



**MAYOR & COUNCIL
THE BOROUGH OF PEAPACK & GLADSTONE,
BOROUGH COUNCIL MEETING AGENDA**



NOVEMBER 9, 2021

7:00PM – REGULAR MEETING

Location: Borough Hall, 1 School St., Peapack, NJ 07977

Actual meeting may contain discussion of items not mentioned on the agenda and alternatively any items specifically listed may be omitted.

1. CALL TO ORDER

2. SUNSHINE NOTICE – *Municipal Clerk reads the following statement:*

“Pursuant to the Open Public Meetings Act, Adequate notice of 2021 Meeting Dates was published in the Courier News and Bernardsville News on December 3, 2020 and posted at the Municipal Complex and the Borough Library. Action may be taken.”

3. FLAG SALUTE

4. ROLL CALL

5. PUBLIC COMMENTS: 5 MINUTES PER PERSON – NON-AGENDA ITEMS

It is the policy of the Borough Council that all public comments on an issue shall be limited to five (5) minutes per person. Comments may be made on any Non-Agenda subject pertaining to Borough issues. Comments pertaining to Public Hearings should be saved for that section of the agenda. No debating between residents. Comments should be addressed to Mayor and Council at the public microphone.

6. OLD BUSINESS

7. NEW BUSINESS

8. MISCELLANEOUS DISCUSSION/APPROVALS

9. READING AND APPROVAL OF MINUTES

Executive Session Meeting October 26, 2021

Regular Meeting Minutes October 26, 2021

11. RESOLUTIONS

RESOLUTION NO. 199-21 – *Resolution from Mayor & Council Supporting the request of NJDOT Take-Over of Maintenance for the Rt. 206 Bridge which Supports the Underpass between the Pfizer Property and the Proposed P-G Residential Development*

12. BILLS LIST

RESOLUTION NO. 200-21 – *Approval of Bills as Signed and Listed on the Bill Payment List
Total Amount: \$790,036.15*

13. PUBLIC COMMENTS – 3 MINUTES PER PERSON – AGENDA ITEMS ONLY

It is the policy of the Borough Council that all public comments on an issue shall be limited to three (3) minutes per person. No debating between residents. Comments should be addressed to Mayor and Council at the public microphone.



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14. ADJOURNMENT

**THE NEXT MEETING OF THE MAYOR & COUNCIL WILL BE HELD ON
NOVEMBER 23, 2021 AT 7:00PM AT BOROUGH HALL, 1 SCHOOL STREET, PEAPACK, NJ 07977**

RESOLUTION

BOROUGH OF PEAPACK & GLADSTONE SOMERSET COUNTY, NEW JERSEY

RESOLUTION NO. 199-21

TITLE: RESOLUTION IN SUPPORT OF REQUESTING THAT NEW JERSEY DEPARTMENT OF TRANSPORTATION (DOT) TO TAKE OVER THE MAINTENANCE OF THE ROUTE 202/206 BRIDGE WHICH SUPPORTS THE UNDERPASS BETWEEN THE PFIZER PROPERTY AND THE PROPOSED P-G RESIDENTIAL DEVELOPMENT

WHEREAS when Beneficial Finance in 1981 constructed a corporate headquarters on the northbound side of Route 202/206, in order to facilitate access to the site for Beneficial employees and visitors traveling south on Route 202/206, Beneficial with the approval of NJDOT constructed an underpass for such employees and visitors; and

WHEREAS Beneficial also constructed at its own expense substantial improvements to Route 202/206 in the area of its project; and

WHEREAS Beneficial sold the property that it owned on the southbound side of Route 202/206 to a golf club entity and for office conference center and now residential housing; and

WHEREAS in 1991 as a result of a transaction, the cost of the maintenance of the bridge is spread between P-G Residential Developers, LLC development site and Pfizer; and

WHEREAS the bridge has been very well maintained over the years at substantial expense through private parties; and

WHEREAS private maintenance of the bridge may have been justified for the many years since the construction of the Beneficial quarters; and

WHEREAS the plan of development for 82 residential units including 14 affordable housing units on the southbound side of Route 202/206 requiring access through the underpass merits a modification of the private maintenance obligation of the bridge; and

WHEREAS the construction of the P-G Residential development will activate the passage for general public traffic and will eliminate the purely private use which was the initial predicate for maintenance by Beneficial and its successors; and

WHEREAS unless the state assumes its proper responsibility of maintenance within the right of way of Route 202/206 it is doubtful that the residential development along with the affordable housing units will be readily constructed and supported by a Homeowner's Association; and

WHEREAS the NJDEP has approved modifications to the Pfizer interchange roadways so as to make the underpass available to motorists proceeding both from the north and south;

NOW, THEREFORE BE IT RESOLVED that the Governing Body of the Borough of Peapack & Gladstone is requesting that the New Jersey Department of Transportation to enter into an agreement with PG-Residential Developers, LLC and Pfizer pursuant to which the maintenance obligation of the portion of the interchange within the right of way will be assumed by the State of New Jersey as a normal public highway facility; and

NOW, THEREFORE BE IT FURTHER RESOLVED that copies of this resolution be forwarded to the New Jersey Department of Transportation Commissioner Diane Gutierrez-Scaccetti, Governor Murphy Office, P-G Residential Developers, LLC and Pfizer

Introduced	Seconded	Borough Council	Aye	Nay	Abstain	Absent
		Gian-Paolo Caminiti				
		Mark Corigliano				
		Amy Dietrich				
		Donald Lemma				
		Jamie Murphy				
		John Sweeney				

IT IS HEREBY CERTIFIED THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF A RESOLUTION ADOPTED BY THE BOROUGH COUNCIL OF THE BOROUGH OF PEAPACK & GLADSTONE AT A MEETING OF SAID COUNCIL HELD ON NOVEMBER 9, 2021.

NANCY A. BRETZGER
BOROUGH CLERK

GREGORY J. SKINNER
MAYOR

RESOLUTION

BOROUGH OF PEAPACK & GLADSTONE, SOMERSET COUNTY, NEW JERSEY

RESOLUTION NO. 200-21

Payment of Claims (Posted)

WHEREAS, The Borough Council of the Borough of Peapack & Gladstone has received bills to be paid as listed; and

WHEREAS, The Chief Financial Officer and the Borough Administrator have reviewed these bills and have certified that these bills represent goods and/or services received by the Borough, that these are authorized and budgeted expenditures and that sufficient funds are available to pay these bills;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Peapack & Gladstone, in the County of Somerset and State of New Jersey hereby:

1. That these bills are hereby authorized for payment; and
2. That checks in the proper amounts are prepared and that necessary bookkeeping entries are made; and
3. That the proper Borough Officials are authorized to sign the checks.

Introduced	Seconded	Borough Council	Aye	Nay	Abstain	Absent
		Gian-Paolo Caminiti				
		Mark Corigliano				
		Amy Dietrich				
		Donald Lemma				
		Jamie Murphy				
		John Sweeney				

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NANCY A. BRETZGER
BOROUGH CLERK

GREGORY J. SKINNER
MAYOR