

TOWNSHIP COMMITTEE MEETING
October 12, 2015

The Township Committee Meeting of the Township of Cranbury was held at 7:00 p.m. in the Town Hall Meeting Room. Answering present to the roll call were Township Committee members: Dave Cook, Glenn Johnson, Dan Mulligan, and Mayor Jay Taylor. Ms. Susan Goetz was absent. Also present were Mr. William Tanner, P.E., Township Engineer; Denise Marabello, Township Administrator/Director of Finance, and Kathleen Cunningham, Municipal Clerk/Assistant Administrator. Mayor Taylor led in the salute to the flag, and Ms. Cunningham gave the following Open Public Meetings Act statement:

In accordance with Section 5 of the Open Public Meetings Act, it is hereby announced and shall be entered into the minutes of this meeting that adequate notice of this meeting has been provided:

- (1) Posted on December 2, 2014 on the Bulletin Board of the Municipal Office at 23-A North Main Street, Cranbury, New Jersey and remains posted at that location.
- (2) Communicated to the Cranbury Press, Home News Tribune and Trenton Times on December 2, 2014.
- (3) Filed on December 2, 2014 at the Cranbury Municipal Office, 23-A North Main Street, Cranbury, New Jersey, posted on the Township's web site and remains on file for public inspection.
- (4) Sent to those individuals who have requested personal notice.

Regular Township Committee Minutes of September 28, 2015

On motion by Mr. Mulligan, seconded by Mr. Cook and unanimously carried (with Ms. Goetz being absent), the Regular Township Committee Minutes of September 28, 2015 were adopted.

Closed Session Minutes of September 28, 2015

On motion by Mr. Cook, seconded by Mr. Johnson and unanimously carried (with Ms. Goetz being absent), the Closed Session Minutes of September 28, 2015 were adopted.

Reports and Communications

--Mayor

--Mayor Taylor reported he attended both Planning Board hearings on the Cheney/Kushner/Hagerty Redevelopment Plan. He advised the public in attendance that if they were at the meeting this evening for that topic, the Ordinance was only being introduced and there would be no public comment until the October 26th Township Committee Meeting, which will be held in the Cranbury School Cafeteria.

Mayor Taylor reported the Police have been actively conducting speed patrols. He stated he and Chief Varga have been in constant contact concerning this and before the meeting he received a message from the Chief stating in August and September 150 traffic summonses were issued in each of those months.

Mayor Taylor stated the Fire Company will hold an Open House on Saturday, October 17th, and Chief Kervan will give more details in his report later in the meeting.

Mayor Taylor reported the next phase of the Beautification Project has started. He stated Ms. Goetz was not at the meeting; however, she e-mailed her report for Mayor Taylor to present. He reported the Beautification Subcommittee recommended that four (4) street lights be installed near the following addresses: to the left of 5B North Main Street, to the right of 11 North Main Street, between 15 and 17 North Main Street, and the last light to the right of 19 North Main Street. There was also discussion about installing a light by Gil & Bert's; however, the cons outweighed the pros and lighting will not be installed there. Mayor Taylor obtained the Township Committee's agreement with the Subcommittee's recommendation.

Mayor Taylor reported Candidates Night would be held at 8:00 p.m. on Tuesday evening, October 13th, in the Cranbury School Cafeteria.

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Reports and Communications
--Members of Committee

--Mr. Johnson

Mr. Johnson reported since the last Township Committee meeting, he attended a Development Review Committee meeting, two (2) Planning Board Meetings involving the Cheney/Kushner/Hagerty Redevelopment Plan. He reported at last Thursday's Meeting, the Planning Board recommended the adoption of the Redevelopment Plan. Mr. Johnson reported he attended the Board of Health Meeting, a meeting at the Four Seasons, and also a Zoning Subcommittee meeting.

--Mr. Mulligan

Mr. Mulligan reported he and Mayor Taylor had a conference call with Ms. Marabello concerning speeding in the Township. He stated the Police are actively addressing the concerns they raised. Mr. Mulligan stated he and Mayor Taylor also had another conference call with Ms. Marabello concerning the hurricane preparations that were not needed; however, after completing the exercise, felt the Township was ready to respond to an emergency.

Mr. Mulligan reported there has been a lot of activity on affordable housing. He stated there is a court date in December at which time the Township has to present its affordable housing plan to the judge. He stated in order to stay in compliance, the Township is looking at locations to build affordable housing. Mr. Mulligan stated this will be a costly endeavor, and the Committee is trying to work out the finances as well.

--Mr. Cook

Mr. Cook reported there has been interest from the Parks Commission and the Board of Recreation to put in a smaller soccer field between the baseball field and the proposed site for the new Library. As liaison to the Library, he stated there has not been a survey of the proposed Library site. Mr. Cook stated the soccer field would be a smaller field, and would be a game field that would be used only on weekends so there should not be parking conflicts with Library events.

Mr. Cook reported the fountain on the Brainerd Lake Bridge is being repaired. Hopefully the work will be complete by year-end or early spring, depending on the installation of a water meter and the permits necessary to do the work. Mr. Cook reported the six (6) lights are now installed by the Lake and the wattage has been turned down to 100 watts to dim the lights.

Mr. Cook reported, as Mr. Mulligan mentioned, there were a number of significant meetings for affordable housing. He stated they are close to reaching a number of units that will be required to be built; however, that number cannot be disclosed at this point.

Reports and Communications
--Subcommittees

Mr. Michael Kervan, Chief of the Cranbury Volunteer Fire Company gave report from July 28th through present: 118 calls (420/year-to-date, up from 378 this year last year); 678.8 hours of volunteer man-hours (2,596 hours years-to-date). Chief Kervan provided response details for the big North Brunswick warehouse fire: 157 fire departments from four (4) State regions and 11 counties responded; 237 pieces of apparatus were used, and over 900 firefighters responded. With tanker operations, over 7.2 million gallons of water were delivered, not included what was used from the hydrant system. Chief Kervan reported also in that time period, Cranbury responded to several fires in East Windsor, a dwelling fire in Monroe, a brush fire on Plainsboro Road, a dumpster fire on Applegate Court, a carbon monoxide emergency in East Windsor, and the tanker responded to a call in Hopewell and brush truck responded to South Brunswick.

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Chief Kervan reported fire prevention activities were held at the Cranbury Presbyterian Nursery School and, fire prevention safety will be conducted at Cranbury Elementary School this Friday. He stated the Fire Company will be holding an open house on Saturday, October 17th. There will be activities for children, fire prevention safety training, fire extinguisher training, an extrication demonstration and light refreshments for all.

Chief Kervan reported the Fire Company has a new member, Kevin Lowery, who is already fire-fighter qualified. Chief Kervan stated the membership drive has started and is also part of the Open House. Fund Drive information will be mailed out soon.

Captain John Nichols, Captain of the First Aid Squad gave report for July through September, as follows: 207 calls (129 of those calls on day-time shift, 78 calls were night/weekend). Of the 207 calls, 130 were transports to the hospital and the remaining were either cancelled or refused medical care. The main calls were: 32 motor vehicle-related incidents; 29 cardiac incidents; 23 unclassified, and 21 respiratory. Captain Nichols reported the First Aid Squad's fund drive will start soon also. He stated the Squad appreciates all the donations it receives and reported last year they were able to purchase several CPR devices, which are very efficient and effective. He stated the Squad's membership drive is year-round, and they always welcome new members. He reported the Cadet program is for ages 14 through 18. Captain Nichols clarified that, contrary to what was reported after a major accident on the New Jersey Turnpike, the Squad completes a lot of training and recertification training to be a member.

Agenda Additions/Changes

Ms. Cunningham reported there no Agenda additions or changes.

Public Comment - For Agenda Items

Mayor Taylor opened the meeting to public questions and comments for items on the Agenda, and requested residents from Petty Road wait until after Mr. Tanner's presentation. Mayor Taylor also clarified questions about the Cheney/Kushner/Hagerty Redevelopment Project cannot be entertained until public comment at the October 26th meeting. There being no comments, the Mayor closed the public portion of the meeting.

Ordinances

First Reading

Cranbury Township Ordinance # 10-15-18

An Ordinance entitled, Cranbury Township Ordinance # # 10-15-18, "AN ORDINANCE OF THE TOWNSHIP OF CRANBURY IN MIDDLESEX COUNTY, NEW JERSEY NAMING THE REDEVELOPMENT AREA COMPRISING THE "CHENEY/KUSHNER/HAGERTY" TRACT AS THE "HIGH POINT REDEVELOPMENT AREA," ADOPTING A REDEVELOPMENT PLAN THEREFOR, AND AMENDING THE ZONING MAP OF THE TOWNSHIP OF CRANBURY" was introduced for first reading. On motion by Mr. Mulligan, seconded by Mr. Johnson, the Ordinance was passed on first reading by vote:

Ayes:	(Cook	Abstain:	(None
	(Johnson	Absent:	(Goetz
	(Mulligan		
	(Taylor		
Nays:	(None		

Public Hearing: October 26, 2015 at 7:00 p.m.

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Cranbury Township Ordinance # 10-15-18
(Continued)

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

WHEREAS, to determine whether certain parcels of land constitute an area in need of redevelopment, the Township Committee of the Township of Cranbury ("Township Committee"), pursuant to Resolution #R 12-14-148 adopted December 22, 2014, authorized and directed the Cranbury Township Planning Board ("Board") to conduct a preliminary investigation to determine whether the area consisting of Block 19, Lots 2, 3 and 4, and Block 20.16, Lots 7, 8, 9, 10 and 20 and commonly referred to as the "Cheney/Hagerty/Kushner" site (the "Study Area") meets the criteria set forth in *N.J.S.A. 40A:12A-5* and should be designated as an area in need of redevelopment; and

WHEREAS, the Planning Board authorized and directed its planning consultants Phillips Preiss Grygiel LLC ("PPG") to conduct a preliminary investigation to determine whether the Study Area should be designated an area in need of redevelopment and to prepare a report on the Board's behalf regarding the results of that investigation; and

WHEREAS, in conjunction with Board engineering consultants Hoder Associates, PPG prepared a map depicting the Study Area as well as a report entitled "Area in Need of Redevelopment Investigation for the Cheney/Hagerty/Kushner Site | Cranbury, NJ," dated February 20, 2015, regarding the determination of the Study Area as an area in need of redevelopment; and

WHEREAS, following a public hearing held on March 12, 2015, the Planning Board adopted a resolution determining that the Study Area met the criteria for designation as an area in need of redevelopment, and recommended that the Township Committee designate it as such pursuant to the Redevelopment Law; and

WHEREAS, on March 23, 2015, the Township Committee agreed with the conclusion of the Planning Board and adopted Resolution # 03-15-047 designating the Study Area as an area in need of redevelopment, pursuant to *N.J.S.A. 40A:12A-6*. The same resolution also authorized and directed the Planning Board to cause a redevelopment plan to be prepared for the Study Area and present same to the Township Committee, pursuant to *N.J.S.A. 40A:12A-7f*; and

WHEREAS, at the direction of the Planning Board, the Board's Planning Consultant, Richard Preiss (Phillips Preiss Grygiel LLC), working with a subcommittee of the Planning Board as well as with the Board's engineering and traffic consultants, developed and prepared a proposed Redevelopment Plan entitled "Proposed Redevelopment Plan for the Cheney/Hagerty/Kushner Tract in the Township of Cranbury, New Jersey," originally dated September 25, 2015, revised and given a new date of October 6, 2015 ("proposed Plan" or "proposed Redevelopment Plan"); and

WHEREAS, the Planning Consultant also prepared a fiscal impact analysis entitled "Fiscal Impact Analysis for the Redevelopment Plan for the Cheney/Hagerty/Kushner Tract, Township of Cranbury, Middlesex County, New Jersey," dated September 30, 2015 (the "Fiscal Impact Analysis"); and

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Cranbury Township Ordinance # 10-15-18
(Continued)

WHEREAS, the Planning Consultant and other Board professionals presented the proposed Redevelopment Plan and the Fiscal Impact Analysis to the Planning Board and the public at a regular meeting held on October 1, 2015; and

WHEREAS, the proposed Plan and related documentation were further reviewed by the at a special meeting of the Planning Board held on October 8, 2015; and

WHEREAS, at both the October 1 and October 8, 2015 meetings, the public was given full opportunity to ask questions and comment on the proposed Plan; and

WHEREAS, on October 8, 2015, after reviewing the proposed Plan and the Fiscal Impact Analysis, and considering the comments of the Board's professionals and of the public, the Planning Board voted to recommend that the Township Committee adopt the proposed Plan as presented; and

WHEREAS, the LRHL at *N.J.S.A. 40A:12A-7* provides that a redevelopment plan must be adopted by ordinance; and

WHEREAS, the Township Committee hereby finds that the proposed Plan prepared and recommended by the Planning Board will advance the public health, safety, and welfare and is in the best interests of the Township and the public, and therefore wishes to adopt same;

NOW THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Cranbury, Middlesex County, New Jersey, as follows:

1. The findings set forth in the preamble to this ordinance are hereby incorporated as if fully restated herein.
2. The redevelopment plan entitled "Proposed Redevelopment Plan for the Cheney/Hagerty/Kushner Tract in the Township of Cranbury, New Jersey," dated October 6, 2015, which was prepared by Phillips Preiss Grygiel LLC ("Plan" or "Redevelopment Plan"), a copy of which is on file with the Township Clerk and incorporated herein by reference, is hereby approved and adopted pursuant to *N.J.S.A. 40A:12A-7*.
3. In accordance with section VI.A of the Plan, the Redevelopment Plan shall supersede all provisions of the Township's Land Development Ordinance ("LDO") except where specific provisions of the LDO are expressly indicated as being applicable, provided, however, that in all situations where zoning issues are not specifically addressed in the Plan, the LDO shall remain in effect. In the event of a conflict between a provision of the LDO and a provision of the Redevelopment Plan, the Redevelopment Plan shall control.
4. The zone or area to which the Redevelopment Plan applies shall be shown on the Cranbury Township Zoning Map as the "High Point Redevelopment Area," and the Cranbury Township Zoning Map shall be amended accordingly, as depicted on Exhibit A attached hereto.
5. In order for the Redevelopment Area to be developed as envisioned in the Redevelopment Plan, it will be necessary to vacate Old Hightstown Road, which currently bisects the Redevelopment Area. If and when the Township Committee by ordinance vacates Old Hightstown Road, as required by law, the

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Cranbury Township Ordinance # 10-15-18
(Continued)

costs of relocating any utilities necessitated by said vacation shall be borne entirely by the developer and/or applicable utility company, and not by the Township.

6. If any part of this ordinance is deemed invalid by a court of competent jurisdiction, such part shall be severed and the invalidity thereof shall not affect the remaining parts of this ordinance.

7. A copy of this ordinance shall be available for public inspection in the Township Clerk's office.

8. This ordinance will take effect upon its passage and publication, as required by law.

Second Reading

Cranbury Township Ordinance # 09-15-16

A motion to enter an Ordinance entitled, Cranbury Township Ordinance 09-15-16, "AN ORDINANCE OF THE TOWNSHIP OF CRANBURY, IN MIDDLESEX COUNTY, NEW JERSEY, INCREASING DOG AND CAT LICENSE FEES AND AMENDING THE VIOLATION AND PENALTY SECTION," was presented for second reading and final adoption. The Ordinance was published in the Cranbury Press, posted on the Township's website, posted on the Township Bulletin Board and copies were available to the public. The Mayor opened the public hearing on the Ordinance.

Ms. Connie Bauder, Petty Road, questioned the rationale of the timing of increasing the fees. She stated she was in agreement with the penalties. She stated there are many households with more than one (1) dog. She stated the Township should not be raising its fees merely because other municipalities charge more. Mayor Taylor stated there are costs associated with licensing, including purchasing the tags. Ms. Marabello stated other municipalities raised their fees because of the higher costs. Ms. Marabello stated the survey showed Cranbury Township had the lowest fees. Mr. Cook stated the Township also conducted a State-mandated door-to-door survey last year, which was an additional expense. No one further wished to speak, so the hearing was declared closed. On motion by Mr. Cook, seconded by Mr. Mulligan, the Ordinance was adopted by a vote:

Ayes:	(Cook	Abstain:	(None
	(Johnson	Absent:	(Goetz
	(Mulligan		
	(Taylor		

Nays: (None

Resolutions
Consent Agenda

Mayor Taylor stated he would like to comment on Resolution R # 10-15-113, stating Mr. Alan Stefanowicz and his volunteer committee raised \$23,500 for the "Intrepid Fallen Heroes Fund" for wounded veterans. He asked the Township Committee if there were any questions or comments on the Consent Agenda. Hearing no additional comments or questions, Mayor Taylor asked for a motion to approve the Consent Agenda.

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Resolutions
Consent Agenda (continued)

On motion by Mr. Johnson, seconded by Mr. Mulligan, and unanimously carried (with Ms. Goetz being absent), the following Resolutions were passed by vote:

Ayes:	(Cook Johnson Mulligan Taylor)	Abstain: (None Absent: (Goetz)
Nays:	(None	

Cranbury Township Resolution # R 10-15-111

NOW, THEREFORE, BE IT RESOLVED, by the Township of Cranbury that all bills and claims as audited and found to be correct be paid.

Cranbury Township Resolution # R 10-15-112

WHEREAS, a Tax Sale was held in the Township of Cranbury on October 24, 2013; and

WHEREAS, SB Muni % Honey Badger LLC, paid \$29,000.00 as a premium to obtain Tax Sale Certificate #13-00002 on Block 21 Lot 9 and,.

WHEREAS, the Tax Sale certificates have been redeemed, the holder is entitled to a refund of the premium paid to obtain said certificate,

NOW, THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Cranbury, that a refund in the amount of \$29,000.00 be paid to SB Muni % Honey Badger LLC.

Cranbury Township Resolution # R 10-15-113

WHEREAS, the "Rockin' the Park Benefit Concert" was held to benefit the Intrepid Fallen Heroes Fund and;

WHEREAS, our veterans and especially those who have sacrificed their lives and body for our rights and freedoms deserve all we can offer; and

WHEREAS, the "Rockin' the Park Benefit Concert" Committee through hard work, community spirit and group effort came together to support those veterans and their families; and

WHEREAS, the "Rockin the Park Benefit Concert" raised \$23,500 for the Intrepid Fallen Heroes Fund;

NOW, THEREFORE BE IT RESOLVED, that the Township of Cranbury extends our deepest thanks and gratitude to Alan Stefanowicz (concert producer), the "Rockin' the Park Concert" Committee and Sponsors.

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Work Session

- a). Discussion by Township Committee and Mr. William Tanner, PE, on results of a survey performed on Petty Road in conjunction with proposed road repairs.

Mr. Tanner, Township Engineer, discussed with the Township Committee and the public the results of a survey his firm conducted on Petty Road to determine to what extent repair work needs to be done. Mr. Tanner explained Petty Road has several issues, including the rights-of-way. Mr. Tanner explained the various steps of the survey by referring to several maps. He stated the deeds were researched and placed together as one big puzzle. He stated small flags were placed to mark the corners of properties that could be identified. Mr. Tanner explained a corner is the physical and legal corner of a piece of property. Referring to another map, Mr. Tanner explained the center of Petty Road is marked in places to reflect the wording on some deeds. He stated the Department of Environmental Protection's geo-referenced maps were also utilized to create a composite map. He stated this is the first step of the process. Mr. Tanner explained Petty Road was "organically grown" and the road is "sort of" in the right-of-way and is "sort of" 24 feet. He said it is not as clean cut as a new development.

Mr. Tanner stated Petty Road lacks drainage and stated there are inlets that do not go anywhere. One of the things that destroys a road is the lack of drainage. He stated there are two drainage problems: the roadway does not have drainage and the culvert at the end is either too small or becomes clogged with debris, which causes water to go over the road and cause flooding. He stated the pipes there may be sufficient, but maybe because they are individual pipes, there is a problem. One large pipe in the same space may resolve the problem; however, that is very expensive part of this project. Mr. Tanner stated the rough costs for engineering of the bridge would be approximately \$30,000. The actual design of the bridge would be \$150,000 to \$160,000 and the actual construction would be \$600,000. He stated the total cost of the bridge would be almost \$1 million. Mr. Tanner stated the County has been contacted, and they do not want any part of it, and does not have to be involved due to a law about small bridges. Mr. Tanner discussed various parts of the project and the costs associated with the various stages of work. He stated the drainage must be in place before the road work could begin.

Mr. Tanner explained later this evening he will be discussing grants from the State to build or repair roads. He stated Petty Road is the perfect road for a grant; however, the Township cannot apply for the grant until the drainage issue is addressed. The State does not give grants for drainage. He described year-by-year the various phases of the process. He stated he does not have an estimate for the drainage; however, the bridge and roadway would cost over \$2 million. He stated Petty Road is a long road which does not have a base. The paving itself would be broken down in three (3) sections over three (3) years.

Mr. Cook asked about the cost and drainage of the bridge. Mr. Tanner stated the pipes were put in to balance out the water and move it to another location. The system cannot work if the pipes are not cleaned out. Mr. Tanner stated the drainage work would include a pipe under the entire length of the road. He stated a lot of water drains to the brook on to the Reinhardt North property, which is where the topography carries it.

Mr. Mulligan clarified the project is broken down to the drainage work and the road work with each having an estimated cost of \$1 million. He inquired how much the Township would have to spend before applying for the road grant. Mr. Tanner stated it would cost about \$1.8 million without the bridge. Mr. Mulligan clarified \$800,000 to \$1 million would have to be spent before the Township could apply for a grant, and asked about the condition of the road after the drainage was done and before the road could be repaired. Mr. Tanner explained the roadway would be restored after the drainage work so it would be better than it is now. He stated the road would not be pretty but it

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- a). Discussion by Township Committee and Mr. William Tanner, PE, on results of a survey performed on Petty Road in conjunction with proposed road repairs. (cont'd.)
would not flood or puddle. Mr. Mulligan clarified that some land would have to be taken to complete the project.

Mr. Johnson asked if Mr. Tanner found during his research that the Township already acquired some easements that perhaps were not recorded. Mr. Tanner stated there are areas on the tax map that show as potential easements that are not listed on the deeds, and there are some properties that do show easements. Mr. Tanner stated there are six (6) properties that would need easements. There was additional discussion about easements and where the drainage pipes would go. Mr. Tanner stated the pipes would be standard 15 to 18 inch pipes.

Mayor Taylor opened the Work Session to public comment. Mr. Patrick Pietrefessa, Petty Road, stated if you look at the Brook under the bridge when there is no heavy rain, the water is not flowing. He asked why the Brook cannot be cleaned out. Mr. Tanner stated the State does not allow brooks to be cleaned out, and stated that a permit is required to do it. Mr. Tanner stated as long as the work is on the road, the Township is fine. Once the bridge is involved, a multitude of permits is required, including freshwater wetlands, riparian rights, and flood hazard permits. Even just cleaning the stream requires a major permit. Mr. Tanner stated we do not know how flat the stream area is. Mr. Pietrefessa stated perhaps a simple solution would be to obtain a permit and clean out the brook.

Mr. Mike Lupovici, Petty Road, stated he is an engineer and he drives Petty Road every day and rides his bike also. He stated he has not seen significant puddles on the road except near the bridge. He stated he is not commenting on flooding on private properties, but stated the road is not that bad and is questioning on whether the Township is looking at something that does not need to be fixed.

Dr. Sid Roychowdhury, Petty Road, stated the problem with Petty Road is it is a 1-1/2 lane road. He stated if two (2) cars try to pass, one (1) car must go off the road. He stated there is not even enough room for a car and a runner at the same time.

Mr. Cook inquired about the width of the road, and Mr. Tanner stated it varies. He stated near Plainsboro Road, Petty Road is fairly wide, and then it narrows down. He stated the center of the roadway is not in poor condition, but the edges of the road curve down. Mr. Tanner stated the goal would also be to soften the tight bend in the road.

Dr. Blasé Toto, Petty Road, asked if the bridge is all Cranbury's responsibility or would Plainsboro be responsible for some costs. Mr. Cook explained the County is approached first because it is an easier process. Since the County will not be involved, Cranbury will approach Plainsboro. Mr. Mulligan stated it is a fair comment to say Plainsboro does not have to contribute since it is at the border of the municipality.

Ms. Kelly Lafferty, Petty Road, inquired if during construction there would be any opportunity for connecting to public water or sewer. Mr. Tanner responded there is no sewer service in that area. If everyone on Petty Road wanted water, Mr. Tanner suggested petitioning New Jersey American Water to bring service in. He cautioned, however, the company will be reluctant to bring in water unless there is money to be made. Ms. Lafferty asked where the sewer stopped, and Mr. Tanner stated the sanitary sewer stops on Plainsboro Road where the 25 mph speed zone starts going out of town.

Ms. Denise Ben-Attar, Petty Road, inquired if the plan included widening Petty Road, and Mr. Tanner stated the road would be widened to two (2) 12-foot lanes. Mr. Tanner cautioned the Petty

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Road residents that improving the road may attract more traffic as a cut-through from Plainsboro Road to Dey Road. He stated there is traffic now with the roadway in poor condition and having a nice smooth, wide road will bring more traffic. He stated a traffic study will be done. He stated the consequence of improving a road is the traffic and speed increase. He suggested the residents seriously consider the changes the road improvements may bring to their neighborhood and stated a discussion be had before the Township spends a lot of money for the repairs. Mr. Tanner stated the Police could provide some information on the effects of road repairs in other areas of the Township, and also the Township has a Traffic Engineer who could also provide information. Mr. Tanner stated he has been doing this work for 35 years and could guarantee there will be more traffic and greater speeds. He stated he wasn't joking about removing the Bridge as an alternative. Mayor Taylor asked the residents to let the Committee know if they want a traffic study. Mr. Cook suggested looking at other roads before spending funds on a traffic study. He stated the Township wants to do an assessment before it spends over \$1 million before it can even apply for grant money.

Mr. Mulligan clarified the logical next step would be the drainage study next year and from there can decide the next steps. Mr. Cook stated the traffic study does not have to be formal but can be low-level. Mayor Taylor stated it is important to remember the costs as the Township is facing affordable housing costs and other capital costs.

Mr. Johnson stated he is not sure how valuable a traffic study would be because event after obtaining the results, Petty Road still has no base and needs repairs. He stated the road needs to be a functioning road for the residents.

Mr. Mulligan stated the drainage study will be done next year and that must be placed on the budget. He stated next year the Township will have a better idea of what the affordable housing costs will be and what the Township will be able to do. He stated the Township needs to be fiscally smart and is doing as much as it can to get the job done.

A resident inquired what will prevent the edges of the roadway from breaking off if curbs are not put in. Mr. Tanner stated as long as the edge is supported with gravel, and as long as there is not water underneath pushing the road up and down, the edges will not break off. There was additional discussion about the flooding and drainage. Residents claimed the roadway floods less often since the bridge was repaired back in the 1980's. Petty Road residents stated there is usually flooding issues when there is beaver activity. Mr. Mulligan stated he has similar flooding issues near his home due to beavers, and he asked Ms. Marabello to reach out to the State for assistance.

There was discussion that property may have to be acquired in order for the work to be done on Petty Road. Mr. Tanner explained some easements would have to be acquired which would restrict a resident from building a house on the easement. He stated the easement would generally be about 20 feet wide and the easement would straddle property lines to share the burden of the easement. There was also discussion about shrubbery or driveways that would be impacted by the construction; however, Mr. Tanner stated the driveways are repaired with the construction work. Mr. Tanner placed the map boards in the hallway for residents to view after the meeting.

Work Session

- b). Discussion by Township Committee and Mr. William Tanner, PE, for NJDOT Grant Applications.
The Township Committee and Mr. Tanner discussed the grant applications for NJDOT this year. Mr. Tanner stated Cranbury Neck Road divides George Davison to the right and John White to the left. Cranbury Township has an agreement with Plainsboro Township that George Davison Road is maintained by Plainsboro and John White Road is maintained by Cranbury. Mr. Tanner stated out of

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Work Session

b). Discussion by Township Committee and Mr. William Tanner, PE, for NJDOT Grant Applications (cont'd.)

all the roads in the Township, Mr. Jerry Thorne, Public Works Manager, has the most problems with John White Road, especially during the winter months. Mayor Taylor stated the roadway is actually crumbling around a drainage pipe on the road. There was discussion about various lengths of to be repaired and the associated costs for each section. Mr. Tanner recommended applying for a \$275,000 grant from the NJDOT. Mr. Cook asked if the DOT would consider John White Road an important road to repair, and Mr. Tanner stated it connects Plainsboro Road to Route 571. He stated John White Road connects two (2) major roadways and it also borders two (2) Townships. Mr. Tanner addressed comments from Chief Varga concerning the speed and traffic on the road. The Township Committee and Mr. Tanner spoke about the flashing speed signs and possible locations to place them where the flashing of the signs will not impact residents. Mr. Tanner will apply for additional beautification grant funding. The Township Committee agreed on the choice of applying for grants for additional beautification funds and repairs to John White Road versus the flashing speed signs. There was discussion about the difference about traffic studies and traffic counts. Mr. Tanner explained the difference and the costs of each. Mr. Mulligan asked if it would be beneficial to do a traffic study on the top ten (10) traveled roads to be able to make better decisions on road repair in the future. He stated it would be an additional data point for the Township Committee in the decision making process beyond the evaluations made by Mr. Tanner and Mr. Thorne. Mr. Tanner suggested purchasing a traffic counter to use in various locations in the Township to conduct the study. He stated the Township could not borrow a counter for an extended period of time. He stated he will look into the cost of a counter for the Committee to consider at budget review. Borrowing a counter would be preferred; however, it would be difficult to borrow long term. Mr. Mulligan stated the extra data would be helpful in justifying repairing a heavily-travelled road versus spending on lesser travelled roads. Mr. Cook asked if Mr. Andrew Feranda, Traffic Consultant would have information on roads similar to Petty Road and the traffic/speed impact that resulted from repairs.

Resolutions

On motion by Mr. Johnson, seconded by Mr. Mulligan and unanimously carried (with Ms. Goetz being absent), the following Resolutions were passed by vote:

Ayes: (Cook	Abstain: (None
(Johnson	Absent: (Goetz
(Mulligan	
(Taylor	

Nays: (None

Cranbury Township Resolution # R 10-15-114

A RESOLUTION AUTHORIZING THE APPROVAL TO SUBMIT A GRANT APPLICATION
AND EXECUTE A GRANT CONTRACT WITH THE NEW JERSEY
DEPARTMENT OF TRANSPORTATION FOR ROAD PRESERVATION

NOW, THEREFORE, BE IT RESOLVED that the Committee of the Township of Cranbury formally approved the grant application for the above stated project.

BE IT FURTHER RESOLVED that the Mayor and Township Clerk are hereby authorized to submit an electronic grant application identified as MA-2016-Cranbury Township-00080 to the New Jersey Department of Transportation on behalf of the Township of Cranbury.

TOWNSHIP COMMITTEE MEETING
October 12, 2015

Cranbury Township Resolution # R 10-15-114
(Continued)

BE IT FURTHER RESOLVED that the Mayor and Township Clerk are hereby authorized to sign the grant agreement on behalf of the Township of Cranbury and that their signature constitutes acceptance of the terms and conditions of the grant agreement and approves the execution of the grant agreement.

Cranbury Township Resolution # R 10-15-115

A RESOLUTION AUTHORIZING THE APPROVAL TO SUBMIT A GRANT APPLICATION
AND EXECUTE A GRANT CONTRACT WITH THE NEW JERSEY
DEPARTMENT OF TRANSPORTATION FOR QUALITY OF LIFE STREET BEAUTIFICATION

NOW, THEREFORE, BE IT RESOLVED that the Committee of the Township of Cranbury formally approved the grant application for the above stated project.

BE IT FURTHER RESOLVED that the Mayor and Township Clerk are hereby authorized to submit an electronic grant application identified as MA-2016-Cranbury Township-000546 to the New Jersey Department of Transportation on behalf of the Township of Cranbury.

BE IT FURTHER RESOLVED that the Mayor and Township Clerk are hereby authorized to sign the grant agreement on behalf of the Township of Cranbury and that their signature constitutes acceptance of the terms and conditions of the grant agreement and approves the execution of the grant agreement.

--Administrator's Report

Ms. Marabello stated she had nothing to report.

--Assistant Administrator's Report

Ms. Cunningham stated she had nothing to report.

Reports from Township Boards and Commissions

There were no reports from Township Boards and Commissions.

Public Comment

The Mayor opened the meeting to public questions and comments.

Mayor's Notes

Mayor Taylor reported he had an offer from a resident to stripe the crosswalks for free if the Township repaired the roofs on the barns near Barn Park. This will be addressed further at budget review.

On a motion by Mr. Cook, seconded by Mr. Johnson and unanimously carried, the meeting adjourned at 9:07 p.m.

Kathleen R. Cunningham, RMC
Municipal Clerk