

AGENDA
Monday, November 22, 2021
7:30 PM

Mayor & Council Regular Meeting
Mayor & Borough Council

Borough of Chatham
54 Fairmount Avenue
Chatham, NJ 07928

CALL MEETING TO ORDER

The meeting will be called to order at 7:30 p.m.

SALUTE TO FLAG

MOMENT OF SILENCE

STATEMENT OF ADEQUATE NOTICE

Pursuant to the requirements of the Open Public Meetings Act, adequate notice of this meeting has been provided by including same in the Annual Notice, copies of which were posted on the official bulletin board on the main floor of Borough Hall, emailed to the Daily Record, the Star Ledger, the Chatham Courier, the Chatham Patch, and TAPinto Chatham and was filed with the Borough Clerk, all on January 8th, 2021.

VIRTUAL MEETING ACCESS:

Anyone wishing to gain access to the meeting may dial 929-205-6099 (Meeting ID: 813 2096 3361) or obtain online access of the meeting using the following URL: <https://us02web.zoom.us/j/81320963361>

ROLL CALL

Mayor Thaddeus J. Kobylarz
Council President Carolyn Dempsey
Council Member Jocelyn Mathiasen
Council Member Karen Koronkiewicz
Council Member Irene Treloar
Council Member Leonard Resto
Council Member Frank Truilo
Stephen W. Williams, Borough Administrator
Tamar Lawful, Borough Clerk
Steven Kleinman, Borough Attorney

EXECUTIVE SESSION I

Mayor Kobylarz asks Council Member Truilo to proceed with Resolution # 21-368.

Council Member Truilo reads Resolution # 21-368.

RESOLUTION #21- 368

RESOLUTION TO ADJOURN INTO CLOSED SESSION

BE IT RESOLVED, by the Borough Council of the Borough of Chatham that it shall adjourn into closed session to discuss the following subject matter(s) without the presence of the public in accordance with the provisions of R.S. 10:4-12b:

1. Litigation Matter: Kendra Lelie and John Hague

BE IT FURTHER RESOLVED, the matter(s) discussed will be made known to the public at such time as appropriate action is taken on said matter(s), and when disclosure will not result in unwarranted invasion of individual privacy or prejudice to the best interests of the Borough of Chatham, provided such disclosures will not violate Federal, State or local statutes and does not fall within the attorney-client privilege. The Borough Council will return to public session after this closed session.

Council Member Truilo: I motion to approve Resolution # 21-368.

Council Member _____ seconds the motion.

[21-368 RESOLUTION TO ADJOURN INTO CLOSED SESSION \[November 22, 2021\].docx](#)

GOVERNING BODY RETURNS TO PUBLIC SESSION

ROLL CALL

RECUSALS

Recusals or abstentions submitted for the record.

ADOPTION OF COUNCIL MEETING MINUTES

Mayor Kobylarz asks Council Member Resto to proceed with Resolution # 21-369.

Council Member Resto reads Resolution # 21-369.

RESOLUTION #21-369

RESOLUTION TO ADOPT COUNCIL MEETING MINUTES

BE IT RESOLVED, by the Council of the Borough of Chatham that the minutes from the following meeting are approved as prepared and shall be filed as a permanent record in the Borough Clerk's office:

October 25, 2021, and November 8, 2021

Council Member Resto: I motion to approve Resolution # 21-369.

Council Member _____ seconds the motion.

21-369 - RESOLUTION TO ADOPT COUNCIL MEETING MINUTES (October 25, 2021 and November 8, 2021).doc

MAYOR'S REPORT I

MEETING OPEN TO THE PUBLIC

NOTICE OF PUBLIC COMMENT TIME LIMIT

Residents wishing to make public comments may dial 929-205-6099 (Meeting ID: 813 2096 3361) or obtain online access of the meeting using the following URL: <https://us02web.zoom.us/j/81320963361>

Public participating by phone: To **raise your hand**, press *9. To **speak**, press *6 to be unmuted

Hearing of citizens during the Public Comment section of the Agenda is an opportunity for any member of the public to be heard about issues which are/are not topics scheduled for Public Hearing tonight. To help facilitate an orderly meeting, and to permit all to be heard, speakers are asked to limit their comments to a reasonable length of time.

REPORTS

COUNCIL MEMBERS

MAYOR'S REPORT II

ADMINISTRATOR'S REPORT

CONSENT AGENDA

The following items are considered to be routine by the Chatham Borough Council and will be enacted

by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the Agenda.

Resolution # 21-370 through Resolution # 21-378 have been placed on the Consent Agenda.

RESOLUTION[S] REMOVED FROM THE CONSENT AGENDA FOR DISCUSSION AND VOTE

FINANCE

RESOLUTION # 21-370

BILLS LIST

[21-370 RESOLUTION TO APPROVE PAYMENT OF VOUCHERS \[November 22, 2021\].doc](#)

[11-22-2021 Bills List.pdf](#)

RESOLUTION #21-371

RESOLUTION APPROVING TAX APPEAL SETTLEMENT [BLOCK 11, LOT 19]

[21-371 RESOLUTION APPROVING A TAX APPEAL SETTLEMENT \[Block 11 Lot 9\].doc](#)

RESOLUTION # 21-372

RESOLUTION AUTHORIZING A REFUND FOR PROPERTY TAX OVERPAYMENT [BLOCK 118 LOT 43]

[21-372 RESOLUTION AUTHORIZING A REFUND FOR PROPERTY TAX OVERPAYMENT \[Block 118 Lot 43\].doc](#)

RESOLUTION #21-373

RESOLUTION AMENDING THE 2021 MUNICIPAL BUDGET FOR THE INSERTION OF A SPECIAL ITEM OF REVENUE FOR THE OFFICE OF EMERGENCY MANAGEMENT - EMAA GRANT

[21-373 RESOLUTIONG AMENDING THE 2021 BUDGET INSERTION FOR THE OFFICE OF EMERGENCY MANAGEMENT - EMAA GRANT.doc](#)

CONTRACTS

RESOLUTION # 21-374

RESOLUTION AUTHORIZING THE AWARD OF A NON-FAIR AND OPEN PROFESSIONAL SERVICES CONTRACTS TO COLLIER ENGINEERING AND DESIGN FOR MUNICIPAL ENGINEERING SERVICES FOR THE PARROT MILL PUMP STATION UPGRADES

[21-374 NON-FAIR AND OPEN PROFESSIONAL SERVICES CONTRACT FOR ENGINEERING SERVICES FOR THE PARROTT MILL PUMP STATION UPGRADES.docx](#)

RESOLUTION # 21-375

RESOLUTION OF THE BOROUGH OF CHATHAM, COUNTY OF MORRIS AND STATE OF NEW JERSEY AUTHORIZING THE AWARD OF A COMPETITIVE BIDDING CONTRACT TO AMERICAN ASPHALT AND TRUCKING, LLC

[21-375 RESOLUTION AWARDDING A COMPETITIVE BIDDING CONTRACT TO AMERICAN ASPHALT AND TRUCKING, LLC.docx](#)

OTHER

RESOLUTION # 21-376

RESOLUTION GRANTING PERMISSION TO THE HOLY NIGHT SOCIETY TO INSTALL AND DISPLAY A NATIVITY SCENE AT REASONER PARK DURING THE HOLIDAY SEASON

[21-376 PERMISSION TO INSTALL NATIVITY SCENE DURING HOLIDAY SEASON.doc](#)

RESOLUTION # 21-377

RESOLUTION GRANTING PERMISSION TO CHABAD OF SOUTHEAST MORRIS COUNTY TO INSTALL AND DISPLAY A MENORAH AT REASONER PARK DURING THE HOLIDAY SEASON

[21-377 RESOLUTION GRANTING PERMISSION TO INSTALL MENORAH DURING THE HOLIDAY SEASON.doc](#)

RESOLUTION # 21-378

RESOLUTION APPROVING THE CHATHAM EDUCATION FOUNDATION (CEF) WALK THROUGH WINTER WONDERLAND ON SUNDAY DECEMBER 12, 2021

[21-378 WINTER WONDERLAND RESOLUTION AND ROAD CLOSURES.docx](#)

CONSENT AGENDA VOTE

Mayor Kobylarz asks Council Member _____ to proceed with the Resolutions listed on the Consent Agenda. Resolutions # 21-370 through # 21-378.

Council Member _____: I would like to make a motion to approve the resolutions placed on this evenings Consent Agenda by consent of the Council.

Seconded by Council Member: _____.

ORDINANCES FOR FIRST READING

Mayor Kobylarz asks Council Koronkiewicz to introduce Ordinance #21-20.

Council Member Koronkiewicz introduces Ordinance #21-20 by title as follows:

ORDINANCE #21-20

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE BOROUGH OF CHATHAM, COUNTY OF MORRIS, STATE OF NEW JERSEY AMENDING CHAPTER 139, ENTITLED “VEHICLES AND TRAFFIC,” OF THE BOROUGH CODE TO ESTABLISH “EMERGENCY VEHICLE” PARKING SPACES ON A PORTION OF MAIN STREET

Council Member Koronkiewicz explains the purpose of the Ordinance and moves for introduction on First Reading.

Council Member Koronkiewicz reads:

WHEREAS, the above Ordinance was introduced and read by title at this Council meeting held on November 22, 2021.

BE IT RESOLVED, that at the Council meeting to be held on December 13, 2021 at 7:30 p.m. prevailing time, at Borough Hall, the Chatham Borough Council will further consider this Ordinance for a second reading, public hearing and final passage; and

BE IT FURTHER RESOLVED, that the Clerk is hereby requested to publish the proper notice thereof, including this Ordinance, post the Ordinance on the bulletin board in Borough Hall and make copies available to members of the general public.

Council Member Koronkiewicz: I offer Ordinance #21-20 and move its adoption on first reading.

Council Member _____ seconds the motion.

Mayor Kobylarz asks the Borough Clerk for a Roll Call Vote:

Name	Motion	Second	Yes	No	Abstain	Absent
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Dempsey						
Mathiasen						
Koronkiewicz						
Treloar						
Resto						
Truilo						

[ORDINANCE 21-20 - EMERGENCY VEHICLE PARKING ON MAIN STREET.docx](#)

#

Mayor Kobylarz asks Council Truilo to introduce Ordinance #21-21.

Council Member Truilo introduces Ordinance #21-21 by title as follows:

ORDINANCE #21-21

ORDINANCE ADOPTING AN AMENDMENT TO THE REDEVELOPMENT PLAN FOR POST OFFICE PLAZA REDEVELOPMENT AREA BLOCK 121, LOTS 10 THROUGH 13 AND 17 BLOCK 122, LOTS 1, 2 AND 12 THROUGH 18 BOROUGH OF CHATHAM, NEW JERSEY

Council Member Truilo explains the purpose of the Ordinance and moves for introduction on First Reading.

Council Member Truilo reads:

WHEREAS, the above Ordinance was introduced and read by title at this Council meeting held on November 22, 2021.

BE IT RESOLVED, that at the Council meeting to be held on December 13, 2021 at 7:30 p.m. prevailing time, at Borough Hall, the Chatham Borough Council will further consider this Ordinance for a second reading, public hearing and final passage; and

BE IT FURTHER RESOLVED, that the Clerk is hereby requested to publish the proper notice thereof, including this Ordinance, post the Ordinance on the bulletin board in Borough Hall and make copies available to members of the general public.

Council Member Truilo: I offer Ordinance # 21-21 and move its adoption on first reading.

Council Member _____ seconds the motion.

Mayor Kobylarz asks the Borough Clerk for a Roll Call Vote:

Name	Motion	Second	Yes	No	Abstain	Absent
Dempsey						
Mathiasen						
Koronkiewicz						
Treloar						
Resto						
Truilo						

[ORDINANCE 21-21 - ORDINANCE TO ADOPT AN AMENDMENT TO THE REDEVELOPMENT PLAN FOR THE POST OFFICE PLAZA REDEVELOPMENT PROJECT.doc](#)
[Exhibit A to Ordinance # 21-21 - Post Office Plaza - Redevelopment Plan Amendment.doc](#)

#

Mayor Kobylarz asks Council Mathiasen to introduce Ordinance #21-22.

Council Member Mathiasen introduces Ordinance #21-22 by title as follows:

ORDINANCE #21-22

**ORDINANCE ADOPTING THE GATEWAY AFFORDABLE HOUSING
OVERLAY 1 ZONING DISTRICT
AS AN AMENDMENT TO THE LAND DEVELOPMENT REGULATIONS
BOROUGH OF CHATHAM, NEW JERSEY**

Council Member Mathiasen explains the purpose of the Ordinance and moves for introduction on First Reading.

Council Member Mathiasen reads:

WHEREAS, the above Ordinance was introduced and read by title at this Council meeting held on November 22, 2021.

BE IT RESOLVED, that at the Council meeting to be held on December 13, 2021 at 7:30 p.m. prevailing time, at Borough Hall, the Chatham Borough Council will further consider this Ordinance for a second reading, public hearing and final passage; and

BE IT FURTHER RESOLVED, that the Clerk is hereby requested to publish the proper notice thereof, including this Ordinance, post the Ordinance on the bulletin board in Borough Hall and make

copies available to members of the general public.

Council Member Mathiasen: I offer Ordinance # 21-22 and move its adoption on first reading.

Council Member _____ seconds the motion.

Mayor Kobylarz asks the Borough Clerk for a Roll Call Vote:

Name	Motion	Second	Yes	No	Abstain	Absent
Dempsey						
Mathiasen						
Koronkiewicz						
Treloar						
Resto						
Truilo						

[ORDINANCE # 21-22 ORDINANCE TO ADOPT THE AFFORDABLE HOUSING OVERLAY 1 ZONING DISTRICT.doc](#)

[EXHIBIT A - FOR ORDINANCE # 21-22 - OVERLAY 1 ZONING DISTRICT.docx](#)

#

Mayor Kobylarz asks Council Truilo to introduce Ordinance #21-23.

Council Member Truilo introduces Ordinance #21-23 by title as follows:

ORDINANCE #21-23

**ORDINANCE ADOPTING THE GATEWAY AFFORDABLE HOUSING
OVERLAY 2 ZONING DISTRICT
AS AN AMENDMENT TO THE LAND DEVELOPMENT REGULATIONS
BOROUGH OF CHATHAM, NEW JERSEY**

Council Member Truilo explains the purpose of the Ordinance and moves for introduction on First Reading.

Council Member Truilo reads:

WHEREAS, the above Ordinance was introduced and read by title at this Council meeting held on November 22, 2021.

BE IT RESOLVED, that at the Council meeting to be held on December 13, 2021 at 7:30 p.m. prevailing time, at Borough Hall, the Chatham Borough Council will further consider this Ordinance for

a second reading, public hearing and final passage; and

BE IT FURTHER RESOLVED, that the Clerk is hereby requested to publish the proper notice thereof, including this Ordinance, post the Ordinance on the bulletin board in Borough Hall and make copies available to members of the general public.

Council Member Truilo: I offer Ordinance # 21-23 and move its adoption on first reading.

Council Member _____ seconds the motion.

Mayor Kobylarz asks the Borough Clerk for a Roll Call Vote:

Name	Motion	Second	Yes	No	Abstain	Absent
Dempsey						
Mathiasen						
Koronkiewicz						
Treloar						
Resto						
Truilo						

[ORDINANCE 21-23 - ORDINANCE ADOPTING THE GATEWAY AFFORDABLE HOUSING OVERLAY 2 ZONING DISTRICT.doc](#)
[EXHIBIT A - FOR ORDINANCE # 21-23 - OVERLAY 2 ZONING DISTRICT.docx](#)

ADD-ON RESOLUTION[S]

EXECUTIVE SESSION II

Mayor Kobylarz asks Council Member Truilo to proceed with Resolution # 21-379.

Council Member Truilo reads Resolution # 21-379.

RESOLUTION #21- 379

RESOLUTION TO ADJOURN INTO CLOSED SESSION

BE IT RESOLVED, by the Borough Council of the Borough of Chatham that it shall adjourn into closed session to discuss the following subject matter(s) without the presence of the public in accordance with the provisions of R.S. 10:4-12b:

1. Personnel Matter: Chatham Police Department - Stephen Williams and Chief Gibbons

BE IT FURTHER RESOLVED, the matter(s) discussed will be made known to the public at such time as appropriate action is taken on said matter(s), and when disclosure will not result in unwarranted invasion of individual privacy or prejudice to the best interests of the Borough of Chatham, provided such disclosures will not violate Federal, State or local statutes and does not fall within the attorney-client privilege. The Borough Council will not return to public session after this closed session.

Council Member Truilo: I motion to approve Resolution # 21-379.

Council Member _____ seconds the motion.

[21-379 RESOLUTION TO ADJOURN INTO CLOSED SESSION \[November 22, 2021\].doc](#)

ADJOURNMENT



Incorporated 1897

Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21- 368

RESOLUTION TO ADJOURN INTO CLOSED SESSION

BE IT RESOLVED, by the Borough Council of the Borough of Chatham that it shall adjourn into closed session to discuss the following subject matter(s) without the presence of the public in accordance with the provisions of R.S. 10:4-12b:

1. Litigation Matter: Kendra Lelie and John Hague

BE IT FURTHER RESOLVED, the matter(s) discussed will be made known to the public at such time as appropriate action is taken on said matter(s), and when disclosure will not result in unwarranted invasion of individual privacy or prejudice to the best interests of the Borough of Chatham, provided such disclosures will not violate Federal, State or local statutes and does not fall within the attorney-client privilege. The Borough Council will return to public session after this closed session.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



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Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-369

RESOLUTION TO ADOPT COUNCIL MEETING MINUTES

BE IT RESOLVED, by the Council of the Borough of Chatham that the minutes from the following meeting are approved as prepared and shall be filed as a permanent record in the Borough Clerk's office:

October 25, 2021, and November 8, 2021

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



Incorporated 1897

Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-370

RESOLUTION TO APPROVE PAYMENT OF VOUCHERS

WHEREAS, vouchers for payment have been submitted to the Borough Council by the various municipal departments.

BE IT RESOLVED, by the Council of the Borough of Chatham that all vouchers approved by the Finance Chairman be paid subject to the certification of the availability of funds by the Chief Financial Officer.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk

November 19, 2021
02:00 PM

BOROUGH OF CHATHAM
Check Payment Batch Verification Listing

Page No: 1

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Batch Id: EVC Batch Type: C Batch Date: 11/22/21 Checking Account: CLAIMS ACCOUNT G/L Credit: Budget G/L Credit
Generate Direct Deposit: N

Check No. PO #	Check Date Enc Date	Vendor # Name Item Description	Payment Amt	Street 1 of Address to be printed on Check Charge Account Description	Account Type	Status	Seq	Acct
11/22/21 ALLIE755 ALLIED OIL								
BDG22283	11/04/21	23 NOV. 2021 GASOLINE/DIESEL	3,131.80	A DIVISION OF GRIFFITH-ALLIED 1-01-31-460-200 GASOLINE / DIESEL	Budget	Aprv	110	1
BDG22283	07/08/21	24 NOV 2021 GASOLINE/DIESEL	264.73	1-05-55-502-418 MOTOR VEHICLE GAS & OIL	Budget	Aprv	111	1
			3,396.53					
11/22/21 ALYCA005 Aly Carter Lopian								
21001244	11/19/21	1 Repair Damage Line - Reimburse	124.95	64 Hedges Avenue 1-01-26-290-251 SHADE TREE - MISCELLANEOUS	Budget	Aprv	95	1
			124.95					
11/22/21 AMERI700 AMERICAN WEAR								
BDG22285	03/05/21	20 OCT UNIFORM CLEANING 2021	23.00	261 NORTH 18TH ST 1-01-26-290-225 UNIFORMS - WORK CLOTHING	Budget	Aprv	112	1
BDG22285	03/05/21	21 OCT UNIFORM CLEANING 2021	23.00	1-01-26-290-225 UNIFORMS - WORK CLOTHING	Budget	Aprv	113	1
			46.00					
11/22/21 ASPHA500 ASPHALT PAVING SYSTEMS, INC.								
21000765	08/06/21	1 MICRO-RESURFACING PROGRAM	36,749.45	500 N EGG HARBOR RD C-04-55-920-004 2020 ROAD MICRO-SURFACING PROGRAM	Budget	Aprv	3	1
			36,749.45					
11/22/21 ATLAN550 ATLANTIC TACTICAL OF NJ INC								
21000703	07/23/21	1 Badges	3,934.71	772 CORPOATE CIRCLE 1-01-25-240-225 UNIFORMS - WORK CLOTHING	Budget	Aprv	2	1
			3,934.71					
11/22/21 AWISC500 AWISCO NY CORP LLC								
BDG22289	08/20/21	11 OCT WELDING SUPPLIES 2021	440.86	55-15 43 RD STREET 1-01-26-315-204 WELDING SUPPLIES	Budget	Aprv	114	1
BDG22289	11/15/21	12 WELDING SUPPLIES 2021 CYL RENT	49.39	1-01-26-315-204 WELDING SUPPLIES	Budget	Aprv	115	1
BDG22289	11/15/21	13 WELDING SUPPLIES2021 CYL LEASE	315.00	1-01-26-315-204 WELDING SUPPLIES	Budget	Aprv	116	1
			805.25					
11/22/21 CHALL500 Challenger Fence, Inc.								
21000862	09/03/21	1 DOG PARK FENCING	13,374.00	100 Pennsylvania Avenue C-04-55-921-502 FENCE FOR OFF LEASH DOG AREA	Budget	Aprv	4	1
21000862	09/03/21	2 GARDEN PARK FENCING	6,224.00	C-04-55-921-502 FENCE FOR OFF LEASH DOG AREA	Budget	Aprv	5	1
			19,598.00					
11/22/21 CHATA230 CHATHAM EMERGENCY SQUAD								
21001109	10/29/21	1 CPR & First Aid Course Cards	357.50	45 SPRING STREET 1-01-25-240-205 TRAINING/COMMUNITY SERVICE	Budget	Aprv	18	1
21001110	10/29/21	1 CPR & First Aid Course Cards	325.00	1-01-25-240-205	Budget	Aprv	19	1

November 19, 2021
02:00 PM

BOROUGH OF CHATHAM
Check Payment Batch Verification Listing

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Check No. PO #	Check Date Enc Date	Vendor # Name Item Description	Payment Amt	Street 1 of Address to be printed on Check Charge Account Description	Account Type	Status	Seq	Acct
				TRAINING/COMMUNITY SERVICE				
			682.50					
11/22/21 CHATA340 CHATHAM NAPA				26 WATCHUNG AVE A/C # 2250				
BDG22293	11/17/21	59 2021 AUTO SUPPLIES-LEAFVACS	139.29	1-01-26-290-213	Budget	Aprv	117	1
				EQUIPMENT REPAIRS & MAINTENANCE				
BDG22293	11/17/21	60 2021 AUTO SUPPLIES-LEAFVAC#2	147.87	1-01-26-290-213	Budget	Aprv	118	1
				EQUIPMENT REPAIRS & MAINTENANCE				
BDG22293	07/14/21	61 2021 AUTO SUPPLIES-SHOP	46.87	1-01-26-315-201	Budget	Aprv	119	1
				VEHICLE MAINTENANCE Public Works				
BDG22293	07/14/21	62 2021 AUTO SUPPLIES-SHOP	71.97	1-01-26-315-201	Budget	Aprv	120	1
				VEHICLE MAINTENANCE Public Works				
BDG22293	07/14/21	63 2021 AUTO SUPPLIES-SHOP	22.75	1-01-26-315-201	Budget	Aprv	121	1
				VEHICLE MAINTENANCE Public Works				
BDG22293	07/14/21	64 2021 AUTO SUPPLIES-LEAF VAC#3	129.19	1-01-26-315-201	Budget	Aprv	122	1
				VEHICLE MAINTENANCE Public Works				
BDG22293	07/14/21	65 2021 AUTO SUPPLIES-CREDIT	18.00	1-01-26-315-201	Budget	Aprv	123	1
				VEHICLE MAINTENANCE Public Works				
BDG22293	07/14/21	66 2021 AUTO SUPPLIES	31.92	1-01-26-315-201	Budget	Aprv	124	1
				VEHICLE MAINTENANCE Public Works				
BDG22293	07/14/21	67 2021 AUTO SUPPLIES	64.50	1-01-26-315-201	Budget	Aprv	125	1
				VEHICLE MAINTENANCE Public Works				
BDG22293	07/14/21	68 2021 AUTO SUPPLIES	313.44	1-01-26-315-201	Budget	Aprv	126	1
				VEHICLE MAINTENANCE Public Works				
BDG22293	11/17/21	70 2021 AUTO SUPPLIES	145.99	1-01-26-315-207	Budget	Aprv	127	1
				BATTERIES				
BDG22293	11/17/21	71 2021 AUTO SUPPLIES-CREDIT	18.00	1-01-26-315-207	Budget	Aprv	128	1
				BATTERIES				
BDG22293	11/17/21	73 2021 AUTO SUPPLIES-CHURCH RAIL	53.91	T-17-56-000-229	Budget	Aprv	129	1
				DONATION - STANLEY CHURCH				
			1,131.70					
11/22/21 CHATH630 CHATHAM STONE & EARTH PRODUCTS				8 WATCHUNG AVE				
21001189	11/12/21	1 HAY	7.99	1-01-26-290-251	Budget	Aprv	37	1
				SHADE TREE - MISCELLANEOUS				
21001189	11/12/21	2 TOP SOIL	72.00	1-01-26-290-251	Budget	Aprv	38	1
				SHADE TREE - MISCELLANEOUS				
21001189	11/12/21	3 TOP SOIL	48.00	1-01-26-290-251	Budget	Aprv	39	1
				SHADE TREE - MISCELLANEOUS				
21001189	11/12/21	4 TOP SOIL	72.00	1-01-26-290-251	Budget	Aprv	40	1
				SHADE TREE - MISCELLANEOUS				
			199.99					
11/22/21 CITTR500 CITTRICH, JAYSON				54 FAIRMOUNT AVENUE				
21001156	11/04/21	1 TUITION REIMBURSEMENT	1,969.44	1-01-25-240-205	Budget	Aprv	24	1
				TRAINING/COMMUNITY SERVICE				
			1,969.44					
11/22/21 CLEAR515 CLEARY GIACOBBE ALFIERI JACOBS				955 STATE ROUTE 34				
21001210	11/16/21	1 OCT. LEGAL SERVICES	6,000.00	1-01-20-155-201	Budget	Aprv	71	1
				LEGAL - MISCELLANEOUS				
			6,000.00					

November 19, 2021
02:00 PM

BOROUGH OF CHATHAM
Check Payment Batch Verification Listing

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Check No. PO #	Check Date Enc Date	Vendor # Name Item Description	Payment Amt	Street 1 of Address to be printed on Check Charge Account Description	Account Type	Status	Seq	Acct
21001195	11/12/21	11/22/21 CROWN500 CROWN OIL CORPORATION 1 OIL DELIVERY 11-2-21	139.60 <u>139.60</u>	FUEL OIL PAYMENT CENTER T-17-56-000-229 DONATION - STANLEY CHURCH	Budget	Aprv	47	1
21001187	11/12/21	11/22/21 DEMAR500 DEMARTINIS LANDSCAPING INC 1 GARDEN PARK GRANT	13,720.00	P O BOX 7 G-01-41-727-201 GARDEN PARK TRAILS GRANT	Budget	Aprv	35	1
21001197	11/12/21	1 STANLEY CHURCH-STEPS	5,000.00 <u>18,720.00</u>	T-17-56-000-229 DONATION - STANLEY CHURCH	Budget	Aprv	51	1
21001219	11/18/21	11/22/21 DONOF500 D'ONOFRIO & SON INC LANDSCAPIN 1 LANDSCAPE MAINTENANCE OCT 2021	4,780.00 <u>4,780.00</u>	47 VAN NESS TER 1-01-28-375-258 GRASS MAINTENANCE CONTRACT	Budget	Aprv	82	1
21001202	11/12/21	11/22/21 EASTE500 EASTERN CONCRETE MATERIALS INC 1 QUARRY PROCESS-LIME 3/4	536.54	250 PEHLE AVE C-04-55-921-402 ROAD MAINTENANCE- MICROSURFACING	Budget	Aprv	59	1
21001202	11/12/21	2 QUARRY PROCESS-LIME 3/4	516.69	C-04-55-921-402 ROAD MAINTENANCE- MICROSURFACING	Budget	Aprv	60	1
21001202	11/12/21	3 QUARRY PROCESS-LIME 3/4	537.14 <u>1,590.37</u>	C-04-55-921-402 ROAD MAINTENANCE- MICROSURFACING	Budget	Aprv	61	1
21001193	11/12/21	11/22/21 ENVIR700 ENVIRONMENTAL PRODUCTS & ASS 1 FREIGHT	68.58 <u>68.58</u>	MSC # 30157 1-01-31-455-202 SUPPLIES AND TOOLS	Budget	Aprv	44	1
21001177	11/08/21	11/22/21 FISON500 F.I.S. ON SITE SERVICE 1 Joe Most Labor	920.00	P O BOX 827 1-01-25-265-219 VEHICLE REPAIR & MAINTENANCE	Budget	Aprv	27	1
21001177	11/08/21	2 Pails and Lids	68.56	1-01-25-265-219 VEHICLE REPAIR & MAINTENANCE	Budget	Aprv	28	1
21001177	11/08/21	3 Pads	5.00 <u>993.56</u>	1-01-25-265-219 VEHICLE REPAIR & MAINTENANCE	Budget	Aprv	29	1
21001112	10/29/21	11/22/21 GOLDT500 GOLD TYPE BUSINESS MACHINES 1 July-Sept 2021 Tickets	141.44 <u>141.44</u>	P O BOX 305 1-01-25-240-246 TECHNOLOGY	Budget	Aprv	21	1
21001204	11/12/21	11/22/21 GRACI500 GRACIE GLOBAL LLC 1 SHIVERS GST CERTIFICATION	1,800.00 <u>1,800.00</u>	3440 W. CARSON STREET 1-01-25-240-205 TRAINING/COMMUNITY SERVICE	Budget	Aprv	63	1
	11/22/21	GRAIN500 GRAINGER, INCORPORATED		DEPT 806845566				

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21001220	11/18/21	1 HARDWARE SUPPLIES OCT 2021	54.30	1-05-55-502-202 SUPPLIES AND TOOLS	Budget	Aprv	83	1
			<u>54.30</u>					
21001186	11/11/21	1 Post Office Plaza Inv 4245470	232.00	Attn: Accounts Receivable 1-01-20-100-301 REDEVELOPMENT - PLANNER PO PLAZA	Budget	Aprv	34	1
			<u>232.00</u>					
21001194	11/12/21	1 HOLIDAY WREATHS	4,060.00	700 SPRINGFIELD AVE T-17-56-000-211 MY CHATHAM NJ-CLEAN ADVISORY COMMITTEE	Budget	Aprv	45	1
21001194	11/19/21	2 HOLIDAY WREATHS	93.60	T-17-56-000-211 MY CHATHAM NJ-CLEAN ADVISORY COMMITTEE	Budget	Aprv	46	1
			<u>4,153.60</u>					
21001222	11/18/21	1 CHURCH HEAT	36.72	P O BOX 325 1-05-55-502-202 SUPPLIES AND TOOLS	Budget	Aprv	85	1
			<u>36.72</u>					
21001228	11/18/21	1 COUNTY JUDGEMENT ADJUSTMENT	1,025.76	201 LITTLETON ROAD 1-01-55-950-004 TAX OVERPAYMENTS REFUNDED	Budget	Aprv	90	1
			<u>1,025.76</u>					
21001208	11/12/21	1 TARP-40X30	129.99	P O BOX 126 T-17-56-000-229 DONATION - STANLEY CHURCH	Budget	Aprv	67	1
			<u>129.99</u>					
21001214	11/17/21	1 STANLEY CHURCH EVENT	340.00	40 WAVERLY AVE 1-01-20-115-203 CONFERENCES, EDUCATION & TRAINING	Budget	Aprv	77	1
			<u>340.00</u>					
21001188	11/12/21	1 Damaged base Wash & Chatham	3,553.50	631 MORRIS AVE 1-01-25-240-244 TRAFFIC LIGHT MAINTENANCE	Budget	Aprv	36	1
			<u>3,553.50</u>					
21001192	11/12/21	1 Guzman Training	100.00	5 S.MAIN STREET 1-01-25-240-250 SPECIAL OFFICERS - EQUIPMENT & SUUPLIES	Budget	Aprv	43	1
			<u>100.00</u>					
21001211	11/16/21	1 MUNICIPAL ALLIANCE REIMBURSE	313.91	% WESTFIELD REGIONAL HEALTH DE G-01-41-703-201 MUNICIPAL ALLIANCE STATE SHARE	Budget	Aprv	72	1
21001211	11/16/21	2 MUNICIPAL ALLIANCE REIMBURSE	78.48	G-01-41-703-501 MUNICIPAL ALLIANCE SUPPLEMENTAL - LOCAL	Budget	Aprv	73	1
			<u>392.39</u>					

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11/22/21 MCPST500 MC PUBLIC SAFETY TRAINING ACAD									
21001111	10/29/21	1 Pereira Investigation Course	25.00	1-01-25-240-205		Budget	Aprv	20	1
				TRAINING/COMMUNITY SERVICE					
			25.00						
11/22/21 MIRAC500 MIRACLE CHEMICAL CO									
BDG22314	11/04/21	51 15% SODIUM HYPOCHLORITE GALLON	270.48	1151 B HIGHWAY # 33		Budget	Aprv	130	1
				1-05-55-502-324					
				FACILITY REPAIRS & MAINT.					
			270.48						
11/22/21 MORRI250 MORRIS BRICK & STONE CO									
21001196	11/12/21	1 READY MIX CONCRETE- GRAVEL	268.38	108 RIDGEDALE AVE		Budget	Aprv	48	1
				C-04-55-920-005					
				STORMWATER IMPROVEMENTS					
21001196	11/12/21	2 DEPOSIT PALLET	20.00	C-04-55-920-005		Budget	Aprv	49	1
				STORMWATER IMPROVEMENTS					
21001196	11/12/21	3 RETURN DEPOSIT PALLET	17.00-	C-04-55-920-005		Budget	Aprv	50	1
				STORMWATER IMPROVEMENTS					
			271.38						
11/22/21 MPHIN500 MPH INDUSTRIES INC									
21001191	11/12/21	1 Radar Repair	883.36	316 EAST 9TH ST		Budget	Aprv	42	1
				1-01-25-240-242					
				TRAFFIC SAFETY					
			883.36						
11/22/21 MUNIC705 MUNICIPAL CAPITAL FINANCE									
21001205	11/12/21	1 Contract Payment	3,702.47	ATTN: ACCOUNTS RECEIVABLE		Budget	Aprv	64	1
				C-04-55-920-501					
				PURCHASE (2) SUV'S					
			7,974.60	1-01-25-240-295		Budget			2
				AUTO PURCHASE					
			11,677.07						
11/22/21 NEWJE500 NEW JERSEY FIRE EQUIPMENT CO									
21001215	11/18/21	1 SCOTT 4500 PSI Carbon	921.48	119-131 ROUTE 22 EAST		Budget	Aprv	78	1
				C-04-55-916-504					
				SCBA AIR CYLINDERS & COMPLETE PACKS					
21001215	11/18/21	2 SCOTT 4500 PSI Carbon	2,218.55	C-04-55-917-507		Budget	Aprv	79	1
				SCBA REPLACEMENT & MASKS/HEAD HARNESS					
21001215	11/18/21	3 SCOTT 4500 PSI Carbon	614.73	C-04-55-918-406		Budget	Aprv	80	1
				FIRE - SCBA AIR CYLINDERS & MASKS					
21001215	11/18/21	4 SCOTT 4500 PSI Carbon	2,414.74	C-04-55-920-702		Budget	Aprv	81	1
				FIRE DEPARTMENT EQUIPMENT					
			6,169.50						
11/22/21 ONECA400 ONE CALL CONCEPTS									
21001229	11/18/21	1 REGULAR LOCATES	183.04	7223 PARKWAY DR		Budget	Aprv	91	1
				1-05-55-502-324					
				FACILITY REPAIRS & MAINT.					
21001229	11/18/21	2 VOICE TICKET DELIVERY	2.50	1-05-55-502-324		Budget	Aprv	92	1
				FACILITY REPAIRS & MAINT.					
			185.54						
11/22/21 PARKE500 PARKER PUBLICATIONS INC									
21001212	11/16/21	1 OCT 21, LEGAL ADS	21.86	RECORDER PUBLISHING CO		Budget	Aprv	74	1
				1-01-20-120-202					

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21001212	11/16/21	2 PUBLIC ADVERTISING 10/14/21	52.09	ADVERTISING	1-01-25-240-201	Budget	Aprv	75	1
			73.95	POLICE MISCELLANEOUS					
21001231	11/19/21	1 Mayor Wellness Lunch	442.00	34 WATCHUNG AVE	1-01-20-100-204	Budget	Aprv	94	1
			442.00	EMPLOYEE RECOGNITION AWARDS					
21001201	11/12/21	1 COMBO BLADE 14"X.125	560.00	2631 E. OAKLAND PARK BLVD,	C-04-55-921-404	Budget	Aprv	58	1
			560.00	STORMWATER IMPROVEMENTS					
21001226	11/18/21	1 MONTHLY CONSULTING LEGAL FEES	611.79	216 ROCKINGHAM ROW	1-01-20-100-300	Budget	Aprv	88	1
			611.79	COAH RELATED					
21001178	11/08/21	1 PLANTER REPLACEMENTS	168.86	67 DEAN ST	T-17-56-000-211	Budget	Aprv	30	1
21001178	11/17/21	2 NJLM REGISTRATION	70.00	MY CHATHAM NJ-CLEAN ADVISORY COMMITTEE	1-01-20-115-203	Budget	Aprv	31	1
			238.86	CONFERENCES, EDUCATION & TRAINING					
21001199	11/12/21	1 CORE DRILL	65.00	NORTH PASSAIC AVE	1-01-26-290-215	Budget	Aprv	54	1
21001199	11/12/21	2 CORE DRILL-CORE BIT	40.00	EQUIPMENT RENTAL	1-01-26-290-215	Budget	Aprv	55	1
21001199	11/12/21	3 CORE DRILL-DAMAGE WAIVER	6.50	EQUIPMENT RENTAL	1-01-26-290-215	Budget	Aprv	56	1
			111.50	EQUIPMENT RENTAL					
21001227	11/18/21	1 LEGAL SERVICES OCTOBER 2021	1,276.50	CHESTER WOODS COMPLEX	1-01-20-155-201	Budget	Aprv	89	1
			1,276.50	LEGAL - MISCELLANEOUS					
21001230	11/19/21	1 Interes Deliquent July/Aug2020	106.76	STATE OF NEW JERSEY	1-01-36-472-000	Budget	Aprv	93	1
			106.76	SOCIAL SECURITY TAXES					
21001223	11/18/21	1 QUARTERLY HOSTING NOV-JAN 2021	117.00	P O BOX 1014	R-15-56-852-501	Budget	Aprv	86	1
			117.00	JOINT FACILITIES' MAINT. & SUPPLIES					
	11/22/21	RICOH600 RICOH USA INC		P O BOX 827577					

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BDG22326	01/21/21	13 ENGINEERING MAINTANCE FEES	138.86	1-01-20-165-201	Budget	Aprv	131	1
			<u>138.86</u>	ENGINEERING MISCELLANEOUS				
11/22/21 RICOH700 RICOH USA INC								
BDG00024	01/21/21	67 TONERS FOR ADMIN. OFFICE	133.00	P O BOX 41564 1-01-20-100-212	Budget	Aprv	96	1
BDG00024	01/21/21	68 TONERS FOR ADMIN. OFFICE	66.50	EQUIPMENT PURCHASE 1-01-20-100-212	Budget	Aprv	97	1
BDG00024	01/21/21	69 COPIERS	42.84	EQUIPMENT PURCHASE 1-01-21-185-213	Budget	Aprv	98	1
BDG00024	01/21/21	70 COPIERS	42.84	EQUIPMENT REPAIRS & MAINTENANC 1-01-21-180-213	Budget	Aprv	99	1
BDG00024	01/21/21	71 COPIERS	196.97	EQUIPMENT REPAIRS & MAINT. 1-01-20-100-212	Budget	Aprv	100	1
BDG00024	01/21/21	72 COPIES	190.60	EQUIPMENT PURCHASE 1-01-20-100-212	Budget	Aprv	101	1
BDG00024	01/21/21	73 COPIERS	32.14	EQUIPMENT PURCHASE 1-05-55-502-201	Budget	Aprv	102	1
BDG00024	01/21/21	74 COPIERS	279.72	ADM. MISCELLANEOUS 1-01-25-240-215	Budget	Aprv	103	1
BDG00024	01/21/21	75 COPIERS	164.50	EQUIPMENT LEASE 1-01-25-240-215	Budget	Aprv	104	1
BDG00024	01/21/21	76 COPIERS	74.48	EQUIPMENT LEASE 1-01-25-265-201	Budget	Aprv	105	1
BDG00024	01/21/21	77 COPIERS	447.70	Fire Misc. 1-01-26-290-213	Budget	Aprv	106	1
BDG00024	01/21/21	78 COPIES	947.10	EQUIPMENT REPAIRS & MAINTENANCE 1-01-26-290-213	Budget	Aprv	107	1
			<u>2,618.39</u>	EQUIPMENT REPAIRS & MAINTENANCE				
11/22/21 RIOSU500 RIO SUPPLY INC								
21000986	10/05/21	1 CO OP MORRIS COUNTY #47	28,517.58	100 ALLIED PARKWAY W-06-55-920-001	Budget	Aprv	7	1
21000986	10/05/21	2 CO OP MORRIS COUNTY #47	8,932.42	SERVICE METERS W-06-55-921-002	Budget	Aprv	8	1
			<u>37,450.00</u>	WATER METER & TRANSMITTERS				
11/22/21 ROCKE500 ROCKRETE RECYCLING CORP 2								
21001221	11/18/21	1 CONCRETE	80.00	P O BOX 903 C-04-55-921-402	Budget	Aprv	84	1
			<u>80.00</u>	ROAD MAINTENANCE- MICROSURFACING				
11/22/21 RODGE500 RODGERS GROUP LLC								
21001190	11/12/21	1 GUZMAN TRAINING PROGRAM	100.00	P O BOX 831 1-01-25-240-250	Budget	Aprv	41	1
			<u>100.00</u>	SPECIAL OFFICERS - EQUIPMENT & SUUPLIES				
11/22/21 RU006 ULINE								
21001180	11/09/21	1 PLASTIC DOORKNOB BAGS 10 X 15	192.00	ATTN: ACCOUNT RECEIVABLE 1-07-55-502-201	Budget	Aprv	32	1
21001180	11/09/21	2 SHIPPING	37.46	MISCELLANEOUS 1-07-55-502-201	Budget	Aprv	33	1

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			229.46	MISCELLANEOUS					
	11/22/21	SALER500 SALERNO DUANE INC		267 BROAD ST					
21001198	11/12/21	1 PE#1-VAPOR PURGE	23.36	1-01-26-315-201	Budget	Aprv	52	1	
				VEHICLE MAINTENANCE	Public Works				
21001198	11/12/21	2 PE#1-RETURN CREDIT HOSE FLOW	14.78	1-01-26-315-201	Budget	Aprv	53	1	
				VEHICLE MAINTENANCE	Public Works				
			8.58						
	11/22/21	SCHOE500 SCHOENWALDER PLUMBING KEITH		19 BRITTEN RD					
21001023	10/07/21	1 BOILER DPW	6,600.00	W-06-55-921-006	Budget	Aprv	9	1	
				HEAT UPGRADE - DPW UPPER GARAGE					
			6,600.00						
	11/22/21	SENI0600 SENIOR SRVCS.CENTER OF CHATHAM		58 MEYERSVILLE RD					
21000960	10/01/21	1 2ND SENIOR BUS PAYMENT 2021	15,000.00	1-01-28-371-201	Budget	Aprv	6	1	
				SR.CITIZENS CNTR TRANSPORATION					
			15,000.00						
	11/22/21	STATE760 STATE TOXICOLOGY LABORATORY		325 NORFOLD ST					
21001113	10/29/21	1 Random Testing	590.00	1-01-25-240-226	Budget	Aprv	22	1	
				PHYSICAL EXAMS					
			590.00						
	11/22/21	STICK605 STICKEL, KOEINIG, SULLIVAN &		DRILL LLC					
21001213	11/17/21	1 LEGAL SERVICE OCT. 2021	720.00	T-22-56-501-010	Budget	Aprv	76	1	
				COAH PAYROLL EXPENITURES					
			720.00						
	11/22/21	STORR500 STORR TRACTOR CO		3191 ROUTE 22					
21001200	11/12/21	1 PIPE CLAMPS-COUPERS	41.00	1-01-26-290-202	Budget	Aprv	57	1	
				SUPPLIES AND TOOLS					
			41.00						
	11/22/21	SUBUR500 SUBURBAN DISPOSAL INC		54 MONTESNO RD					
21001101	10/28/21	4 SOLID WASTE CONTAINER SERVICE	275.00	1-07-55-502-233	Budget	Aprv	11	1	
				GARBAGE REMOVAL					
			275.00						
	11/22/21	SUMMI400 SUMMIT ELECTRICAL SUPPLY		25 CHATHAM ROAD					
BDG22333	11/15/21	36 SIDING BOX KIT,PVC END CAP	26.15	T-17-56-000-229	Budget	Aprv	132	1	
				DONATION - STANLEY CHURCH					
BDG22333	11/15/21	37 3/4"PVC ADAPTER, 3/4"RED BRUSH	5.65	T-17-56-000-229	Budget	Aprv	133	1	
				DONATION - STANLEY CHURCH					
			31.80						
	11/22/21	TRAFF500 TRAFFIC SAFETY SERVICES		601 HADLEY RD					
21001063	10/20/21	1 TRAFFIC CONES	688.50	1-01-25-240-242	Budget	Aprv	10	1	
				TRAFFIC SAFETY					
			688.50						

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11/22/21 TREEK500 TREE KING INC								
21001106	10/29/21	1 TREE REMOVAL-63 FULLER	1,400.00	12 LENEL RD 1-01-26-290-256 TREE REMOVAL	Budget	Aprv	12	1
21001106	10/29/21	2 TREE REMOVAL-20 GREENWOOD/HIGH	860.00	1-01-26-290-256 TREE REMOVAL	Budget	Aprv	13	1
21001106	10/29/21	3 TREE REMOVAL-20 GREENWOOD	610.00	1-01-26-290-256 TREE REMOVAL	Budget	Aprv	14	1
21001106	10/29/21	4 TREE REMOVAL-29 CARMINE	1,400.00	1-01-26-290-256 TREE REMOVAL	Budget	Aprv	15	1
21001106	10/29/21	5 TREE REMOVAL-7 MARTIN PL	1,400.00	1-01-26-290-256 TREE REMOVAL	Budget	Aprv	16	1
21001106	10/29/21	6 TREE REMOVAL-6 FULLER	1,400.00	1-01-26-290-256 TREE REMOVAL	Budget	Aprv	17	1
			7,070.00					
11/22/21 TURN500 TURN OUT UNIFORMS								
21001114	10/29/21	1 Gibbons Uniform	162.99	195 PATERSON AVE 1-01-25-240-225 UNIFORMS - WORK CLOTHING	Budget	Aprv	23	1
21001157	11/04/21	1 SWEETIN UNIFORM	293.96	1-01-25-240-225 UNIFORMS - WORK CLOTHING	Budget	Aprv	25	1
21001158	11/04/21	1 FRICKE UNIFORM	165.98	1-01-25-240-225 UNIFORMS - WORK CLOTHING	Budget	Aprv	26	1
21001206	11/12/21	1 FRICKE UNIFORM	10.00	1-01-25-240-225 UNIFORMS - WORK CLOTHING	Budget	Aprv	65	1
21001207	11/12/21	1 SWEETIN UNIFORM	10.00	1-01-25-240-225 UNIFORMS - WORK CLOTHING	Budget	Aprv	66	1
			642.93					
11/22/21 VERAL005 V.E. RALPH								
21001203	11/12/21	1 AED PANDS AND BATTERIES	472.50	P O BOX633 1-01-25-240-205 TRAINING/COMMUNITY SERVICE	Budget	Aprv	62	1
			472.50					
11/22/21 VERIZ500 VERIZON								
BDG22339	02/04/21	24 OCT-NOV 2021 VERIZON PHONE	904.62	P O BOX 16801 1-05-55-502-204 TELEPHONE	Budget	Aprv	134	1
			904.62					
11/22/21 VERIZ700 VERIZON WIRELESS								
BDG22341	07/16/21	61 OCT. 2021 VERIZON WIRELESS	114.03	P O BOX 408 1-01-25-266-201 FIRE SAFETY OE	Budget	Aprv	138	1
BDG22341	07/16/21	62 OCT. 2021 VERIZON WIRELESS	228.06	1-01-25-265-201 Fire Misc.	Budget	Aprv	139	1
BDG22341	02/12/21	63 OCT 2021 VERIZON WIRELESS	145.08	1-01-28-370-214 TECHNOLOGY RELATED EXPENSES	Budget	Aprv	140	1
BDG22341	08/26/21	64 OCT. 2021 VERIZON WIRELESS	927.58	1-01-25-240-246 TECHNOLOGY	Budget	Aprv	141	1
BDG22341	06/03/21	65 OCT. 2021 VERIZON WIRELESS	51.35	1-01-25-252-201 MISCELLANEOUS	Budget	Aprv	142	1
BDG22341	06/03/21	66 OCT. 2021 VERIZON WIRELESS	628.98	1-01-31-440-200 TELEPHONE	Budget	Aprv	143	1
			2,095.08					

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11/22/21 VERIZ705 VERIZON				P O BOX 15124				
BDG22340	03/05/21	31 OCT. VERIZON CABLE 2021	69.50	1-01-31-440-200 TELEPHONE	Budget	Aprv	135	1
BDG22340	03/05/21	32 OCT VERIZON CABLE 2021	69.50	1-01-25-240-246 TECHNOLOGY	Budget	Aprv	136	1
BDG22340	03/05/21	33 OCT-NOV VERIZON CABLE 2021	119.99	1-01-25-240-246 TECHNOLOGY	Budget	Aprv	137	1
			<hr/> 258.99					
<hr/>								
11/22/21 WBMAS500 W B MASON COMPANY INC				P O BOX 981101				
BDG21342	09/09/21	61 OFFICE SUPPLIES	232.57	1-01-20-100-202 SUPPLIES AND TOOLS	Budget	Aprv	108	1
BDG21342	02/04/21	62 CHAIR AND HOLE PUNCHER	376.32	1-01-20-100-202 SUPPLIES AND TOOLS	Budget	Aprv	109	1
			<hr/> 608.89					
<hr/>								
11/22/21 WILLI600 WILLIAMS, STEVE				P O BOX 235				
21001225	11/18/21	1 NJ MMA MEMBERSHIP RENEWAL 2021	250.00	1-01-20-100-201 ADMIN.MISCELLANEOUS	Budget	Aprv	87	1
			<hr/> 250.00					
<hr/>								
11/22/21 Z25885 STAPLES BUSINESS ADVANTAGE				DEPT NY				
21001209	11/16/21	1 OFFICE SUPPLIES FOR PD DEPT	107.44	1-01-25-240-202 SUPPLIES AND TOOLS	Budget	Aprv	68	1
21001209	11/16/21	2 OFFICE SUPPLIES	68.92	1-01-20-100-201 ADMIN.MISCELLANEOUS	Budget	Aprv	69	1
21001209	11/16/21	3 OFFICE SUPPLIES	170.05	1-01-20-100-202 SUPPLIES AND TOOLS	Budget	Aprv	70	1
			<hr/> 346.41					

	<u>Count</u>	<u>Line Items</u>	<u>Amount</u>
Checks:	70	142	213,132.03

There are NO errors or warnings in this listing.

Totals by Year-Fund					
Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
GENERAL CURRENT FUND	1-01	73,480.72	0.00	0.00	73,480.72
WATER OPERATING FUND	1-05	1,748.53	0.00	0.00	1,748.53
SOLID WASTE OPERATING FUND	1-07	504.46	0.00	0.00	504.46
Year Total:		75,733.71	0.00	0.00	75,733.71
GENERAL CAPITAL FUND	C-04	68,721.17	0.00	0.00	68,721.17
GENERAL CURRENT FUND	G-01	14,112.39	0.00	0.00	14,112.39
RECREATION TRUST FUND	R-15	117.00	0.00	0.00	117.00
GENERAL TRUST FUNDS	T-17	9,677.76	0.00	0.00	9,677.76
COAH TRUST FUND	T-22	720.00	0.00	0.00	720.00
Year Total:		10,397.76	0.00	0.00	10,397.76
WATER CAPITAL FUND	W-06	44,050.00	0.00	0.00	44,050.00
Total of All Funds:		213,132.03	0.00	0.00	213,132.03

G/L Posting Summary

Account	Description	Debits	Credits
1-01-101-01-000-002	CASH - INVESTORS SAVINGS BANK CHECKING	50.78	87,643.89
1-01-108-04-000-000	CURRENT TAX RECEIVABLE	1,025.76	0.00
1-01-201-20-000-100	APPROPRIATIONS - CURRENT	72,505.74	50.78
1-01-213-40-000-000	RESERVES FOR GRANT EXPENDITURE	14,112.39	0.00
	Totals for Fund 1-01 :	87,694.67	87,694.67
1-04-101-01-000-002	CASH - INVESTORS BANK CHECKING	17.00	68,738.17
1-04-215-55-000-002	IMPROV.AUTHORIZATION-UNFUNDED	68,738.17	17.00
	Totals for Fund 1-04 :	68,755.17	68,755.17
1-05-160-05-000-001	INTERFUND PAYROLL/BILLS LIST	0.00	1,748.53
1-05-201-55-000-201	CURRENT BUDGET - APPROPRIATIONS	1,748.53	0.00
	Totals for Fund 1-05 :	1,748.53	1,748.53
1-06-102-02-000-004	WATER CAPITAL CASH -INVESTORS BANK	0.00	44,050.00
1-06-216-55-000-001	IMPROVE.AUTHORIZATIONS-FUNDED	44,050.00	0.00
	Totals for Fund 1-06 :	44,050.00	44,050.00
1-07-160-05-000-101	INTERFUND EXPEND PAYROLL/BILLS	0.00	504.46
1-07-201-55-000-201	O.E. APPROPRIATION PAYABLE	504.46	0.00
	Totals for Fund 1-07 :	504.46	504.46
1-15-101-01-000-002	CASH - INVESTORS BANK CHECKING	0.00	117.00
1-15-291-56-000-000	JOINT/EXPENDITURE MAINT. & SUPPLIES	117.00	0.00
	Totals for Fund 1-15 :	117.00	117.00

BOROUGH OF CHATHAM
Check Payment Batch Verification Listing

Totals by Year-Fund					
Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
1-17-101-01-000-001	CASH GENERAL TRUST-INVESTORS BANK		0.00	9,677.76	
1-17-289-56-000-211	MY CHATHAM NJ-CLEAN ADVISORY COMMITTEE		4,322.46	0.00	
1-17-290-56-000-229	DONATION - STANLEY PROPERTY		5,355.30	0.00	
	Totals for Fund 1-17 :		9,677.76	9,677.76	
1-22-102-02-000-004	COAH-TRUST CASH-INVESTORS BANK		0.00	720.00	
1-22-286-56-000-010	COAH PAYROLL EXPENDITURES		720.00	0.00	
	Totals for Fund 1-22 :		720.00	720.00	
	Grand Total:		213,267.59	213,267.59	



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-371

RESOLUTION APPROVING THE TAX APPEAL SETTLEMENT FOR 27 OAK DRIVE BLOCK 11, LOT 19 DOCKET NOS. 005871-2019; 006808-2020; 006290-2021

WHEREAS, an appeal of the real property tax assessment for the tax years 2019, 2020 and 2021 for the property located at 27 Oak Drive, also known as Block 11, Lot 19 on the Official Tax Map of the Borough of Chatham have been filed by the taxpayer and are pending in the Tax Court of New Jersey bearing Docket Nos. 005871-2019; 006808-2020; 006290-2021; and

WHEREAS, a settlement has been negotiated with the taxpayer resolving the tax appeal; and

WHEREAS, the property owner has agreed to waive pre-judgment interest due to any refund payable as a result of the proposed settlement provided that the refund be made within sixty (60) days of the date of entry of Judgment by the Tax Court; and

WHEREAS, as a result of the proposed settlement, the appeal of the real property tax assessment bearing Docket Nos. 005871-2019; 006808-2020; 006290-2021 reduced as follow:

<u>Tax Year</u>	<u>Original Assessment</u>	<u>Revised Assessment</u>
2019, 2020 & 2021	\$1,250,000	\$1,125,000

WHEREAS, upon the recommendation of the Borough Tax Assessor and Borough Appraisal Consultant, the Borough Council believes that this settlement is in the best interest of the Borough and secures fairness and uniformity in the assessment process.

NOW, THEREFORE, BE IT RESOLVED, by the Borough Council of the Borough of Chatham that the Borough Council hereby approves the above settlement of the real property tax appeal for 2019, 2020 and 2021 bearing Docket Nos. 005871-2019; 006808-2020; 006290-2021.

BE IT FURTHER RESOLVED, by the Borough Council that the Borough Tax Counsel is hereby authorized and directed to enter into a Stipulation of Settlement, and to file the Stipulation and such other documents as required to implement this settlement with the Tax Court of New Jersey.

BE IT FURTHER RESOLVED, upon receipt of the Tax Court Judgement, the Borough Tax Collector is hereby authorized to apply the appropriate refund for 2019, 2020 and for 2021 in the form of a credit against future taxes.

BE IT FURTHER RESOLVED, that all Borough employees and officials are hereby authorized and directed to take all action necessary and appropriate to effectuate the terms of this Resolution.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

[Certification on following page]

RESOLUTION #21-370

**RESOLUTION APPROVING THE TAX APPEAL SETTLEMENT FOR
27 OAK DRIVE
BLOCK 11, LOT 19
DOCKET NOS. 005871-2019; 006808-2020; 006290-2021**

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-372

RESOLUTION AUTHORIZING A REFUND FOR PROPERTY TAX OVERPAYMENT

WHEREAS, the Tax Collector for the Borough of Chatham has advised that the Board of Taxation of Morris County imposed a judgment for a refund of overpayment for property taxes for the year 2021 for the herein referenced property; and

WHEREAS, the Tax Collector has further advised that a refund per the Board of Taxation of Morris County Judgement # 04-21-0000-1L is to be made as follows:

<u>BLOCK/LOT</u>	<u>OWNERS/PROPERTY LOCATION</u>	<u>AMOUNT</u>	<u>TAX QTR</u>
118/43	Robert Blau Qualified Personal 45-5 S. Passaic Avenue Chatham, New Jersey 07928	\$1,025.76	2021

***Please make check payable and mail to:**

Jacobus & Associates (Attorney Trust Account)
201 Littleton Road, Suite 100
Morris Plains, NJ 07950

BE IT RESOLVED, by the Mayor and Council of the Borough of Chatham that it hereby authorizes the Borough Tax Collector to process a refund of property taxes as herein referenced.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-373

RESOLUTION AMENDING THE 2021 MUNICIPAL BUDGET FOR THE INSERTION OF A SPECIAL ITEM OF REVENUE FOR THE OFFICE OF EMERGENCY MANAGEMENT - EMAA GRANT

WHEREAS, N.J.S. 40A4-87 provides that the Director of the Division of Local Government Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the 2021 budget; and

WHEREAS, said Director may also approve the insertion of an item of appropriation for an equal amount; and

WHEREAS, the Borough has received funds from the New Jersey State Office of Emergency Management EMAA Grant in the amount of \$10,000.00 and wishes to amend its 2021 Municipal Budget to include this amount as revenue.

NOW, THEREFORE, BE IT RESOLVED, that the Borough Council of the Borough of Chatham, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year 2021 in the sum of \$10,000.00 which is now available as revenue from:

- Miscellaneous Revenues: Special Items of General Revenue Anticipated with Prior Written Consent of the Director of Local Government Services:

Public and Private Revenues Off-set with Appropriations: New Jersey State Office of Emergency Management EMAA Grant in the amount of \$10,000.00.

BE IT FURTHER RESOLVED, that the like sum of \$10,000.00 is hereby appropriated under the caption of:

- General Appropriations: Operations Excluded from "CAPS":

Public and Private Programs Off-Set by Revenues: New Jersey State Office of Emergency Management EMAA Grant in the amount of \$10,000.00.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

[Certification on the following page]

RESOLUTION #21-373

**RESOLUTION AMENDING THE 2021 MUNICIPAL BUDGET FOR THE INSERTION
OF A SPECIAL ITEM OF REVENUE FOR THE OFFICE OF EMERGENCY
MANAGEMENT - EMAA GRANT**

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



Incorporated 1897

Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-374

RESOLUTION AUTHORIZING THE AWARD OF A NON-FAIR AND OPEN PROFESSIONAL SERVICES CONTRACT TO COLLIER ENGINEERING AND DESIGN FOR MUNICIPAL ENGINEERING SERVICES FOR THE PARROT MILL PUMP STATION UPGRADES

WHEREAS, there exists a need to enter into a non-fair and open professional services contract for Municipal Engineering Services for the Parrot Mill Pump Station Upgrades pursuant to the provisions of N.J.S.A. 40A:11-5(1)(a); and

WHEREAS, such services constitute professional services as defined by the New Jersey Local Public Contracts Law, N.J.S.A. 40A:11-5(1)(a)(i) and N.J.S.A. 19:44A-20.5, which may be awarded without advertisement for bids or bidding in that the required services must be performed by persons authorized by law to practice a recognized profession, whose practice is regulated by law, of the performance of which requires knowledge of an advanced and specialized type; and

WHEREAS, Colliers Engineering and Design, 331 Newman Springs Road, Suite 201, Red Bank, NJ 07701 possesses the experience necessary in their respective profession and the Mayor and Council have determined that the award of the contract would be in the best interests of the Borough; and

WHEREAS, Colliers Engineering and Design, its subsidiaries, assigns, or principals controlling in excess of 10% of the firm have submitted to the Borough a Business Entity Disclosure Certification pursuant to the New Jersey Pay-to-Play Act, N.J.S.A. 19:44A-1 et seq., a completed Disclosure of Investment Activities in Iran pursuant to Public Law 2012, C.25, a New Jersey Business Registration Certificate, a completed affirmative action report (Form AA-302) and a completed W-9 form; and

WHEREAS, Borough of Chatham's CFO has certified that there are funds available in budget account C-04-55-917-007, C-04-55-918-005 and C-04-55-919-007; and

NOW, THEREFORE, BE IT RESOLVED, by the Council of the Borough of Chatham, County of Morris, State of New Jersey that a contract be processed and awarded to Colliers Engineering and Design in the amount not to exceed \$25,240.00 for engineering services associated with the Parrot Mill Pump Station Upgrades; and

BE IT FURTHER RESOLVED, that the Mayor and Clerk are hereby authorized and directed to execute a contract with Colliers Engineering and Design in the amount not to exceed \$25,240.00.

[Signature and Certification on the following page]

RESOLUTION #21-374

**RESOLUTION AUTHORIZING THE AWARD OF A NON-FAIR AND OPEN
PROFESSIONAL SERVICES CONTRACT FOR MUNICIPAL ENGINEERING
SERVICES FOR THE PARROT MILL PUMP STATION UPGRADES**

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-375

RESOLUTION OF THE BOROUGH OF CHATHAM, COUNTY OF MORRIS AND STATE OF NEW JERSEY AUTHORIZING THE AWARD OF A COMPETITIVE BIDDING CONTRACT TO AMERICAN ASPHALT AND TRUCKING, LLC

WHEREAS, The Borough of Chatham publicly opened bids on November 17, 2021 for the resurfacing of Hillside Avenue from Maple Street to Watchung Avenue; and

WHEREAS, ten bids were received and the base bids are as follow; and

Vendor	Base Bid
American Asphalt and Trucking	\$122,209.96
AJM Contractor LLC	\$129,629.80
Reivax Contracting Corp	\$145,044.82
Your Way Construction	\$146,957.56
Fischer Contracting Inc	\$150,039.16
Top Line Construction	\$152,126.32
S & L Contractors LLC	\$163,740.20
DLS Contracting Inc	\$180,829.20
ADS Contractors LLC	\$183,289.69
D'Avellino Construction Inc.	\$211,125.00

WHEREAS, American Asphalt and Trucking is the lowest responsive and responsible bidder and has been duly reviewed and analyzed by the Chatham Borough Attorney and the Qualified Purchasing Agent; and

WHEREAS, the bid received by American Asphalt and Trucking has been found to be in proper form and in compliance with the provisions of N.J.S.A. 40A:11-23.5 and the specifications as written; and

WHEREAS, the Chief Financial Officer has certified that encumbrances for these services shall come from capital accounts numbered C-04-55-921-701; and

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Chatham, County of Morris, State of New Jersey, as follows:

1. The Borough Council hereby awards a contract to American Asphalt and Trucking, LLC of Newark, New Jersey in the amount not to exceed \$122,209.96.

2. The Mayor and Borough Clerk are hereby authorized and directed to execute a contract with American Asphalt and Trucking LLC in accordance with its bid for the Resurfacing of Hillside Avenue from Maple Street to Watchung Avenue.
3. This resolution and contract shall be available for public inspection in the office of the Borough Clerk.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



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Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-376

RESOLUTION GRANTING PERMISSION TO THE HOLY NIGHT SOCIETY TO INSTALL AND DISPLAY A NATIVITY SCENE AT REASONER PARK DURING THE HOLIDAY SEASON

WHEREAS, the Holy Night Society, an unaffiliated local taxpayer organization, has requested permission to install and display a Nativity Scene at Reasoner Park during the holiday season; and

WHEREAS, the Nativity Scene to be installed and displayed shall consist of an eight foot square manger, which includes a life-size figure of Mary and Joseph and the baby Jesus in a crib positioned within the manger, and a star placed on top of the manger, increasing its height by approximately two feet.

BE IT RESOLVED, by the Mayor and Council of the Borough of Chatham that the Holy Night Society is hereby granted permission to install and display the Nativity Scene at its own expense as part of the Borough's Holiday Display at Reasoner Park from December 1, 2021 until January 7, 2022; and

BE IT FURTHER RESOLVED, that the Holy Night Society shall be required to post a sign clearly identifying itself as the sponsor of the Nativity Scene and that the Nativity Scene is not supported or sponsored by any government entity or official; and

BE IT FURTHER RESOLVED, that the Holy Night Society shall be responsible for the installation and removal of the Nativity Scene, and shall indemnify and hold the Borough harmless for any property damage or property loss to its display; and

BE IT FURTHER RESOLVED, that the name and address of the responsible person on behalf of the Holy Night Society is Mary McNiff, 53 Lincoln Avenue, Chatham, New Jersey; and

BE IT FURTHER RESOLVED, that that all Borough employees and officials are hereby authorized and directed to take all action necessary and appropriate to effectuate the terms of this Resolution.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



Incorporated 1897

Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21-377

RESOLUTION GRANTING PERMISSION TO CHABAD OF SOUTHEAST MORRIS COUNTY TO INSTALL AND DISPLAY A MENORAH AT REASONER PARK DURING THE HOLIDAY SEASON

WHEREAS, the Chabad of Southeast Morris County has requested permission to install and display a Menorah at Reasoner Park during the holiday season; and

WHEREAS, the Menorah to be installed and displayed is approximately six feet tall and five feet wide.

BE IT RESOLVED, by the Mayor and Council of the Borough of Chatham that the Chabad of Southeast Morris County is hereby granted permission to install and display a Menorah at its own expense as part of the Chatham Borough Holiday Display at Reasoner Park from November 22, 2021 until January 7, 2022; and

BE IT FURTHER RESOLVED, that the Chabad of Southeast Morris County shall be required to post a sign clearly identifying itself as the sponsor of the Menorah and that the Menorah is not supported or sponsored by any government entity or official; and

BE IT FURTHER RESOLVED, that the Chabad of Southeast Morris County shall be responsible for the installation and removal of the Menorah and shall indemnify and hold the Borough harmless for any property damage or property loss to its display; and

BE IT FURTHER RESOLVED, that the name and address of the responsible person on behalf of the Chabad of Southeast Morris County is Rabbi Shalom Lubin, 42 Park Avenue, Madison, New Jersey; and

BE IT FURTHER RESOLVED, that that all Borough employees and officials are hereby authorized and directed to take all action necessary and appropriate to effectuate the terms of this Resolution.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



Incorporated 1897

Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION # 21-378

RESOLUTION APPROVING THE CHATHAM EDUCATION FOUNDATION (CEF) WALK-THROUGH WINTER WONDERLAND ON SUNDAY DECEMBER 12, 2021

WHEREAS, Bethany Gianusso is seeking permission on behalf of the Chatham Education Foundation to hold a Walk-Through Winter Wonderland on Sunday, December 12, 2021 from 4:30 p.m. to 8:00 p.m. and has filed a Facilities Use Permit Application with the Borough; and

WHEREAS, the festivities will be a 3-block area to include Rowan Road, Kimball Street, Coleman Avenue, Jackson Ave, Burgess Street and a portion of Van Doren Avenue; and

WHEREAS, the event will require closure of the above mentioned roads; and

WHEREAS, the Mayor and Borough Council wish to authorize this event for the benefit of our local residents and community organizations.

BE IT RESOLVED, by the Mayor and Council of the Borough of Chatham that permission is hereby granted to Bethany Gianusso to hold the Walk-Through Winter Wonderland on Sunday, December 12th, 2021, from 4:30 p.m. to 8:00 p.m. as herein referenced, contingent upon receipt of proof of insurance coverage as set forth in the Facilities Use Permit Application; and

BE IT FURTHER RESOLVED, that the Chatham Borough Police Department shall monitor certain portions of Rowan Road, Coleman Avenue, Kimball Street, Jackson Avenue and a portion of Van Doren Avenue during the event to ensure the safety of the public; and

BE IT FURTHER RESOLVED, that all Borough officials are hereby authorized and directed to take all action necessary and appropriate to effectuate the terms of this resolution.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

ORDINANCE #21-20

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE BOROUGH OF CHATHAM, COUNTY OF MORRIS, STATE OF NEW JERSEY AMENDING CHAPTER 139, ENTITLED “VEHICLES AND TRAFFIC,” OF THE BOROUGH CODE TO ESTABLISH “EMERGENCY VEHICLE” PARKING SPACES ON A PORTION OF MAIN STREET

WHEREAS, the Borough Engineer and Chief of Police of the Chatham Borough Police Department have recommended that the Borough regulate a parking space along a portion of Main Street for the purpose of “Emergency Vehicle Parking Only”.

WHEREAS, based upon the Chief’s recommendation, the Mayor and Borough Council have determined that it is in the best interest and general welfare of the Borough and its residents to regulate a parking space along Main Street.

BE IT ORDAINED, by the Mayor and Council of the Borough of Chatham, County of Morris, and State of New Jersey as follows:

Section 1. Chapter 139 of the Code of the Borough of Chatham, Section §139-7, thereof, entitled “Parking prohibited at all times”, is hereby amended to add the following:

§ 139-23 Schedule I: No Parking

In accordance with the provisions of 139-7, no person shall park a vehicle at any time in a designated space marked as “Emergency Vehicles Only”:

[Add New]

Name of Street	Side	Location
Main Street	South	From the Westerly curb line of S. Passaic Avenue to a point 50 feet West thereof

Section 2. All other provisions of Chapter 139 not amended or supplemented herein remain in full force and effect.

Section 3. If any section, paragraph, subsection, clause, or provision of this Ordinance shall be adjudged by the courts to be invalid, such adjudication shall apply only to the section, paragraph, subsection, clause, or provisions so adjudicated, and the remainder of the Ordinance shall be deemed valid and effective.

Section 4. Any ordinances or parts thereof in conflict with the provisions of this Ordinance are repealed to the extent of such conflict.

Section 5. This Ordinance shall take effect upon passage and publication in accordance with applicable law.

Introduced: November 22, 2021



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

ORDINANCE # 21-21

ORDINANCE ADOPTING AN AMENDMENT TO THE REDEVELOPMENT PLAN FOR POST OFFICE PLAZA REDEVELOPMENT AREA BLOCK 121, LOTS 10 THROUGH 13 AND 17 BLOCK 122, LOTS 1, 2 AND 12 THROUGH 18 BOROUGH OF CHATHAM, NEW JERSEY

WHEREAS, the Mayor and Council by Resolution Number 17-288, dated September 25, 2017 requested that the Planning Board of the Borough of Chatham (the “Board”) undertake a preliminary investigation to determine whether the study area identified in the Resolution is in need of redevelopment pursuant to N.J.S.A. 40A:12A-6; and

WHEREAS, on January 17, 2018, the Planning Board, having accepted the findings of the “Preliminary Investigation of Post Office Plaza, Chatham, New Jersey” report (the “Redevelopment Investigation Report”) and having conducted a hearing thereon, adopted a Memorializing Resolution accepting the findings of the Redevelopment Investigation Report concluding that Block 121, Lots 11 and 17 and Block 122, Lots 13 through 18 (Bowers Lane), Block 121, Lots 10, 12 and 13 (South Passaic Avenue) and Block 122, Lots 1 and 2 (Main Street) (but not including Block 121, Lot 14) (collectively, “Post Office Plaza Redevelopment Area”), met the criteria for designation as a non-condemnation area in need of redevelopment under the Local Redevelopment and Housing Law, N.J.S.A.40A:12A-1, et seq. (the “Redevelopment Law”) and recommended that the Mayor and Council designate the Post Office Plaza Redevelopment Area as a non-condemnation Redevelopment Area in need of redevelopment pursuant to the Redevelopment Law; and

WHEREAS, on February 12, 2018, the Council adopted Resolution #18-101 designating the Post Office Plaza Redevelopment Area as a non-condemnation Redevelopment Area; and

WHEREAS, the Council and Board had directed the Borough’s Planning consultant, Topology NJ, LLC (“Topology”), to prepare a Redevelopment Plan for the Post Office Plaza Redevelopment Area; and

WHEREAS, Topology prepared a draft Redevelopment Plan for the Post Office Redevelopment Area; and

WHEREAS, the draft Redevelopment Plan prepared by Topology was presented by Topology at a joint public meeting of the Council and Board on March 20, 2019; and

WHEREAS, the Council adopted a final Redevelopment Plan for the Post Office Plaza Redevelopment Area entitled, “Post Office Plaza Redevelopment Plan” dated April 9, 2019 (the “Plan”); and

WHEREAS, the Council entered into a First Amendment of the November 7, 2016 Settlement Agreement with Fair Share Housing Center on June 14, 2021 which required revisions to

the Borough's affordable housing ordinances to address its combined Third Round and Prior Round unmet need of 320 affordable units which included an amendment to the Post Office Plaza Redevelopment Plan dated April 9, 2019 to create an opportunity for a minimum of 15 affordable family non-age-restricted rental units as part of an inclusionary development;

WHEREAS, the provisions of the local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq. sets forth procedures for adopting Redevelopment Plans; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-7e the Council refers the Plan Amendment, copy of which is attached hereto as Exhibit A, to the Board for a report as to which provisions of the Amendment to the Plan, if any, may be inconsistent with the Master Plan of the Borough of Chatham and any other recommendations the Board may have; and

WHEREAS, the Council has scheduled this Ordinance for a hearing on adoption for December 13, 2021; and

NOW THEREFORE, BE IT RESOLVED, by the Council of the Borough of Chatham that the **Amendment to the Post Office Plaza Redevelopment Plan Ordinance** is hereby introduced.

Introduced: November 22, 2021

Adopted:



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

EXHIBIT A

ORDINANCE # 21-XX

AN ORDINANCE TO AMEND THE CODE OF THE BOROUGH OF CHATHAM BY AMENDING THE POST OFFICE PLAZA REDEVELOPMENT ORDINANCE AND PLAN, AMENDING THE REQUIREMENTS FOR MULTI-FAMILY HOUSING.

PURPOSE

The purpose of this Ordinance is to replace regulations and standards governing the development of multi-family housing. The ordinance is designed to regulate said multi-family housing developments in a manner consistent with the Fair Housing Act, N.J.S.A. 52:27D-301, et. seq. (“FHA”), Uniform Housing Affordability Controls, N.J.A.C. 5:80-26.1 et seq. (“UHAC”), and New Jersey Council on Affordable Housing (COAH) Prior Round regulations, N.J.A.C. 5:93-1 et seq.

BE IT ORDAINED by the Mayor and Council of the Borough of Chatham, in the County of Morris, that it does hereby supplement and amend the Post Office Plaza Redevelopment Plan of the Borough of Chatham as follows:

Section 1. Section 4.4.1, Permitted uses, as follows:

A. Inclusionary multi-family dwelling ~~Residential Dwelling Units~~ (maximum): 40 units per acre provided:

- i. The minimum affordable housing set-aside of fifteen (15) family non-age restricted rental units is met;
- ii. All affordable housing units produced comply with the Borough’s Affordable Housing Ordinance.

Section 2. This ordinance shall take effect immediately upon final passage and publication according to law and filing with the Morris County Planning Board.

Section 3. If any section, subsection, clause, or phrase of this ordinance is held to be unconstitutional or invalid for any reason, such decision shall not affect the remaining portions of this ordinance.

Section 4. All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistency.

Introduced: _____.

Passed and Approved: _____.



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

ORDINANCE #21-22

ORDINANCE ADOPTING THE GATEWAY AFFORDABLE HOUSING OVERLAY 1 ZONING DISTRICT AS AN AMENDMENT TO THE LAND DEVELOPMENT REGULATIONS BOROUGH OF CHATHAM, NEW JERSEY

WHEREAS, the Council entered into a First Amendment of the November 7, 2016 Settlement Agreement (Agreement) with Fair Share Housing Center on June 14, 2021; and

WHEREAS, the Agreement required revisions to the Borough's affordable housing ordinances to address its combined Third Round and Prior Round unmet need of 320 affordable units; and

WHEREAS, the Agreement specifically requires the adoption of overlay zoning to allow, as a permitted use, multifamily non-age-restricted residential development of 35 units per Acre with a 15% affordable housing set-aside for rental development and 20% affordable housing set-aside for for-sale development.

WHEREAS, the Municipal Land Use Law, N.J.S.A. 40:49-2 , et seq. sets forth procedures for adopting zoning and land development ordinance; and

WHEREAS, pursuant to N.J.S.A. 40: 55D-26, the Council has referred the Ordinance, a copy of which is attached hereto as Exhibit A, and the Plan to the Planning Board of the Borough of Chatham (the "Board") for a report as to which provisions of the Ordinance, if any, may be inconsistent with the Master Plan of the Borough of Chatham and any other recommendations the Board may have; and

WHEREAS, the Council has scheduled this Ordinance for a hearing on adoption for December 13, 2021.

NOW THEREFORE, BE IT RESOLVED, by the Council of the Borough of Chatham that the **Gateway Affordable Housing Overlay 1 zoning district** is hereby introduced.

Introduced: November 22, 2021

Adopted:



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

EXHIBIT A

ORDINANCE # 21-XX

AN ORDINANCE OF THE BOROUGH OF CHATHAM TO AMEND CHAPTER 165 “LAND DEVELOPMENT REGULATIONS”, TO CREATE THE GATEWAY AFFORDABLE HOUSING OVERLAY 1 DISTRICT – (GAHO-1)

BE IT ORDAINED, by the Mayor and Council of the Borough of Chatham, in the County of Morris and State of New Jersey that Chapter 165 (Land Development Regulations) of the Code of the Borough of Chatham is hereby amended or supplemented as follows:

PURPOSE

The purpose of this Ordinance is to Amend *Chapter 165* of the *Land Development Regulations* to add Section 165-35 Gateway Affordable Housing Overlay 1 District (GAHO-1) as an additional overlay district.

In any instance in which these regulations and standards do not address a particular land development control, or when specific reference to the Land Development Ordinance is made, the standards of the Land Development Regulations shall apply:

SECTION 1

That Chapter 165, Development Regulations, Section 165-35 Gateway Affordable Housing Overlay 1 District (GAHO-1) shall be added as follows:

165-35 Gateway Affordable Housing Overlay 1 District (GAHO-1)

- a. Purpose: The Borough adopts this ordinance to advance the following objectives:
 1. To find ways for a developed community to balance “legitimate zoning and planning objectives” with the need and constitutional obligation to provide affordable housing.
 2. To attempt to channel affordable housing in the areas of the Borough that are best suited to accommodate affordable housing.
 3. To address its affordable housing unmet need obligation, the Borough shall implement a Gateway Overlay Ordinance that creates an opportunity for housing in the Borough that is affordable to very low, low- and moderate-income households. This Ordinance establishes the Gateway Affordable Housing Overlay 1 District (GAHO-1) Zone, and permits the creation of multi-family housing within the GAHO-1 provided that such housing complies

with a required inclusionary set-aside requirement and with the requirements of this ordinance.

- b. Location. The Gateway Affordable Housing Overlay 1 District (GAHO-1) is applicable to Blocks/Lots in the M-3 Zoning District as follows:

Block	Lot(s)
135	1, 2, 3, 4, 5, 6, 7, 8
136	1, 2, 3, 4, 5, 6
137	1, 2, 3, 4, 5
138	1, 2, 3, 4, 5, 6, 7
139	1, 2, 3, 4, 5, 6, 7
140	1, 2, 3, 4, 5, 6, 7.01, 7.02, 8, 9, 10, 17

- c. Permitted uses. The following uses shall be permitted in the Gateway Affordable Housing Overlay 1 District (GAHO-1):

1. Mixed Use Development including inclusionary multi-family residential units provided:
 - i. The minimum affordable housing set-aside is met;
 - ii. All affordable housing units produced comply with the Borough's Affordable Housing Ordinance.
 - iii. Uses permitted to be mixed with multi-family residential units may include the following:
 - a) Art Galleries
 - b) Artisan Workshop
 - c) Brewery
 - d) Brewpub
 - e) Business Services
 - f) Child Care Centers
 - g) Community Center
 - h) Convenience Store
 - i) Financial Institutions, Including Banks
 - j) Indoor Commercial Recreation/Fitness Club
 - k) Live/Work Lofts
 - l) Museum
 - m) Office
 - n) Personal Services
 - o) Public Open Space
 - p) Public Purpose Use
 - q) Recreational Instruction
 - r) Restaurants
 - s) Retail Services
 - t) Retail Trade
 - u) Theater
2. Inclusionary multi-family dwellings provided:
 - i. The minimum affordable housing set-aside is met;
 - ii. All affordable housing units produced comply with the Borough's Affordable Housing Ordinance.

d. Accessory Uses Permitted. The following accessory uses and structures shall be permitted in the GAHO-1 District provided they are located on the same premises as the principal use or structure to which they are accessory and are located in the rear yard:

1. Accessory uses on the same lot with and customarily incidental to, any of the above permitted uses.
2. Surface parking area and garages.
3. Outdoor drinking and eating establishments.
4. Roof deck.

e. Development Standards

1. Minimum lot area: 15,000 square feet (may be met by multiple contiguous parcels)
2. Maximum density: 35 du/acre
3. Minimum front yard setback: 10 feet
4. Maximum front yard setback: 20 feet
5. Minimum side yard setback: 10 feet
6. Minimum rear yard setback: 15 feet
7. Maximum height: 54 feet
8. Maximum stories: 4 stories
9. Maximum impervious coverage: 85%
10. Maximum building coverage: 75%
11. Front-loaded townhouses are prohibited.
12. Building Design.
 - i. The third story is setback a minimum of 10 feet from any façade facing a public right-of-way or is adjacent to a single-family residence of the building.
 - ii. Rooftop appurtenances including architectural features such as spires, cupolas, domes, and belfries, are permitted to exceed the listed maximum height, as long as they are uninhabited, their highest points are no more than 15 feet above the maximum overall height of the building, and as long as the total area enclosed by the outer edges of the appurtenances, measured at the maximum overall height of the building, does not exceed 15 percent of the total horizontal roof area of the building.

- iii. Stairs and elevator penthouses that project above the maximum overall height of the building shall count toward the 15 percent allowance. Equipment screens which project above the maximum overall height of the building shall also count toward the above 15 percent allowance.
- iv. Mechanical equipment shall be set back from all building facades by at least 10 feet and screened.
- v. Parapet walls are permitted up to five feet in height, as measured from the maximum height limit, or finished level of roof. A guardrail with a surface of at least 70 percent open or with opacity of not more than 30 percent (as viewed in elevation) shall be permitted above a parapet wall or within two feet of a parapet wall, provided that such guardrail is not more than four feet in height. Such restriction on guardrail height shall not apply when located beyond two feet from a parapet wall, in which case the guardrail shall be exempt from parapet height requirements.

13. Affordable Housing.

- a. All developments with a residential component will deliver an on-site affordable housing set-aside of fifteen percent (15%) for rental units and twenty percent (20%) for for-sale units.
- b. All affordable units created shall fully comply with the Uniform Housing Affordability Controls, N.J.A.C. 5:80-26.1, et seq. (“UHAC”), including but not limited to the required bedroom and income distribution, with the sole exception that thirteen percent (13%) of the affordable units within each bedroom distribution shall be required to be restricted for very-low-income households earning thirty percent (30%) or less of the median income pursuant to the Fair Housing Act, N.J.S.A. 52:27D-301, et seq. (“FHA”).
- c. In the event the number of affordable housing units to be provided includes a fraction, the number shall be rounded up if the fractional amount is 0.5 or greater and rounded down if the fractional amount is less than 0.5. The developer shall either provide the affordable unit or provide a payment in lieu of constructing affordable units for the fraction of a unit less than 0.5. The payment in lieu shall be based on the amounts established in Chapter 69-4(D) of the Borough’s Code.
- d. At least fifty percent (50%) of the affordable units within each bedroom distribution shall be affordable to low-income households, inclusive of the at least thirteen percent (13%) of units affordable to very-low-income households.
- e. The very-low-income affordable units shall be proportionately distributed within each bedroom distribution. In a family non-age-restricted development, at no time shall the number of one-bedroom very-low-income units exceed the number of three-bedroom very-low-income units.
- f. Affordable units shall be integrated with the market-rate units, and the affordable units shall not be concentrated in separate building(s) or in separate area(s) or floor(s) from the market-rate units. In buildings with multiple dwelling units, this shall mean

that the affordable units shall be generally distributed within each building with market-rate units. The affordable units shall also be of the same type as the market-rate units (e.g., if the market-rate units are non-age-restricted family units, the affordable units shall be non-age-restricted family units as well). The residents of the affordable units shall have full and equal access to all of the entryways, amenities, common areas, and recreation areas and facilities as the residents of the market-rate units.

- g. Affordable units shall be subject to affordability controls of at least thirty (30) years from the date of initial occupancy and affordable deed restrictions as otherwise provided for by UHAC, with the sole exception that very low income shall be defined as at or below thirty percent (30%) of median income pursuant to the Fair Housing Act, and the affordability controls shall remain unless and until the municipality, in its sole discretion, takes action to extend or release the unit from such controls after at least thirty (30) years.
- h. Construction of the affordable and market units shall be phased in compliance with N.J.A.C. 5:93-5.6(d).
- i. Affordable units shall be affirmatively marketed in accordance with UHAC, the Borough's affirmative marketing plan, and applicable law. The affirmative marketing shall include posting of all affordable units on the New Jersey Housing Resource Center website in accordance with applicable law.

SECTION 2

All Ordinances or parts of Ordinances inconsistent with this Ordinance if held to be unconstitutional or invalid for any reason, such decision shall not affect the remaining portions of this Ordinance.

SECTION 3

The Borough Clerk is hereby directed, upon adopt of the Ordinance after public hearing thereon, to publish notice of the passage thereof and to file a copy of this Ordinance as finally adopted with the Morris County Planning Board as required by N.J.S.40:55D-16. The Clerk shall also forthwith transmit a copy of this Ordinance after final passage to the Borough Tax Assessor as required by N.J.S.40:49-2.1.

SECTION 4

This Ordinance shall take effect immediately upon final passage and publication according to law and filing with the Morris County Planning Board.

Introduced: _____

Passed and Approved: _____

I hereby approve of the
passing of this ordinance.

Mayor

Attest:

Municipal Clerk



Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

ORDINANCE #21-23

ORDINANCE ADOPTING THE GATEWAY AFFORDABLE HOUSING OVERLAY 2 ZONING DISTRICT AS AN AMENDMENT TO THE LAND DEVELOPMENT REGULATIONS BOROUGH OF CHATHAM, NEW JERSEY

WHEREAS, the Council entered into a First Amendment of the November 7, 2016, Settlement Agreement (Agreement) with Fair Share Housing Center on June 14, 2021; and

WHEREAS, the Agreement required revisions to the Borough's affordable housing ordinances to address its combined Third Round and Prior Round unmet need of 320 affordable units; and

WHEREAS, the Agreement specifically requires the adoption of overlay zoning to allow, as a permitted use, multifamily non-age-restricted residential development of 18 units per Acre with a 15% affordable housing set-aside for rental development and 20% affordable housing set-aside for for-sale development.

WHEREAS, the Municipal Land Use Law, N.J.S.A. 40:49-2, et seq. sets forth procedures for adopting zoning and land development ordinance; and

WHEREAS, pursuant to N.J.S.A 40:55D-26, the Council has referred the Ordinance, a copy of which is attached hereto as Exhibit A, and the Plan to the Planning Board of the Borough of Chatham (the "Board") for a report as to which provisions of the Ordinance, if any, may be inconsistent with the Master Plan of the Borough of Chatham and any other recommendations the Board may have; and

WHEREAS, the Council has scheduled this Ordinance for a hearing on adoption for December 13, 2021.

NOW THEREFORE, BE IT RESOLVED by the Council of the Borough of Chatham that the **Gateway Affordable Housing Overlay 2 zoning district** is hereby introduced.

Introduced: November 22, 2021

Adopted:



Incorporated 1897

Borough of Chatham

BOROUGH HALL

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EXHIBIT A

ORDINANCE # 21-XX

AN ORDINANCE OF THE BOROUGH OF CHATHAM TO AMEND CHAPTER 165 “LAND DEVELOPMENT REGULATIONS”, TO CREATE THE GATEWAY AFFORDABLE HOUSING OVERLAY21 DISTRICT – (GAHO-2)

BE IT ORDAINED, by the Mayor and Council of the Borough of Chatham, in the County of Morris and State of New Jersey that Chapter 165 (Land Development Regulations) of the Code of the Borough of Chatham is hereby amended or supplemented as follows:

PURPOSE

The purpose of this Ordinance is to Amend *Chapter 165* of the *Land Development Regulations* to add Section 165-35.1 Gateway Affordable Housing Overlay 2 District (GAHO-2) as an additional overlay district.

In any instance in which these regulations and standards do not address a particular land development control, or when specific reference to the Land Development Ordinance is made, the standards of the Land Development Regulations shall apply:

SECTION 1

That Chapter 165, Development Regulations, Section 165-35.1 Gateway Affordable Housing Overlay 2 District (GAHO-2) shall be added as follows:

165-35 Gateway Affordable Housing Overlay 2 District (GAHO-2)

- a. Purpose: The Borough adopts this ordinance to advance the following objectives:
 1. To find ways for a developed community to balance “legitimate zoning and planning objectives” with the need and constitutional obligation to provide affordable housing.
 2. To attempt to channel affordable housing in the areas of the Borough that are best suited to accommodate affordable housing.
 3. To address its affordable housing unmet need obligation, the Borough shall implement a Gateway Overlay Ordinance that creates an opportunity for housing in the Borough that is affordable to very low, low- and moderate-income households. This Ordinance establishes the Gateway Affordable Housing Overlay 1 District (GAHO-1) Zone, and permits the creation of multi-family housing within the GAHO-1 provided that such housing complies

with a required inclusionary set-aside requirement and with the requirements of this ordinance.

- b. Location. The Gateway Affordable Housing Overlay 2 District (GAHO-2) is applicable to Blocks/Lots in the M-3 Zoning District as follows:

Block	Lot(s)
140	11, 12, 12.01, 13, 14, 15, 16

- c. Permitted uses. The following uses shall be permitted in the Gateway Affordable Housing Overlay 2 District (GAHO-2):

1. Mixed Use Development including inclusionary multi-family residential units provided:
 - i. The minimum affordable housing set-aside is met;
 - ii. All affordable housing units produced comply with the Borough's Affordable Housing Ordinance.
 - iii. Uses permitted to be mixed with multi-family residential units may include the following:
 - a) Art Galleries
 - b) Artisan Workshop
 - c) Brewery
 - d) Brewpub
 - e) Business Services
 - f) Child Care Centers
 - g) Community Center
 - h) Convenience Store
 - i) Financial Institutions, Including Banks
 - j) Indoor Commercial Recreation/Fitness Club
 - k) Live/Work Lofts
 - l) Museum
 - m) Office
 - n) Personal Services
 - o) Public Open Space
 - p) Public Purpose Use
 - q) Recreational Instruction
 - r) Restaurants
 - s) Retail Services
 - t) Retail Trade
 - u) Theater
2. Inclusionary multi-family dwellings provided:
 - i. The minimum affordable housing set-aside is met;
 - ii. All affordable housing units produced comply with the Borough's Affordable Housing Ordinance.

- d. Accessory Uses Permitted. The following accessory uses and structures shall be permitted in the GAHO-2 District provided they are located on the same premises as the principal use or structure to which they are accessory and are located in the rear yard:

1. Accessory uses on the same lot with and customarily incidental to, any of the above permitted uses.
2. Surface parking area and garages.
3. Outdoor drinking and eating establishments.
4. Roof deck.

e. Development Standards

1. Minimum lot area: 15,000 square feet (may be met by multiple contiguous parcels)
2. Maximum density: 18 du/acre
3. Minimum front yard setback: 10 feet
4. Maximum front yard setback: 20 feet
5. Minimum side yard setback: 10 feet
6. Minimum rear yard setback: 15 feet
7. Maximum height: 54 feet
8. Maximum stories: 4 stories
9. Maximum impervious coverage: 85%
10. Maximum building coverage: 75%
11. Front-loaded townhouses are prohibited.
12. Building Design.
 - i. The third story is setback a minimum of 10 feet from any façade facing a public right-of-way or is adjacent to a single-family residence of the building.
 - ii. Rooftop appurtenances including architectural features such as spires, cupolas, domes, and belfries, are permitted to exceed the listed maximum height, as long as they are uninhabited, their highest points are no more than 15 feet above the maximum overall height of the building, and as long as the total area enclosed by the outer edges of the appurtenances, measured at the maximum overall height of the building, does not exceed 15 percent of the total horizontal roof area of the building.
 - iii. Stairs and elevator penthouses that project above the maximum overall height of the building shall count toward the 15 percent allowance. Equipment screens which project above the maximum overall height of the building shall also count toward the above 15 percent allowance.

- iv. Mechanical equipment shall be set back from all building facades by at least 10 feet and screened.
- v. Parapet walls are permitted up to five feet in height, as measured from the maximum height limit, or finished level of roof. A guardrail with a surface of at least 70 percent open or with opacity of not more than 30 percent (as viewed in elevation) shall be permitted above a parapet wall or within two feet of a parapet wall, provided that such guardrail is not more than four feet in height. Such restriction on guardrail height shall not apply when located beyond two feet from a parapet wall, in which case the guardrail shall be exempt from parapet height requirements.

13. Affordable Housing.

- a. All developments with a residential component will deliver an on-site affordable housing set-aside of fifteen percent (15%) for rental units and twenty percent (20%) for for-sale units.
- b. All affordable units created shall fully comply with the Uniform Housing Affordability Controls, N.J.A.C. 5:80-26.1, et seq. (“UHAC”), including but not limited to the required bedroom and income distribution, with the sole exception that thirteen percent (13%) of the affordable units within each bedroom distribution shall be required to be restricted for very-low-income households earning thirty percent (30%) or less of the median income pursuant to the Fair Housing Act, N.J.S.A. 52:27D-301, et seq. (“FHA”).
- c. In the event the number of affordable housing units to be provided includes a fraction, the number shall be rounded up if the fractional amount is 0.5 or greater and rounded down if the fractional amount is less than 0.5. The developer shall either provide the affordable unit or provide a payment in lieu of constructing affordable units for the fraction of a unit less than 0.5. The payment in lieu shall be based on the amounts established in Chapter 69-4(D) of the Borough’s Code.
- d. At least fifty percent (50%) of the affordable units within each bedroom distribution shall be affordable to low-income households, inclusive of the at least thirteen percent (13%) of units affordable to very-low-income households.
- e. The very-low-income affordable units shall be proportionately distributed within each bedroom distribution. In a family non-age-restricted development, at no time shall the number of one-bedroom very-low-income units exceed the number of three-bedroom very-low-income units.
- f. Affordable units shall be integrated with the market-rate units, and the affordable units shall not be concentrated in separate building(s) or in separate area(s) or floor(s) from the market-rate units. In buildings with multiple dwelling units, this shall mean that the affordable units shall be generally distributed within each building with market-rate units. The affordable units shall also be of the same type as the market-rate units (e.g., if the market-rate units are non-age-restricted family units, the

affordable units shall be non-age-restricted family units as well). The residents of the affordable units shall have full and equal access to all of the entryways, amenities, common areas, and recreation areas and facilities as the residents of the market-rate units.

- g. Affordable units shall be subject to affordability controls of at least thirty (30) years from the date of initial occupancy and affordable deed restrictions as otherwise provided for by UHAC, with the sole exception that very low income shall be defined as at or below thirty percent (30%) of median income pursuant to the Fair Housing Act, and the affordability controls shall remain unless and until the municipality, in its sole discretion, takes action to extend or release the unit from such controls after at least thirty (30) years.
- h. Construction of the affordable and market units shall be phased in compliance with N.J.A.C. 5:93-5.6(d).
- i. Affordable units shall be affirmatively marketed in accordance with UHAC, the Borough's affirmative marketing plan, and applicable law. The affirmative marketing shall include posting of all affordable units on the New Jersey Housing Resource Center website in accordance with applicable law.

SECTION 2

All Ordinances or parts of Ordinances inconsistent with this Ordinance if held to be unconstitutional or invalid for any reason, such decision shall not affect the remaining portions of this Ordinance.

SECTION 3

The Borough Clerk is hereby directed, upon adopt of the Ordinance after public hearing thereon, to publish notice of the passage thereof and to file a copy of this Ordinance as finally adopted with the Morris County Planning Board as required by N.J.S.40:55D-16. The Clerk shall also forthwith transmit a copy of this Ordinance after final passage to the Borough Tax Assessor as required by N.J.S.40:49-2.1.

SECTION 4

This Ordinance shall take effect immediately upon final passage and publication according to law and filing with the Morris County Planning Board.

Introduced: _____

Passed and Approved: _____

I hereby approve of the
passing of this ordinance.

Mayor

Attest:

Municipal Clerk



Incorporated 1897

Borough of Chatham

BOROUGH HALL

54 FAIRMOUNT AVENUE • CHATHAM • NEW JERSEY 07928

RESOLUTION #21- 379

RESOLUTION TO ADJOURN INTO CLOSED SESSION

BE IT RESOLVED, by the Borough Council of the Borough of Chatham that it shall adjourn into closed session to discuss the following subject matter(s) without the presence of the public in accordance with the provisions of R.S. 10:4-12b:

Personnel Matters:

- Chatham Police Department - Stephen Williams and Chief Gibbons
- Borough Personnel - Stephen Williams

BE IT FURTHER RESOLVED, the matter(s) discussed will be made known to the public at such time as appropriate action is taken on said matter(s), and when disclosure will not result in unwarranted invasion of individual privacy or prejudice to the best interests of the Borough of Chatham, provided such disclosures will not violate Federal, State or local statutes and does not fall within the attorney-client privilege. The Borough Council will not return to public session after this closed session.

Adopted: November 22, 2021

Attest:

BOROUGH OF CHATHAM

Tamar Lawful
Borough Clerk

Thaddeus J. Kobylarz
Mayor

CERTIFICATION

I, Tamar Lawful, Borough Clerk for the Borough of Chatham, County of Morris, State of New Jersey, do hereby certify this is a true and correct copy of the resolution adopted by the Borough Council at its Regular Meeting held on November 22, 2021.

Tamar Lawful, Borough Clerk