

TOWNSHIP COMMITTEE MEETING  
December 16, 2019

The Township Committee Meeting of the Township of Cranbury was held at 7:00 p.m. in the Meeting Room of Town Hall. Answering present to roll call were Township Committee members: Michael Ferrante, Glenn Johnson, Dan Mulligan, Matt Scott and Mayor James Taylor. Also present were Richard Preiss, Township Planner; Denise Marabello, Township Administrator/CFO; and Debra Rubin, Municipal Clerk. Mayor Taylor led in the salute to the flag and Debra Rubin 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:

Posted on December 20, 2018 on the Bulletin Board of the Municipal Office at 23-A North Main Street, Cranbury, New Jersey and remains posted at that location.

Communicated to the Cranbury Press, Home News Tribune and Trenton Times on December 20, 2018.

Filed on December 20, 2018 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.

Sent to those individuals who have requested personal notice.

**Agenda Additions/Changes –**

2020 Meeting Dates – The Committee reviewed the calendar and approved the upcoming dates for 2020. Deputy Mayor Mulligan made a motion to approve the dates for 2020 and Mr. Johnson seconded the motion. The motion passed unanimously by all present members.

Mayor Taylor asked to add two resolutions of recognitions for both Township Committeeman Johnson and Deputy Mayor Mulligan.

Mayor read the following resolution:

**Cranbury Township Resolution # R 12-19-162  
In Recognition of Service for Glenn Johnson, Township Committee Member**

WHEREAS, Glenn R. Johnson ("Glenn") having been a resident of Cranbury Township since 2000, was elected to the Cranbury Township Committee on January 1, 2011 for a three-year term, was re-elected in 2013 and then again in 2016; and

WHEREAS, Glenn was then elected by his colleagues to serve as Mayor in 2013 and 2018; and

WHEREAS, through his leadership skills Cranbury Township's residents have benefitted greatly; and

WHEREAS, Glenn also was instrumental in making sure the "Pavilion" in Village Park received some much-needed repairs so that many will be able to enjoy it for years to come; and

WHEREAS, Glenn has met often with business owners who were looking to re-locate in Cranbury Township; often re-arranging his schedule to accommodate them; and

WHEREAS, during his tenure on the Township Committee, Glenn was instrumental in lending his expertise as the Township dealt with the courts and builders during the Township's last round of affordable housing;

WHEREAS, Glenn played a key role in developing two (2) Master Plans Masterplans and the development of the Ordinance Subcommittee while protecting farmland and also protecting the Reinhardt Preservation;

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WHEREAS, Glenn focused on developing ratables and preserving farmland. Through these efforts he enabled the township to implement a historic tax decrease in town, county and state.

WHEREAS, his honesty and integrity on the Township led him to be trusted by various community groups to bring forward their issues and concerns to the Township;

WHEREAS, throughout his tenure his research, attention to detail and focus led all Township Committee members to trust him and his efforts whenever a problem required increased focus.

WHEREAS, he applied his involvement in other communities to the township helping to broaden our views and understanding of the issues put before us;

NOW, THEREFORE BE IT RESOLVED that the Township Committee of the Township of Cranbury hereby thanks Glenn R. Johnson for a “stellar job” and conveys its gratitude and appreciation.

On a motion by Mayor Taylor, seconded by Mr. Mulligan and unanimously carried, the Resolution was adopted by a vote:

Ayes: (Ferrante  
(Mulligan  
(Scott  
(Taylor

Abstain: (Johnson

Absent: (None

Nays: (None

Mayor Taylor read the following resolution:

**Cranbury Township Resolution # R 12-19-163  
In Recognition of Service for Daniel Mulligan, Township Committee Member**

WHEREAS, Daniel P. Mulligan, III (“Dan”), having been a resident of Cranbury Township for ten (10) years, was elected to the Cranbury Township Committee on January 1, 2011 for a three-year term, was re-elected in 2013 and then again in 2016; and

WHEREAS, Dan was elected by his colleagues to serve as Mayor on January 4, 2016; and

WHEREAS, he has dedicated many hours of his own time serving the residents of Cranbury while maintaining a full-time job and a family; and

WHEREAS, Dan has been the lead in Cranbury Township joining the “social media world” as well as making sure the Township utilizes the access channel offered to the Township by its Cable TV carrier, taking the Municipal Clerk out of her “comfort zone”; and

WHEREAS, the Township Committee under Dan’s stewardship has met its Affordable Housing obligations, making Cranbury Township an example for other municipalities; and

WHEREAS, Dan and the Township Committee have been instrumental in the “Downtown Beautification Project” and the “Brainerd Lake Dam Project”; resulting in a better Downtown District and a much-improved Brainerd Lake Dam and Bridge; and

WHEREAS, he also played a major role in the development in two (2) master plans, protected farmland and protecting Reinhardt Preserve; and

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WHEREAS, through multiple terms on the Planning Board he fought to ensure our town preserved farmland, brought in ratables, minimize housing and protect our downtown; and

WHEREAS, his grasp of the difficult financials helped lead the Township through the recession and his championing of sound financial practices led to the historic tax cut for the town, county and state; and

WHEREAS, through his approach of taking different avenues to problems we are now proactively maintaining our roadways and thus furthering the lifespan between paving's; and

WHEREAS, Dan was respected by the community for his willingness to understand issues and take positions in the town's interest regardless of personal impact; and

WHEREAS, often at times of potential great sacrifice he put the town first; and

NOW THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Cranbury that it hereby thanks Dan Mulligan for a "stellar job" and conveys its gratitude appreciation for doing a great job!

On a motion by Mayor Taylor, seconded by Mr. Johnson and unanimously carried, the Resolution was adopted by a vote:

Ayes: (Ferrante  
(Johnson  
(Scott  
(Taylor

Abstain: (Mulligan  
Absent: (None

Nays: (None

Reports and Communications

Master Plan Summary – Richard Preiss

Mr. Preiss explained the purpose of his appearance is to provide some information regarding the 2019 Master Plan that was adopted in November. He explained reviewing the changes from 2010 Master Plan to now. He also explained the collaboration between advisory committees, Historic Preservation Committee, Environmental Commission and the public's time for input. He said the focus was on (5) Land Use areas of:

1. Accessory structures for single family homes
2. Cranbury Service Center Site and the Cranbury Circle
3. Amending street parking for commercial vehicles with the Village.
4. Reaffirmation of current zoning within the township. Review of some outdated regulations.
5. Community design of land use – (e.g. "McMansions")

Mr. Preiss added that traffic circulation is a major issue within the township. He suggested discussing further with Andrew Feranda, Traffic Consultant.

--Township Committee Regular Meeting Minutes of December 9, 2019

The Township Committee Regular Meeting Minutes of December 9, 2019 on a motion by Mr. Ferrante, seconded by Mr. Mulligan. On a roll call vote of the members of the Township Committee;

Ayes: (Ferrante  
(Johnson

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(Mulligan  
(Scott  
(Taylor

Abstain: (None

Absent: (None

Nays: (None

the Township Committee Regular Meeting Minutes of December 9, 2019 were adopted.

--Reports and Communications

--Members of Committee

--Mr. Scott – None.

--Mr. Ferrante

Mr. Ferrante advised that he and Dr. Rogers continued to work on the grant regarding the Complete Street Technical Assistance Program. The application was completed and he thanked everyone for their support in meeting the deadline.

-- Mr. Mulligan – None.

--Mr. Johnson –

Mr. Johnson reported that he attended the School Board meeting, DRC and Planning Board meeting.

--Mayor Taylor

Mayor Taylor announced he is very pleased with the scores provided for the Cranbury School District standardized tests.

Mayor Taylor discussed a traffic study prepared by Monroe Township. His key points were:

Monroe's study found over 30k vehicles travel into or through Cranbury to get to and from Monroe on Station Rd, Prospect Plains and Half acre. Of that 5-7% are trucks, not necessarily tractor trailers. The study did not distinguish tractor trailers, origin or destination of the trucks.

Cranbury has about 2,500 total cars so our traffic is due to the regional over growth not warehouses.

Further, of over 90 vehicle accidents in the last three years on these roads, only 4 involved trucks and there were no fatalities.

We can expect to have 15-20k more cars on the roads with Monroe due to add 10k homes over the next 10 years. If we had not planned commercial it would be residential in Cranbury negating farmland preservation, increasing school enrollment and taxes. Therefore, we owe our PB members a debt of gratitude.

--Michael Kervan – Chief – Cranbury Volunteer Fire Squad – Chief Kervan reported 35 calls in the last month and 411 for year to date with a total of 2,378.47 in volunteer hours. Incidents of note are two turnpike fires. The department also enjoyed participating in two days of Santa deliveries which were very successful. Chief Kervan reported on the new 2020 Fire Board members. He added they are still in

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need of new members and explained the two different classes of members with the hopes of having more residents volunteer.

**--Follow-up Items – None.**

**--Boards and Commissions**

- **Vacancies -**

Ms. Rubin read the vacancies for the following boards and commissions:

- (2) Municipal Alliance - 1<sup>st</sup> and 2<sup>nd</sup> Alternate

**--Ordinances – None**

**Resolutions**

**Consent Agenda**

Mayor Taylor asked the Township Committee if there were any questions or comments on the Consent Agenda. Hearing no questions or comments, Mayor Taylor requested a motion to adopt the Consent Resolutions. On a motion by Mr. Ferrante, seconded by Mr. Johnson and unanimously carried, the following Resolutions adopted by vote:

Ayes: (Ferrante  
(Johnson  
(Scott  
(Taylor

Abstain: (None

Absent: (None

Nays: (Mulligan

**Cranbury Township Resolution #R 12-19-160**

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 12-19-161**

RESOLUTION AUTHORIZING THE REFUND OF OVERPAYMENT OF TAXES  
ON 11 LAFAYETTE WAY (BLOCK 20.16 LOT 20.27)

WHEREAS, a tax overpayment in the amount of \$5,979.94, has resulted from a duplicate payment made by the property owner being applied to property located at 11 Lafayette Way (Block 20.16, Lot 20.27); and

WHEREAS, the Tax Collector has confirmed that a refund of this overpayment is in order;

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of Cranbury Township that a refund of the overpayment of taxes, in the amount of \$5,979.94, be made payable to Purav Patel and mailed to Purav Patel, 11 Lafayette Way, Cranbury, NJ 08512; and

BE IT FURTHER RESOLVED that the appropriate Township officials are authorized to take action in accordance with this resolution.

**--Work Session**

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a.) Village Park Path – Mr. Johnson reported that the School Board is concerned that the pathway is not lit. He believed the Township Engineer recommended three bollards be installed.

Sally O'Grady – Parks Commission – explained the wish list and explained the needs for the path. She explained that they would like the pathway to be similar to what is currently being used in Heritage Park. Mr. Ferrante explained the required piece is ADA compliance. There was a request to include the additional lighting into the 2020 budget. Ms. Marabello advised this can be included in the capital budget. Mr. Ferrante suggested having the Parks Commission review funding options.

**Public Comment**

Mayor Taylor opened the meeting to general public comment.

- Eman El-Badawi – Ms. El-Badawi read a prepared statement for the committee regarding her concerns with Mayor Taylor. Due to time limit, her husband finished her statement.

Mayor Taylor closed the meeting to public comment.

Mayor Taylor requested a motion to adjourn. On motion by Mr. Mulligan, seconded by Mr. Johnson and unanimously carried, the meeting adjourned at 8:38 p.m.

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Debra A. Rubin, RMC  
Municipal Clerk