

Minutes of a Regular Meeting of the Verona Township Council on Monday, June 21, 2021, beginning at 7:04 p.m. in the Municipal Building, 600 Bloomfield Avenue, Verona, New Jersey and via Zoom video conferencing platform.

Call to Order:

Municipal Clerk reads notice of Open Public Meetings law. The notice requirements of the Open Public Meetings Act have been satisfied with respect to this meeting of the Township Council which is being held via Zoom video conferencing due to restrictions on indoor public gatherings resulting from the COVID-19 pandemic. Specifically, the time and date were included in the public meeting notice. This information, along with the public internet link and telephone call-in information was posted in the Municipal Building, and sent the official newspapers of the Township, the Verona-Cedar Grove Times and the Star Ledger and MyVeronaNJ.com, TAPinto and the Verona/Cedar Grove PATCH, the official online news source(s) of the Township, at least 48 hours preceding the start time of this meeting. The agenda and public handouts for this meeting can be viewed online at www.veronanj.org/councilmeetings. A public comment period will be held in the order it is listed on the meeting agenda and instructions on how to comment will be provided at the appropriate time. This meeting is being recorded, both audibly and visually for retention purposes and for rebroadcast on the Township's YouTube.

Roll Call:

Mayor Jack McEvoy, Deputy Mayor Alex Roman, Councilman Kevin Ryan, Councilman Ted Giblin and Councilwoman Christine McGrath. Township Manager Matthew Cavallo, Brian Aloia, Township Attorney and Municipal Clerk Jennifer Kiernan are also present.

Mayor's Report:

Essex County Liaison Julius Coltre congratulates the mayor on his re-election and states that Councilmen Ryan and Giblin will be missed. Mr. Coltre reports that the Pfizer vaccine is now available to young adults ages 12 and up at the old Kmart in West Orange. Walk-in locations are still open to adults wanting to receive the vaccine. There will be no food distribution over the next few weeks. Mr. Coltre presents Councilman Ryan and Councilman Giblin with Certificates of Appreciation from County Executive Joseph DiVicenzo.

Mayor McEvoy congratulates the VHS softball team for their successful season. He reports that the Juneteenth flag raising ceremony was held and there was a great turnout. He thanks the NAACP and others who came out.

He thanks all candidates who ran in the Municipal Election and for putting up strong campaigns. He welcomes Chris Tamburro and Cynthia Holland to the council and looks forward to working with them. He thanks all who voted and putting trust in him and re-electing him.

Manager's Report:

Mr. Cavallo reports the fireworks will be held on Tuesday, June 30 at dusk, with a rain date of July 1st. The Reorganization Meeting of the Township Council will be held on the steps of Town Hall on July 1 at 5:30 p.m. In the event of rain, it will be held in the ballroom of the Community Center.

Mr. Cavallo makes the following appointments:

| Environmental Commission | | Term Expires |
|---|--------------------------------------|--------------|
| i. Jessica Pearson | Member (3 year term) | 6/30/2024 |
| ii. Fuad Dahan | Member (3 year term) | 6/30/2024 |
| iii. Jessica Pearson | Chairperson (1 year term) | 6/30/2022 |
| Appointment Recommendations (requires appointment by Council) | | |
| Environmental Commission | | Term Expires |
| iv. Anthony Castillo | Alternate #1 (Unexpired 2 year term) | 6/30/2022 |
| v. Brooke Berardo | Alternate #2 (2 year term) | 6/30/2023 |

Motion to appoint the Alternates is made by Councilman Ryan; seconded by Councilman Giblin. The appointments are approved by a roll call vote of 5-0.

Deputy Mayor Roman expresses his gratitude to the outgoing councilmembers Councilman Giblin and Councilman Ryan.

Councilman Ryan states he would like to take the opportunity to thank the other councilmembers for their service. Although he was unable to participate in the Pride ceremony, he was impressed with the way it was streamed. He hopes hybrid meetings will be ongoing and successful. He states that when he retired from the Federal Government, his wife, Val petitioned Pascrell's office to recognize Mr. Ryan's years of service. He was send a note from the Senator with a note commending him for 45 years of service. Included was a 5' x 8' American flag which was flown over the Capitol Building. Councilman Ryan presents the flag to Mayor McEvoy.

Councilman Giblin reports that he was a guest of Irvington Councilwoman Beasley on a 14 mile bike ride around their town. He states over 100 residents participated. He states that would be a great addition for Verona as a potential community activity. He states this is his last meeting and it has been an honor to service the residents of Verona and thanks them for the opportunity to represent them.

Councilwoman McGrath thanks Kevin Ryan for his years of service, particularly, his passion for the environment and his leading the Council to invest fund to improve our public library. To Councilman Giblin, she thanks him for his four years of service, his passion for the Community Pool, his concern for the safety of our residents though his service to the Public Safety Committee, his relationships outside of Verona and his deep knowledge of how government works. She praises him for raising over \$40,000 for 2 Mayor's Charity Balls. She thanks him for his passion. The Councilwoman states she met many members of the NAACP at the Juneteenth flag raising. She attended the Parks & Recreation Committee meeting where it was reported that this summer the Community Pool has over \$474,000 in memberships, which is close to 2019's number. She expects a bump after schools close. Summer camps have decent enrollment.

The Township Manager states that resolution K-1 must be approved before ordinance G-1 is adopted. The Council unanimously decides to move the Consent Agenda now.

Minutes from the June 7, 2021 regular meeting are approved unanimously.

Public Comment on Consent Agenda:

None.

RESOLUTION No. 2021-092

A motion was made by Councilwoman McGrath; seconded by Deputy Mayor Roman that the following resolution be adopted:

**RESOLUTION CONCERNING COMMENTS FROM THE VERONA
PLANNING BOARD WITH RESPECT TO THE FIRST AMENDED AND
RESTATED SUNSET AVENUE REDEVELOPMENT AREA
REDEVELOPMENT PLAN**

WHEREAS, the Local Redevelopment and Housing Law, *N.J.S.A. 40A:12A-1 et seq.* ("**Redevelopment Law**"), authorizes municipalities to determine whether certain parcels of land located therein constitute areas in need of redevelopment; and

WHEREAS, on August 19, 2019, the Township Council for the Township of Verona (the "**Township Council**") adopted Resolution No. 2019-140, designating as a non-condemnation redevelopment area, Block 303, Lot 4 as shown on the Tax Map of the Township (the "**Redevelopment Area**"); and

WHEREAS, on March 28, 2021, by Ordinance No. 2021-01 the Township Council adopted a redevelopment plan for the Redevelopment Area entitled "The Sunset Avenue Redevelopment Area Redevelopment Plan", dated February 22, 2021 (as may be amended and supplemented from time to time, the "**Redevelopment Plan**"); and

WHEREAS, the Township Council now desires to adopt a first amendment to the Redevelopment Plan to clarify ambiguous language and to incorporate comments from the public, the planning board and the Township's professionals; and

WHEREAS, Benecke Economics prepared a first amendment to the Redevelopment Plan entitled, "The First Amended and Restated Sunset Avenue Redevelopment Area Redevelopment Plan", dated April 30, 2021, which is attached hereto as Exhibit A (the "**Amended Redevelopment Plan**"); and

WHEREAS, the Township Council referred the Amended Redevelopment Plan to the Verona Planning Board for consideration in accordance with *N.J.S.A. 40A:12A-7e*; and

WHEREAS, pursuant to *N.J.S.A. 40A:12A-7e*, prior to the adoption of a redevelopment plan, or revision or amendment thereto, the planning board shall transmit to the governing body, a report containing its recommendation concerning the redevelopment plan including an identification of any provisions therein that are inconsistent with the master plan and recommendations concerning such inconsistencies and any other matters as the planning board deems appropriate; and

WHEREAS, on May 20, 2021 and May 27, 2021, the Verona Planning Board considered the Amended Redevelopment Plan and via a report dated May 28, 2021, found the Amended Redevelopment Plan is inconsistent with the Township's Master Plan and provided certain comments thereon to the Township Council; and

WHEREAS, the Township Council addresses such comments in detail as set forth below.

NOW THEREFORE, BE IT RESOLVED by the Township Council of the Township of Verona, in the County of Essex, New Jersey that the aforementioned recitals are incorporated herein as though fully set forth at length.

SECTION A. The Township Council disapproves of the recommended changes to the Amended Redevelopment Plan set forth in the May 28, 2021 Report of the Planning Board for the reasons set forth below.

1. "The Planning Board rejects the Ordinance's conclusion that the completed development is to be considered a "Center" within the meaning of the New Jersey State Development and Redevelopment Plan. A "Center" within the meaning of the State Plan is an area with residential neighborhoods having commercial and civic uses. The Planning Board finds that a single apartment building is not a Center. The Planning Board further rejects conclusions that the proximity of the site to the Township's extended town center zone warrants defining the site as a Center. The Planning Board suggests that the Ordinance be more sensitive to the Pa-5 designation of the site in the State Plan and that the Council more strongly consider the environmental sensitivity of the site than currently considered in the Ordinance."

The Township Council finds that the State Plan defines "Centers" on page 319 as "a compact form of development with one or more Cores and residential neighborhoods." The State Plan defines "Core" on page 320 as "a pedestrian-oriented area of commercial and civic uses serving the surrounding municipality or a Center, generally including housing and access to public transportation." The site is situated in proximity to Verona's Extended Town Center zoning district. The State Plan identifies the Metropolitan Planning Area on page 190 with the intention for it to "provide for much of the state's future redevelopment" and "promote growth in compact forms." This specification is for the Metropolitan Planning Area as a whole, not just Centers, and Verona is largely in and surrounded by the Metropolitan Planning Area.

Further, the Township Council finds that although the subject property is partially situated in an Environmentally Sensitive Planning Area (PA-5) surrounded by a Metropolitan Planning Area, the State Plan states on page 190 in its delineation criteria for a PA-1 that "Areas that are totally surrounded by land areas that meet the criteria of a Metropolitan Planning Area are geographically interrelated with the Metropolitan Planning Area and meet the intent of this Planning Area." Further, the site has been developed for over 50 years previously having a significant office use which was converted to a school use. Therefore, the project site and its partial classification as a PA-5 must be viewed in the context of being surrounded by a Metropolitan Planning Area and the fact that it is developed. The State

Plan's intention for the PA-5 on page 222 includes to "accommodate growth in Centers" and "revitalize cities and towns" with a policy objective to "provide for housing choices through redevelopment, new construction, rehabilitation, and adaptive reuse."

2. "The Ordinance removes the Planning Board's authority to review the site plan for adherence to certain critical design criteria with respect to off-street parking, traffic, lighting, drainage, open space, and landscaping. The Ordinance instead grants this authority to review solely to the Township Engineer. The Planning Board should retain jurisdiction with regard to these issues."

Pursuant to the power granted to it by the Redevelopment and Housing Law, the Township Council has responsibility for implementing redevelopment plans. In order to satisfy its statutory responsibility and implement the redevelopment plan, the Township Council finds that the Amended Redevelopment Plan appropriately designates the Township Engineer to review certain aspects of the site plan that require engineering expertise. For example, the review of the layout of the surface parking areas located within or underneath a principal building requires knowledge of various measurements, turning radii and other information that is within the Township Engineer's expertise. Traffic circulation elements must be designated by a traffic engineer with appropriate credentials. Further, storm water regulations and water flow and drainage calculations and controls thereto are best determined by a qualified engineer.

3. "Ordinance Section VI A iii j exempts the property from Verona Code Section 150-12.7. (the Parking Ordinance) Commercial vehicles will be permitted to park on the property. The Planning Board recommends that the Council specifically prohibit overnight parking of commercial vehicles in all areas except for the parking deck."

The Township Council finds that Section VI.A.iii.j is appropriate for the proposed project and notes that the property owner has the authority to further restrict who and what type of vehicles are permitted to park on the property.

4. "Ordinance Section VI A iii n exempts the property from Verona Code Section 150-23.1 et seq. (the Steep Slope Ordinance). The Township of Verona passed the Steep Slope Ordinance on April 4, 2016. The Planning Board notes that the steep slope ordinance is consistent with Verona's Master Plan. The Planning Board urges the Council to reconsider the omission of steep slope compliance from the Ordinance. The Ordinance is not consistent with the Master Plan because the Ordinance does not account for the limitations of building on a steep slope with the Township. The Planning Board recommends that the Ordinance be modified after definitively calculating the appropriate disturbance allowed on the site with the application of Verona's Steep Slope Ordinance."

The Township Council finds that most, if not all of the steep slopes on the subject property have previously been disturbed or impacted by the existing facility. Further, the footprint of the proposed project has been adjusted by the designated redeveloper, following substantial public input to minimize the impact on the adjacent properties.

5. "The Ordinance lacks clarity as to buffer zones. Section VI A iii c of the ordinance provides that Verona Code Section 150-11.1 (Buffer Zone Requirements) shall be applicable but for specific requirements along the frontage of Afterglow Avenue and a portion of Sunset Avenue. Section VI A vi of the Ordinance prohibits certain structures with the "50 foot buffer area". The Planning Board recommends modification to the Ordinance to address the inconsistency."

The Township Council finds that the buffer zone requirements are clear in the Amended Redevelopment Plan. Specifically, Section VI.A.ii.c refers to 30 foot-wide planted landscape buffers required along Afterglow Avenue and portions of Sunset Avenue and Section VI.A.vi refers to the 50 foot setback requirement as provided in Figure 4.

6. "The Planning Board objects to the provision in Ordinance Section VI A vi which allows balconies, eaves and porches to extend into buffer areas."

The Township Council finds that Section VI.A.vi.f of the Amended Redevelopment Plan appropriately limits encroachment of balconies, eaves and porches to 5 feet into any yard or buffer area. The limited encroachment permits the construction of reasonably sized balconies, eaves and porches in order to increase the desirability of the project and increase the likelihood of success of the project. From a design perspective such building features provides added design interest, eliminates blank/flat walls and adds an element of architectural appeal. Further, the Township Council finds that the limited encroachment permitted by the Amended Redevelopment Plan is the appropriate balance between preservation of buffers and practical development design.

7. "The Planning Board finds no justification for the exception to Verona Code Section 150-7.9 (Signs) which would allow 26 square feet surface area signs. The Planning Board also recommends that "signs" be replaced with "sign" so as to ensure against multiple signs on the property."

The Township Council finds that signage is a critical tool in the success of a development and therefore determines that the sign requirements in the Amended Redevelopment Plan are appropriate for the size and use of the proposed development.

8. "Prior to its deliberations and discussion of the Ordinance, the Planning Board accepted a letter dated May 10, 2021 from Verona Resident Erica Davila, Esq. The Planning Board noted that Ms. Davila's correspondence accurately identified the material changes between Ordinance 2021-01, the Council's initial ordinance regarding the Sunset Avenue redevelopment area, and the Ordinance. Because Ms. Davila accurately identified those material changes, a copy of Ms. Davila's letter is attached hereto and incorporated by reference.

The Planning Board reached conclusions similar to Ms. Davila's conclusions regarding the substance of the Ordinance and its lack of consistency with Verona's Master Plan. It is important to note that the Planning Board did not accept Ms. Davila's conclusions without first independently and thoroughly discussing the content of each section of the Ordinance."

- a. Removal of Planning Board Authority to Review Design of Off-Street Parking.

This concern is addressed in paragraph 2 above.

- b. Exemption from Off-Street Parking Ordinances. Exemption from Required Screening of Off-Street Parking.

The Township Council finds that plantings provide a more effective and attractive solution to screen parking areas from public streets than fences or walls.

- c. Exemption from Off-Street Parking Ordinances. Exemption from any Parking Restrictions.

This concern is addressed in paragraph 3 above.

- d. Exemption from the Steep Slope Ordinance.

This concern is addressed in paragraph 4 above.

- e. Allowance of Extra Large Signage.

This concern is addressed in paragraph 7 above.

- f. Exemption from Ordinances Requiring Plantings and Screens.

The Township Council finds that the plantings and screenings required by the Amended Redevelopment Plan are reasonable, and will effectively screen the project given the proposed

location and layout of the project and the existing vegetation located on the property.

- g. Exemption from Ordinance Requiring Sufficient Parking.

The Township Council finds that the minimum parking space requirement set forth in the Amended Redevelopment Plan will effectively serve the project given the proposed bedroom distribution, size of the project and location of the site.

- h. Encroachment on Buffer Zones.

This concern is addressed in paragraph 6 above.

SECTION B. This resolution shall be effective immediately.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy

NAYS:

RESOLUTION No. 2021-093

A motion was made by Councilwoman McGrath; seconded by Deputy Mayor Roman that the following resolution be adopted:

**AUTHORIZING THE TAX COLLECTOR TO PREPARE AND MAIL
ESTIMATED TAX BILLS IN ACCORDANCE WITH P.L 1994, C.72**

WHEREAS, the State of New Jersey has not certified Municipal County Budgets as of this date; and

WHEREAS, as a result thereof, the Essex County Board of Taxation is unable to verify Verona's tax rate and the Tax Collector will be unable to mail the Township's 2021 tax bills on a timely basis; and

WHEREAS, the Tax Collector has computed an estimated tax levy in accordance with *N.J.S.A 54:4-66.3*, and has signed a certification showing the tax levies for the previous year, the tax rates and the range of permitted estimated tax levies.

NOW, THEREFORE, BE IT RESOLVED that the Township Council of the Township of Verona, County of Essex, State of New Jersey:

1. The Tax Collector is hereby authorized and directed to prepare and issue estimated tax bills for the Township for the third installment of 2021 taxes. The Tax Collector shall proceed and take such actions as are permitted and required by L.1994, C. 72 (*N.J.S.A 54:4-66.2 and 54:4-66.3*).
2. The entire estimated tax levy for 2021 is hereby set at \$70,587,821.41.
3. The Estimated tax rate (based on estimated levy) is hereby set at \$2.957.
4. In accordance with law, the third installment of 2021 taxes shall not be subject to interest until the later of August 10 or the twenty-fifth calendar day after the date the estimated tax bills were mailed. The estimated tax bills shall contain a notice specifying the date on which interest may begin to accrue.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy

NAYS:

RESOLUTION No. 2021-094

A motion was made by Councilwoman McGrath; seconded by Deputy Mayor Roman that the following resolution be adopted:

**APPROVAL OF PLENARY RETAIL CONSUMPTION
LIQUOR LICENSE RENEWALS**

WHEREAS, the submitted renewal application forms are complete in all respects and the applicants are qualified to be licensed according to all standards established by *N.J.S.A. 33* and regulations promulgated thereunder, as well as pertinent local ordinances and conditions consistent with Title 33; and

WHEREAS, the following licensees have obtained a Tax Clearance Certificate from the New Jersey Division of Taxation.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Verona, in the County of Essex, State of New Jersey that the following applications for renewal of Plenary Retail Consumption License be granted, effective July 1, 2021; and

BE IT FURTHER RESOLVED that the Municipal Clerk is hereby authorized to sign and issue said license certificates to the following applicants:

| | |
|-----------------|--|
| 0720-33-007-008 | 470 Bloomfield Avenue Inc., dba AVENUE BISTRO 470 Bloomfield Avenue Verona, New Jersey |
| 0720-33-006-014 | Amadeo, Inc., dba MIELE'S RESTAURANT 125 Bloomfield Avenue Verona, New Jersey |
| 0720-33-004-009 | Macari Spirits Inc., dba ARIANE KITCHEN & BAR 706 Pompton Avenue Verona, New Jersey |
| 0720-33-008-005 | RJV Corporation, dba RICHFIELD REGENCY 420 Bloomfield Avenue Verona, New Jersey |
| 0720-33-011-010 | Verona Liquor License LLC, dba VERONA INN 624 Pompton Avenue Verona, New Jersey |

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy

NAYS:

RESOLUTION No. 2021-095

A motion was made by Councilwoman McGrath; seconded by Deputy Mayor Roman that the following resolution be adopted:

**APPROVAL OF PLENARY RETAIL DISTRIBUTION
LIQUOR LICENSE RENEWALS**

WHEREAS, the submitted renewal application forms are complete in all respects and the applicants are qualified to be licensed according to all standards established by *N.J.S.A. 33* and regulations promulgated thereunder, as well as pertinent local ordinances and conditions consistent with Title 33; and

WHEREAS, the following licensees have obtained a Tax Clearance Certificate from the New Jersey Division of Taxation.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Verona, in the County of Essex, State of New Jersey that the following applications for renewal of Plenary Retail Distribution License be granted, effective July 1, 2021; and

BE IT FURTHER RESOLVED that the Municipal Clerk be and is hereby authorized to sign and issue said license certificates to the following applicants:

0720-44-010-009 Ami & Tithi LLC
t/a KRAUSER'S LIQUOR LOCKER
645 Bloomfield Avenue
Verona, New Jersey

0720-44-001-003 Hinaxi, LLC
t/a VERONA WINE CELLAR
360 Bloomfield Avenue
Verona, New Jersey

0720-44-003-005 Vallabh Krupa Inc.
t/a PILGRIM LIQUORS
283 Pompton Avenue
Verona, New Jersey

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy
NAYS:

ORDINANCE No. 2021-14

**ADOPTING THE REDEVELOPMENT PLAN ENTITLED "THE FIRST
AMENDED AND RESTATED SUNSET AVENUE REDEVELOPMENT AREA
REDEVELOPMENT PLAN" PURSUANT TO THE LOCAL
REDEVELOPMENT AND HOUSING LAW N.J.S.A. 40A:12A-1 et seq.**

The Municipal Clerk reads Ordinance No. 2021-14 by title into record.

Motion to adopt Ordinance No. 2021-14 is moved by Deputy Mayor Roman; seconded by Councilman Ryan.

Public Hearing:

None.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman
NAYS: McEvoy

Ordinance No. 2021-14 is adopted 4-1 and will be published according to law.

ORDINANCE No. 2021-15

**AMENDING CHAPTER 150 (ZONING) OF THE CODE OF THE TOWNSHIP
OF VERONA PROHIBITING THE OPERATION OF ANY CLASS OF
CANNABIS BUSINESSES WITHIN ITS GEOGRAPHICAL BOUNDARIES**

The Municipal Clerk reads Ordinance No. 2021-15 by title into record.

Motion to adopt Ordinance No. 2021-15 is moved by Mayor McEvoy; seconded by Deputy Mayor Roman.

Public Hearing:

None.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy
NAYS:

Ordinance No. 2021-15 is introduced 5-0 and will be published according to law.

ORDINANCE No. 2021-18

BOND ORDINANCE PROVIDING FOR THE REEXAMINATION AND UPDATE OF THE VERONA TOWNSHIP MASTER PLAN AND ZONING CODE IN AND BY THE TOWNSHIP OF VERONA, IN THE COUNTY OF ESSEX, NEW JERSEY, APPROPRIATING \$185,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$176,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE THE COST THEREOF

The Municipal Clerk reads Ordinance No. 2021-18 by title into record.

Motion to adopt Ordinance No. 2021-18 is moved by Deputy Mayor Roman; seconded by Councilman Ryan.

Public Hearing:

None.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy

NAYS:

Ordinance No. 2021-18 is adopted 5-0 and will be published according to law.

ORDINANCE No. 2021-19

BOND ORDINANCE PROVIDING FOR UPGRADES TO THE 911 SYSTEM IN AND BY THE TOWNSHIP OF VERONA, IN THE COUNTY OF ESSEX, NEW JERSEY, APPROPRIATING \$245,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$233,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE THE COST THEREOF

The Municipal Clerk reads Ordinance No. 2021-19 by title into record.

Motion to adopt Ordinance No. 2021-19 is moved by Councilwoman McGrath; seconded by Councilman Giblin.

Public Hearing:

None.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy

NAYS:

Ordinance No. 2021-19 is adopted 5-0 and will be published according to law.

ORDINANCE No. 2021-20

AMENDING CHAPTER 140 (VEHICLES AND TRAFFIC) BY AMENDING CERTAIN SECTIONS

The Municipal Clerk reads Ordinance No. 2021-20 by title into record.

Motion to adopt Ordinance No. 2021-20 is moved by Mayor McEvoy; seconded by Councilwoman McGrath.

Public Hearing:

None.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy

NAYS:

Ordinance No. 2021-20 is adopted 5-0 and will be published according to law.

ORDINANCE No. 2021-21

**AUTHORIZING AND APPROVING A FINANCIAL AGREEMENT WITH
VERONA SUNSET URBAN RENEWAL, LLC FOR PROPERTY IDENTIFIED
ON THE VERONA TAX MAPS AS BLOCK 303, LOT 4 PURSUANT TO THE
LONG TERM TAX EXEMPTION LAW (N.J.S.A. 40A:20-1 ET SEQ.)**

The Municipal Clerk reads Ordinance No. 2021-21 by title into record.

Motion to adopt Ordinance No. 2021-21 is moved by Deputy Mayor McEvoy; seconded by Councilman Ryan.

Public Hearing:

None.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy

NAYS:

Ordinance No. 2021-21 is adopted 5-0 and will be published according to law.

New Business:

Township Manager Matthew Cavallo reports that the Township is applying to Green Acres Project for a grant application for \$12 million, of which is Township is eligible to receive 50% of fair market value of for the properties at 111 Mt. Prospect Avenue and 25 Commerce Court in Verona. Both properties are deed restricted. The Township has hired the Land Conservancy Group of NJ to assist with its Open Space & Recreation Plan. Mr. Cavallo leads the discussion. Mr. Cavallo continues to inform the public of the history of the properties and the Township desire to be award the grant from Green Acres, as the deadline to apply is July 15, 2021. After discussion, Mr. Cavallo states a resolution will be presented authorizing the submission of the grant application.

Public Comment for the Open Space & Recreation Plan:

Jesse Lilly, [REDACTED]

Kari Bauris, [REDACTED]

Dina Lilly, [REDACTED]

Sean DiBartolo, [REDACTED]

RESOLUTION No. 2021-096

A motion was made by Councilwoman McGrath; seconded by Mayor McEvoy that the following resolution be adopted:

GREEN ACRES ENABLING RESOLUTION

WHEREAS, the New Jersey Department of Environmental Protection, Green Acres Program ("State"), provides loans and/or grants to municipal and county governments and grants to nonprofit organizations for assistance in the acquisition, development, and stewardship of lands for outdoor recreation and conservation purposes; and

WHEREAS, the Township of Verona desires to further the public interest by obtaining funding in the amount of \$6,000,000.00 from the State to fund the following project(s): Open Space Recreation Plan at a cost of \$12,000,000.00;

NOW, THEREFORE, BE IT RESOLVED, by the Township Council of the Township of Verona, in the County of Essex, New Jersey that the Township Manager is hereby authorized to:

- (a) make application for such a loan and/or such a grant,
- (b) provide additional application information and furnish such documents as may be required, and

(c) act as the authorized correspondent of the above-named applicant; and

WHEREAS, the State shall determine if the application is complete and in conformance with the scope and intent of the Green Acres Program, and notify the applicant of the amount of the funding award; and

WHEREAS, the applicant is willing to use the State's funds in accordance with such rules, regulations and applicable statutes, and is willing to enter into an agreement with the State for the above-named project;

BE IT FURTHER RESOLVED by the Township Council of the Township of Verona, in the County of Essex, New Jersey:

1. That the Township Manager of the above named body or board is hereby authorized to execute an agreement and any amendment thereto with the State known as Open Space and Recreation Plan;
2. That the applicant has its matching share of the project, if a match is required, in the amount of \$6,000,000.00;
3. That, in the event the State's funds are less than the total project cost specified above, the applicant has the balance of funding necessary to complete the project;
4. That the applicant agrees to comply with all applicable federal, state, and local laws, rules, and regulations in its performance of the project; and
5. That this resolution shall take effect immediately.

ROLL CALL:

AYES: McGrath, Giblin, Ryan, Roman, McEvoy

NAYS:

Public Comment:

Jessica Pearson, [REDACTED]

Adjournment:

Motion to adjourn the meeting at 9:03 p.m. is made by Councilman Giblin; seconded by Councilman Ryan.

The next regular scheduled meeting is the Reorganization Meeting of the Township Council on July 1, 2021 at 5:30 p.m.

Respectfully submitted,

Jennifer Kiernan

Jennifer Kiernan, Municipal Clerk

APPROVED: July 19, 2021