedar Grove that it does hereby approve said application.

Councilman Zazzali moved adoption of the resolution, seconded by Councilman Maceri, and passed by the following vote:

AYE: Councilmember Maceri, Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson
NO: None

- b) To consider resolution concerning approval of raffle application -Wayne PTO.

The following resolution had been posted on the bulletin board, and a brief synopsis was given by the Township Clerk:

WHEREAS, an application for raffle license has been received from:

APPLICANTS

EVENTS, DATES TIMES & PLACE

Wayne Council of PTOs
50 Nellis Drive

Basket Raffle to be held
March 13, 2024 from 5:00-11:00 p.m. at The Grove

Wayne NJ 07470

691 Pompton Ave., Cedar Grove NJ 07009

On Premise 50/50 Raffle to be held
March 13, 2024 from 5:00-11:00 p.m. at The Grove
691 Pompton Ave., Cedar Grove NJ 07009

WHEREAS, the fees have been paid, and the application has been reviewed by the Township Clerk and found acceptable.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Cedar Grove that it does hereby approve said application.

Deputy Mayor Skabich moved adoption of the resolution, seconded by Councilwoman Mega and passed by the following vote:

AYE: Councilmember Maceri, Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson
NO: None

- c) To consider resolution concerning approval of raffle application -Alzheimer’s NJ.

The following resolution had been posted on the bulletin board, and a brief synopsis was given by the Township Clerk:

WHEREAS, an application for raffle license has been received from:

APPLICANTS

EVENTS, DATES TIMES & PLACE

Alzheimer’s New Jersey
425 Eagle Rock Ave, Ste 203
Roseland NJ 07068

On-Premise 50/50 Cash Raffle to be held
April 11, 2024 from 6:00 p.m. - 9:30 p.m. at
The Grove, 691 Pompton Ave.
Cedar Grove NJ 07009

WHEREAS, the fees have been paid, and the application has been reviewed by the Township Clerk and found acceptable.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Cedar Grove that it does hereby approve said application.

Councilwoman Mega moved adoption of the resolution, seconded by Councilman Maceri, and passed by the following vote.

AYE: Councilmember Maceri, Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson
NO: None

- d) To consider resolution concerning approval of raffle application - Cedar Grove Elks.

The following resolution had been posted on the bulletin board, and a brief synopsis was given by the Township Clerk:

WHEREAS, an application for raffle license has been received from:

APPLICANTS

Cedar Grove Elks #2237
405 Bowden Rd.
Cedar Grove NJ 07009

EVENTS, DATES TIMES & PLACE

On-Premise 50/50 Draw Raffle to be held
May 19, 2024 from 11:00 a.m. - 3:30 p.m. at
The Robert O'Toole Community Center
199 Fairview Ave.
Cedar Grove NJ 07009

WHEREAS, the fees have been paid, and the application has been reviewed by the Township Clerk and found acceptable.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Cedar Grove that it does hereby approve said application.

Councilwoman Mega moved adoption of the resolution, seconded by Councilman Zazzali, and passed by the following vote.

AYE: Councilmember Maceri, Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson

NO: None

- e) To consider resolution concerning a Fireworks Display by Starfire Corporation.

The following resolution had been posted on the bulletin board, and a brief synopsis was given by the Township Clerk:

A RESOLUTION OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF CEDAR GROVE APPROVING THE ISSUANCE OF A FIREWORKS PERMIT FOR A FIREWORKS DISPLAY EXECUTED BY STARFIRE CORPORATION OF CARROLLTON, PA (PREVIOUSLY BAY FIREWORKS) AT LOWER PANTHER PARK FIELD ON MONDAY JULY 1, 2024 WITH A RAIN DATE SCHEDULED FOR TUESDAY JULY 2, 2024

BE IT RESOLVED by the Township Council of the Township of Cedar Grove, County of Essex, State of New Jersey that it does hereby approve a Firework Display to be furnished and executed by Starfire Corporation of Carrollton, PA (previously Bay Fireworks at Lower Panther Park Field on Monday July 1, 2024 with a rain date scheduled for Tuesday July 2, 2024.

Deputy Mayor Skabich moved adoption of the resolution, seconded by Councilwoman Mega, and passed by the following vote.

AYE: Councilmember Maceri, Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson
NO: None

8. APPROVAL OF BILLS

The Bill Resolution was read by title and amount as follows:

BE IT RESOLVED by the Township Council of the Township of Cedar Grove, County of Essex, New Jersey, that the attached summary of bills having been duly audited and found correct be and they are thereby ordered paid and that warrants be drawn on the Treasurer in the aggregate amount of \$528,806.72.

Councilwoman Mega moved adoption of the resolution, seconded by Councilman Zazzali, and passed by the following vote.

AYE: Councilmember Maceri, Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson
NO: None

9. PUBLIC COMMENT

Mayor Peterson opened this portion of the meeting to anyone wishing to be heard.

There being no one else present wishing to be heard, Mayor Peterson closed this portion of the meeting.

AUTHORIZATION TO GO INTO EXECUTIVE SESSION

WHEREAS, Section 8 of the Open Public Meetings' Act (N.J.S.A.10:4-12 (b) (1-9) permits the exclusion of the public from a Meeting of the Mayor and Council in certain circumstances; and

WHEREAS, the Mayor and Council of the Township of Cedar Grove are of the opinion that such circumstances exist.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Township of Cedar Grove, County of Essex, State of New Jersey that:

1. The public shall be excluded from discussion of any action in the Executive Session of the Meeting of the Mayor and Council of February 12, 2024.
2. The general nature of the subject matters to be discussed are personnel and litigation.
3. It is anticipated at this time that the above stated subject matter will be made public as soon thereafter as it is deemed in the public interest to do so.
4. This Resolution shall take effect immediately.

Councilwoman Mega moved adoption of the resolution, seconded by Deputy Mayor Skabich, and passed by the following vote:

AYE: Councilmember Maceri, Mega, Zazzali, Deputy Mayor Skabich, Mayor Peterson

NO: None

10. ADJOURNMENT

There being nothing further to discuss, the staff council meeting adjourned at 7:10 p.m. by acclim.